JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Meeting Documents

Meeting Date
January 29, 2021

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

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

Request for ADA accommodations should be made at least three business days before the meeting and directed to: JCCAccessCoordinator@jud.ca.gov

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

NOTICE AND AGENDA OF OPEN MEETING WITH CLOSED SESSION

Open to the Public Unless Indicated as Closed (Cal. Rules of Court, rule 10.75(c), (d), and (e)(1))

THIS MEETING IS BEING CONDUCTED BY ELECTRONIC MEANS

OPEN PORTION OF THIS MEETING IS BEING RECORDED

Date:	January 29, 2021
Time:	10:00 – 3:30
Public Call-In Number:	1-877-820-7831; passcode 4502468 (Listen Only)

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

Members of the public seeking to make an audio recording of the open meeting portion of the meeting must submit a written request at least two business days before the meeting. Requests can be e-mailed to tcfmac@jud.ca.gov.

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

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

Call to Order and Roll Call

Approval of Minutes (Action Required)

Approve minutes of the December 7, 2020 Trial Court Facility Modification Advisory Committee meeting.

II. PUBLIC COMMENT (CAL. RULES OF COURT, RULE 10.75(K)(1))

This meeting will be conducted by electronic means with a listen only conference line available for the public. As such, public may submit comments for this meeting only in writing. 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 can be submitted up to one complete business day before the meeting. For this specific meeting, comments should be e-mailed to tcfmac@jud.ca.gov. Only written comments received by 4:00 PM on January 28, 2021 will be provided to advisory body members prior to the start of the meeting.

III. ACTION ITEMS (ITEMS 1–9)

Item 1

Facility Modification Program Budget Actions (Action Required)

Receive update on the status of the Facility Modification program budget and approve the reallocation of:

1) $783,288 from Facility Modifications Less than $2K to Firm Fixed Price; and
2) $4,000,000 from Priority 2 Facility Modifications Over $100K funding to Priority 1 Emergency Facility Modifications funding.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Item 2

List A – Emergency Facility Modification Funding (Priority 1) (Action Required)

Approve 98 projects for a total of $2,112,804 to be paid from Facility Modification program funds previously encumbered for Priority 1.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Item 3

List C – Cost Increases Over $50K (Action Required)

Approve cost increases of over $50K for 5 facility modification projects, for a total cost increase to the Facility Modification program budget of $1,130,724.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Item 4

Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts (Action Required)

Approve the *Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts*.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Item 5

2021 Draft Trial Court Facility Modification Advisory Committee Annual Agenda (Action Required)

Approve the 2021 draft *Trial Court Facility Modification Advisory Committee Annual Agenda*.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Item 6

Q1/Q2 Trial Court Facility Modification Reports for Fiscal Year 2020-21 (Action Required)

Approve draft Fiscal Year 2020-21 TCFMAC quarterly reports for Q1 and Q2, to be submitted to the Judicial Council as an Information-Only item.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Item 7

Extension of Deadline for $5M Social Distancing Funds Reimbursement (Action Required)

1) Approve the extension of the deadline from December 11, 2020 to February 16, 2021 for trial courts to submit requests for reimbursement for qualifying COVID-19 pandemic-related expenses to be paid for from the $5M in Maintenance Budget funds (CFTF 3066) made available by the committee in June 2020.
2) Receive status update on fund disbursements to date.

Presenters: Ms. Pella McCormick, Acting Director, Facilities Services
Ms. Mimi Morris, Principal Manager, Facilities Services

Item 8

Fiscal Year 2022-23 Budget Change Proposals (Action Required)

Approve FY 2022-23 Budget Change Proposals for consideration by the Judicial Council.

Presenter: Ms. Mimi Morris, Principal Manager, Facilities Services

Item 9

Riverside Southwest Justice Center Energy Efficiency Project (Action Required)

The Riverside Southwest Justice Center energy efficiency project for an LED interior and exterior lighting upgrade for the whole building (FM-0061175) has been on hold since May 2019, when the TCFMAC approved it, pending receipt of the County's shared cost approval letter. The total project cost approved was $456,980. The revised cost for the whole building is $530,000 and the cost for the court exclusive area is $428,000.

Staff requests approval to reduce the project scope to court-exclusive areas only and proceed with the project.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

IV. DISCUSSION ITEMS (NO ACTION REQUIRED)

Discussion Item 1

FY 2019-20 Annual Report to Legislature of Court Facilities Trust Fund (CFTF) Expenditures

Review the FY 2019-20 Annual Report to the Legislature of the CFTF.

Presenter: Ms. Lisa Crownover, Senior Budget Analyst, Budget Services

Discussion Item 2

Court Facilities Trust Fund (CFTF) Fund Status
Update on the status of the Court Facilities Trust Fund.

Presenter: Mr. Jason Haas, Senior Budget Analyst, Budget Services

Discussion Item 3

List E – Court-Funded Requests (CFRs)
CFR projects approved by the Facilities Services Deputy Director since the last meeting and CFR projects cancelled.

Presenter: Ms. Pella McCormick, Acting Director, Facilities Services

Discussion Item 4

List F – Funded Facility Modifications on Hold
Standard list of previously funded facility modification projects on hold.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Discussion Item 5

Lease / License Expense and Revenue Forecast
Report on Judicial Council lease and license expenses and revenues.

Presenter: Ms. Mary Bustamante, Manager, Facilities Services

Discussion Item 6

Director's Report
Director's Report.

Presenter: Ms. Pella McCormick, Acting Director, Facilities Services

V. INFORMATION ONLY ITEMS (NO ACTION REQUIRED)

Information Item 1

Governor's Budget
Update on the Governor's Budget.

Presenters: Ms. Pella McCormick, Acting Director, Facilities Services
Mr. Jagan Singh, Principal Manager, Facilities Services

Information Item 2

DMF-2 Projects Update
Update on the status of DMF-2 projects.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Information Item 3

DMF-3 Projects Update
Update on the status of DMF-3 projects.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Information Item 4

Architectural Revolving Fund Projects Update
Update on the status of facility modification projects in the Architectural Revolving Fund.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Information Item 5

List B – Facility Modifications Under $100K (Priority 2)
There are currently 19 Priority 2 FMs under $100K with a Facility Modification Program project cost of $223,208. Due to budget constraints, staff is not recommending any projects for approval.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Information Item 6

List D – Priority 2 Facility Modifications $100K and Over and Priority 3 Facility Modifications
There are currently 24 Priority 2 FMs over $100K with a Facility Modification Program project cost of $17,225,986. Due to budget constraints, staff is not recommending any projects for approval.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

VI. ADJOURNMENT

Adjourn to Closed Session

VII. CLOSED SESSION (CAL. RULES OF COURT, RULE 10.75(D))

Call to Order and Roll Call

Approval of Minutes (Action Required)
Approve closed session minutes of the December 7, 2020 Trial Court Facility Modification Advisory Committee meeting.

Item 1

Closed pursuant to California Rules of Court, Rule 10.75(d)(5)

Security plans or procedures or other matters that if discussed in public would compromise the safety of the public or of judicial branch officers or personnel or the security of judicial branch facilities or equipment, including electronic data.

Security-Related – Emergency Facility Modification Funding - Priority 1 (Closed List A) (Action Required)

Approve 1 security-related project for a total of $2,938 to be paid from the Facility Modification Program budget.

Presenter: Mr. Jagan Singh, Principal Manager, Facilities Services

Adjourn Closed Session

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

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

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

MINUTES OF OPEN SESSION OF MEETING

December 7, 2020
12:00 PM - 1:30 PM
Judicial Council of California – Teleconference

Advisory Body Members Present:	Hon. Donald Cole Byrd, Chair Hon. William F. Highberger, Vice-Chair Hon. Garry G. Haehnle Hon. Jennifer K. Rockwell Mr. W. Samuel Hamrick Jr. Mr. Shawn C. Landry Mr. Jarrod Orr Mr. Darrel E. Parker
Advisory Body Members Absent:	Hon. Brad R. Hill Hon. Patricia M. Lucas Hon. Vanessa W. Vallarta
Staff Present:	The following Judicial Council staff were present: Mr. John Wordlaw, Chief Administrative Officer, Judicial Council Ms. Pella McCormick, Acting Director, Facilities Services Mr. Jagan Singh, Principal Manager, Facilities Services Mr. Jim Peterson, Principal Manager, Facilities Services Ms. Maria Atayde-Scholz, Manager, Facilities Services Mr. Andre Navarro, Manager, Facilities Services Mr. Jack Collins, Manager, Facilities Services Ms. Peggy Symons, Manager, Facilities Services Ms. Karen Baker, Manager, Facilities Services Ms. Mary Bustamante, Manager, Facilities Services Ms. Nanci Connelly, Supervisor, Facilities Services Mr. Paul Fitzgerald, Supervisor, Facilities Services Ms. Donna Jorgensen, Supervisor, Facilities Services Mr. Steve Shelly, Supervisor, Facilities Services Mr. Randy Swan, Supervisor, Facilities Services Mr. Paul Terry, Supervisor, Facilities Services Mr. Patrick Treanor, Supervisor, Facilities Services Mr. Ed Ellestad, Supervisor, Facilities Services Mr. Yassen Roussev, Supervisor, Facilities Services Mr. Robert Stetson, Facilities Management Administrator, Facilities Services Mr. Charley Martel, Supervising Attorney, Legal Services Ms. Kristin Kerr, Attorney, Legal Services Ms. Maggie Stern, Attorney, Legal Services Mr. Jeremey Ehrlich, Attorney, Legal Services Ms. Kate Albertus, Facilities Analyst, Facilities Services Ms. Akilah Robinson, Associate Analyst, Facilities Services
Others Present:	Mr. Todd Spitzer, District Attorney, Orange County Mr. David Yamasaki, Court Executive Officer, Orange County

DRAFT

OPEN SESSION OF MEETING

Call to Order, Opening Remarks, and Roll Call

The chair called the open session of the meeting to order at 12:02 PM, roll was taken, and opening remarks were made.

Approval of Minutes

The advisory committee voted to approve the open session minutes of its meeting held on October 29, 2020. *(Motion: Rockwell; Second: Haehnle)*

PUBLIC WRITTEN COMMENTS

The committee heard comments from District Attorney of Orange County, Todd Spitzer, and the Court Executive Officer of the Superior Court of Orange County, David Yamasaki, regarding a project for the Orange County North Justice Center on List A – Emergency Facility Modification Funding (Priority 1).

OPEN SESSION - ACTION ITEMS (ITEMS 1–5)

Action Item 1 – Facility Modification Program Budget Actions (Action Required)

The committee approved the following Facility Modification Program Budget actions:

1) Place a temporary hold on the following Priority 2 projects:
   a. Projects over $100,000 not already approved by the TCFMAC; and
   b. Projects under $100,000 not already approved by TCFMAC on or before December 7, 2020

2) Reallocate $2.5 million from Planning funds to Priority 1 Emergency Facility Modifications funding; and

3) Add five (5) projects to the DMF-2 List (roofs) and DMF-3 List (fire alarms), including FM-0144915, FM-0143633, and FM-0145082 (DMF-2); and FM-0144340 and FM-0144747 (DMF-3).

(Motion: Highberger; Second: Parker)

Action Item 2 – List A – Emergency Facility Modification Funding (Priority 1)

The committee approved 100 projects for a total of $ 2,974,212 to be paid from Facility Modification program funds previously encumbered for Priority 1 projects. (*Motion: Parker; Second: Haehnle)*

Action Item 3 – List B – Facility Modifications Under $100K (Priority 2)

The committee approved 138 projects for a total of $ 1,626,900 to be paid from Facility Modification program funds previously encumbered for Priority 2 projects Under $100K. *(Motion: Highberger; Second: Rockwell)*

Action Item 4 – List C – Cost Increases Over $50K

The committee approved 3 projects for a total cost increase of $ 434,905 to the Facility Modification program budget. *(Motion: Orr; Second: Highberger)*

Action Item 5 – Sustainability Plan for Trial Court Facilities (Action Required)

The committee approved the Sustainability Plan for Trial Court Facilities. *(Motion: Parker; Second: Highberger)*

OPEN SESSION - DISCUSSION ITEMS (ITEMS 1–1) (NO ACTION REQUIRED)

Discussion Item 1 – Report on Courthouse Closures and Disposition Status

The committee received an update on the status of courthouse closures and dispositions.

OPEN SESSION – INFORMATION-ONLY ITEMS (ITEMS 1-1) (NO ACTION REQUIRED)

Information Item 1 – List D – Priority 2 Facility Modifications $100K and Over and Priority 3 Facility Modifications

The committee received an update on 24 Priority 2 FMs over $100K with a Facility Modification Program project cost of $19,800,974 and staff's recommendation to decline approval of these projects due to budget constraints.

ADJOURNMENT TO CLOSED SESSION AND ADJOURNMENT

There being no further open session business, the open session of the meeting was adjourned at 1:46 PM, and the advisory committee moved to the closed session of the meeting. The closed session of the meeting—which was closed to the public for discussion of security-related items (per Cal. Rules of Court, Rule 10.75(d))—was adjourned at 1:59 PM.

Approved by the advisory body on _____.

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 1 – (Action Required) - Facility Modification Program Budget Actions

Action Requested:

Receive update on the status of the Facility Modification program budget and approve the following actions:

1) $783,288 from Facility Modifications Less than $2K to Firm Fixed Price; and
2) $4,000,000 from Priority 2 Facility Modifications Over $100K funding to Priority 1 Emergency Facility Modifications funding.

Supporting Documentation:

- See Presentation

Action Item 1

Facility Modification Program Budget Overview & Actions

Approve the following actions:

1. **Reallocate $783,288 from FMs Less than $2K to Firm Fixed Price; and**
2. **$4,000,000 from Priority 2 Facility Modifications Over $100K funding to Priority 1 Emergency Facility Modifications funding**

FY 2020 - 2021 ($1,000s)					
Description	Original Budget Amount	Revision to Budget	Revised Budget Amount	Reconciled Expenditure	Funds Available
Statewide FM Planning	$3,000	($2,500)	$500	$500	$0
Priority 1 FMs	$18,000	$6,500	$24,500	$24,500	$0
FMs Less Than $100K	$8,000	$0	$8,000	$8,000	$0
Planned FMs	$3,172	$0	$3,172	$3,172	$0
FM Portion of the O&M Firm Fixed Price Buildlings	$4,375	$783	$5,158	$5,158	$0
FMs Less than $2K	$4,375	($783)	$3,592	$3,592	$0
FMs Over $100K & Cost Increases Over $50K	$24,078	($4,000)	$20,078	$12,134	$7,944
TOTALS:	$65,000	$0	$65,000	$57,056	$7,944

4

4

Judicial Council

Facilities Modifications Budget Update

5

5

Budget Allocations

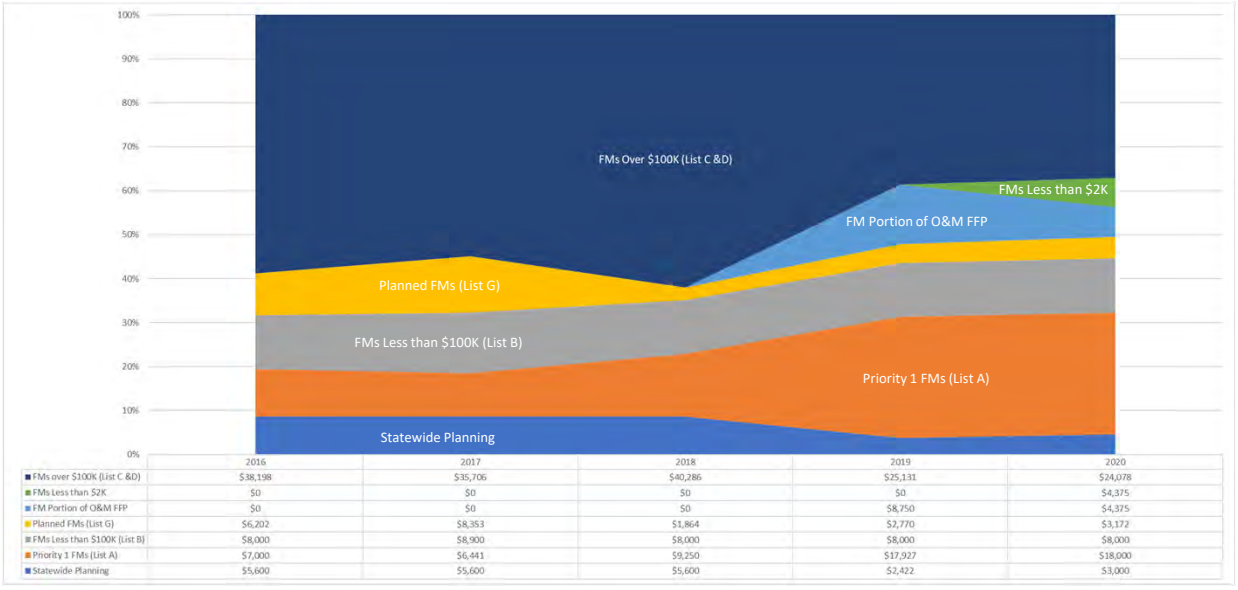
Notes:

1. All numbers in the table below are in thousands
2. Fiscal Year 2020-2021 is the current year

BUDGET CATEGORY	FY 2016-2017	FY 2017-2018	FY 2018-2019	FY 2019-2020	FY 2020-2021
Statewide Planning	$5,600	$5,600	$5,600	$2,422	$3,000
Priority 1 FMs (List A)	$7,000	$6,441	$9,250	$17,927	$18,000
FMs Less than $100K (List B)	$8,000	$8,900	$8,000	$8,000	$8,000
Planned FMs (List G)	$6,200	$8,353	$1,864	$2,770	$3,172
FM portion of O&M FFP	$0	$0	$0	$8,750	$4,375
FMs less than $2K	$0	$0	$0	$0	$4,375
FMs over $100K (List C & D)	$38,198	$35,706	$40,286	$25,131	$24,078
Total	**$65,000**	**$65,000**	**$65,000**	**$65,000**	**$65,000**

6

January 25, 2021



	2016	2017	2018	2019	2020
FMs over $100K (List C &D)	$38,198	$35,706	$40,286	$25,131	$24,078
FMs Less than $2K	$0	$0	$0	$0	$4,375
FM Portion of O&M FFP	$0	$0	$0	$8,750	$4,375
Planned FMs (List G)	$6,202	$8,353	$1,864	$2,770	$3,172
FMs Less than $100K (List B)	$8,000	$8,900	$8,000	$8,000	$8,000
Priority 1 FMs (List A)	$7,000	$6,441	$9,250	$17,927	$18,000
Statewide Planning	$5,600	$5,600	$5,600	$2,422	$3,000

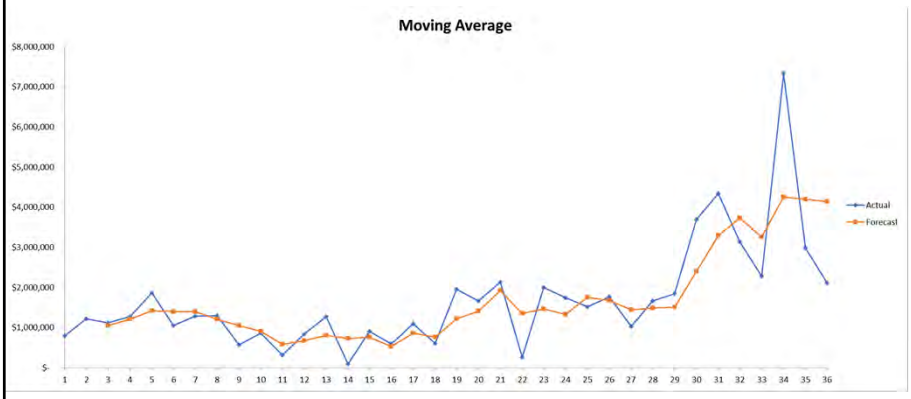
7

Data Analysis Assumptions

- It is assumed that of the $15.9M in FMs greater than $100K deferred, $6M of it will be funded.
- In Projection (without Air Scrubbers), it is assumed that there will no further wildfires for the remaining fiscal year.

8

3-Meeting Moving Average Projection



- Per meeting average = $4.14M
- Total amount needed for 3 meetings = 3 * $4.14M = $12.42M

9

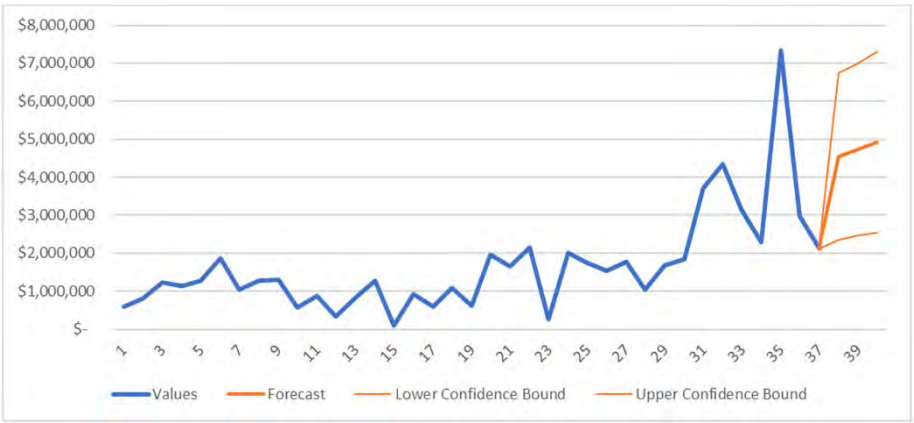
Linear Regression Forecast

Meeting Month	Amount Needed
March 2021	$3,076,298
April 2021	$3,151,189
May 2021	$3,226,079
Total	**$9,453,566**

10

Excel Forecast Projection

Projection	Value
Upper confidence	$21,055,064
Forecast	$14,201,240
Lower confidence	$7,347,415



11

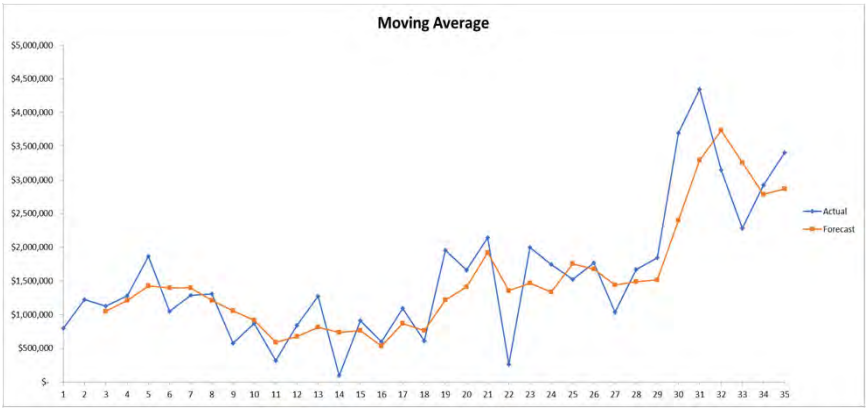
FY 2020-2021 Current Projections

- **Funding shortfall $6.88M**
- **This shortfall assumes that the current critical projects will be deferred in the amount of $1.1M by Trial Court Facility Modification Advisory Committee (TCFMAC). TCFMAC will review this forecast on January 29, 2020.**

FY 2020-2021 Budget	Budget	Encumbered	Unencumbered	Forecast	Encumbered + Forecast
Statewide Planning	$500	$250	$250	$250	$500
Priority 1 FMs (List A)	$24,500	$17,854	$6,646	$12,428	$30,282
FMs Less than $100K (List B)	$8,000	$4,659	$3,341	$3,341	$8,000
Planned FMs (List G)	$3,172	$3,172	$0	$0	$3,172
FM portion of O&M FFP	$5,158	$5,158	$0	$0	$5,158
FMs less than $2K	$3,592	$3,592	$0	$0	$3,592
FMs over $100K (List C & D)	$20,078	$12,134	$7,944	$9,040	$21,174
Total	**$65,000**	**$46,819**	**$18,181**	**$25,060**	**$71,878**
				Delta	**$(6,878)**

12

3-Meeting Moving Average Projection (without Air Scrubbers)



- Per meeting average = $2.6M
- Total amount needed for 3 meetings = 3 * $2.6M = $7.8M

13

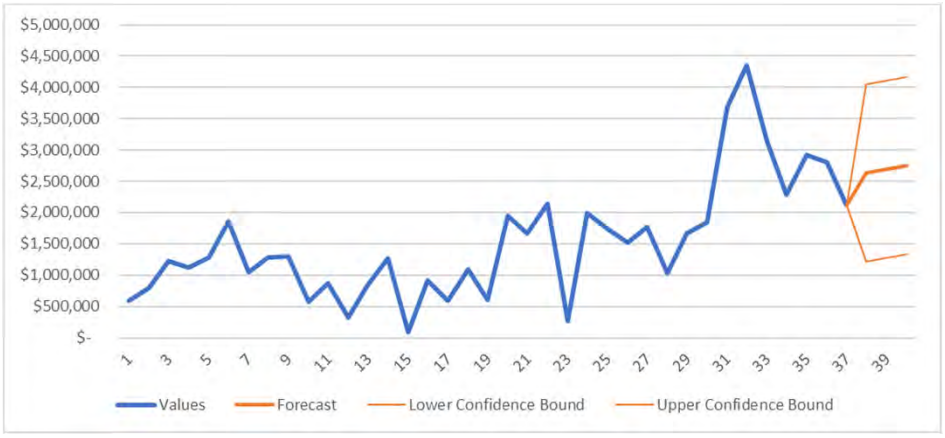
Linear Regression Forecast (without Air Scrubbers)

Meeting Month	Amount Needed
March 2021	$2,621,120
April 2021	$2,678,576
May 2021	$2,736,032
Total	**$8,035,727**

14

Excel Forecast Projection

Projection	Value
Upper confidence	$12,332,251
Forecast	$8,079,264
Lower confidence	$3,826,276



15

FY 2020-2021 Current Projections

- **Funding shortfall $2.49M**
- **This shortfall assumes that the current critical projects will be deferred in the amount of $1.1M by Trial Court Facility Modification Advisory Committee (TCFMAC). TCFMAC will review this forecast on January 29, 2020.**

FY 2020-2021 Budget	Budget	Encumbered	Unencumbered	Forecast	Encumbered + Forecast
Statewide Planning	$500	$250	$250	$250	$500
Priority 1 FMs (List A)	$24,500	$17,854	$6,646	$8,036	$25,889
FMs Less than $100K (List B)	$8,000	$4,659	$3,341	$3,341	$8,000
Planned FMs (List G)	$3,172	$3,172	$0	$0	$3,172
FM portion of O&M FFP	$5,158	$5,158	$0	$0	$5,158
FMs less than $2K	$3,592	$3,592	$0	$0	$3,592
FMs over $100K (List C & D)	$20,078	$12,134	$7,944	$9,040	$21,174
Total	**$65,000**	**$46,819**	**$18,181**	**$20,667**	**$67,486**
				Delta	**$(2,486)**

16

Action Item 1
FY 20-21 Budget Reallocation

FY 20-21 Projected FM Budget ($1,000s)			
Budget Categories	Original Allocation	Changes to Budget	Revised Allocation
Statewide Planning	$3,000	($2,500)	$500
Priority 1 FMs (List A)	$18,000	$6,500	$24,500
FMs Less than $100K (List B)	$8,000	$0	$8,000
Planned FMs (List G)	$3,172	$0	$3,172
FM portion of the O&M Firm Fixed Price (FFP) Building's (July 2020 to Dec 2020)	$4,375	$783	$5,158
FMs Less than $2K (starting Jan 2021)	$4,375	($783)	$3,592
FMs over $100K (List C & List D)	$24,078	($4,000)	$20,078
Total	**$65,000**	**$0**	**$65,000**

17

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 2 – (Action Required) - List A – Emergency Facility Modification Funding (Priority 1)

Action Requested:

Approve 98 projects for a total of $2,112,804 to be paid from Facility Modification program funds to be encumbered for Priority 1.

Supporting Documentation:

- List A – Emergency Facility Modification Funding Report (Priority 1)

*****

Priority 1 = Immediately or Potentially Critical.

Condition requires immediate action to return a facility to normal operations, or a condition that will become immediately critical if not corrected expeditiously. Such conditions necessitate the need to stop accelerated deterioration or damage, to correct a safety hazard that imminently threatens loss of life or serious injury to the public or court employees, or to remediate intermittent function and service interruptions as well as potential safety hazards. Such conditions may include, but are not limited to, the following: major flooding; substantial damage to roofs or other structural building components; or hazardous material exposure. Depending on scope and impact, a severe deterioration in life safety protection may also be considered a priority 1 condition requiring a facility modification.

Owing to their critical nature, priority 1 requests will be addressed immediately by JCC staff using internal procedures that ensure timely and effective responses to unplanned emergency or potentially critical conditions, including a method and a process for setting aside funds to address priority 1 conditions.

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
1	FM-0144482	Santa Clara	Hall of Justice (East)	43-A1	1	Fire Protection - Isolate and drain fire system, apply metal temporary patch to stop water leak, test and restore fire system, fabricate 8" pipe to replace pitted area at fitting causing continued leak, test and restore fire system, currently compromising the courts fire protection system. - Emergency repair; failure attributed to age and corrosion.	$ 14,564	$ 14,564	In Work	100
2	FM-0144771	San Diego	Juvenile Court	37-E1	1	Plumbing - Storm Drain - Clear drain on roof. Replaced approximately 300 sq. ft. of carpet, 20 sq. ft. of drywall and 11 ceiling tiles 2'x 2' in rooms 258, 259, Department 1 and public hallway. Remediation and environmental oversight included. Roof drain backed up and water flooded to 2nd and 1st floors.	$ 108,364	$ 80,861	In Work	74.62
3	FM-0144772	San Diego	Juvenile Court	37-E1	1	Plumbing - Storm Drain - Replaced defective drain on rooftop. Erect scaffold to access 30-foot high ceiling in main lobby, replaced approximately 16x16 area of wet ceiling tiles, 20 sq. ft. of insulation in main lobby. Remediation and environmental oversight included. Defective Roof drain resulted in water intrusion in the 1st floor main lobby.	$ 68,490	$ 51,107	In Work	74.62
4	FM-0144796	Los Angeles	Torrance Courthouse	19-C1	1	HVAC - Replace 8 linear feet of pipe insulation for Air Handler Unit #1, erect (2) containments, perform build back, and sanitize 500 sq feet of hard surface. Work performed with environmental oversight. Water found on the floor of air handler room from condensation, water traveled to Room B14.	$ 52,970	$ 45,099	In Work	85.14
5	FM-0144800	Los Angeles	Torrance Courthouse	19-C1	1	HVAC - Apply 32 square feet of epoxy and remove rust on the condensate drain pan for Air Handler Unit #3. Excessive rust has penetrated areas of the pan allowing water to leak.	$ 10,385	$ 8,842	In Work	85.14
6	FM-0144818	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Condensation Leak - Replaced 30 24 inch x 48 inch ceiling tiles, 10 sections of corroded piping, erected 3 containments, 1 critical barrier within Room 260, sanitize 3,100 square feet of hard surface, conducted environmental testing and performed all work in a known ACM area. Condensate leak from central steam line. Required coordination with County central plant to repair. Condensation leak in room 260A, B & D, Storage Closet and 1 cubical.	$ 32,490	$ 31,600	In Work	97.26

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
7	FM-0144826	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Fire Protection - Replace (5) corroded stand pipes, replaced (11) 1x1 flashings on the Northeast corner of roof, (118) 12x12-inch ceiling tiles, replaced 240 square feet of carpet, replace 110 linear feet of cove base, extracted approximately 1,000 gallons of water, installed (23) axial fans with lay flat to vent fire proofing, erected (5) containments, sanitized approximately 7,250 square feet of hard surface, conducted environmental testing, and performed all work in a known ACM area. The stand pipes were extremely corroded causing water to leak through the roof and affect multiple areas on the 19th floor and the 18th floor break room.	$ 164,532	$ 113,182	In Work	68.79
8	FM-0144829	Los Angeles	Metropolitan Courthouse	19-T1	1	Plumbing - Domestic Water - Install a 24x24 inch access panel in the 5th floor Woman's restroom, replace replaced (10) 12x12 inch ceiling tiles, 32 square feet of carpet, erect (2) containments, sanitize approximately 600 square feet of hard surface, conduct environmental testing, all work performed in a known ACM area. Water leaked from supply line inside of the 5th floor Men's employee restroom down to the 4th floor Dept 70 Chambers.	$ 35,855	$ 33,897	In Work	94.54
9	FM-0144840	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists - Replace (1) failed drive contactor on public elevator #8 causing the elevator to stop between floors.	$ 402	$ 391	In Work	97.26
10	FM-0144844	Alameda	Juvenile Justice Center	01-C3	1	HVAC - Air Quality - Local Fires - Deploy (5) Air scrubbers. Approx. (45) days use for Glass Fire in Napa County.	$ 29,325	$ 29,325	In Work	100
11	FM-0144885	San Diego	North County Regional Center - North	37-F2	1	HVAC - Replace coil, housing, (3) valves, and 30 LF of pipe insulation for air handler unit 7. Erected 15 x 25 ft containment, Remediation and environmental oversight included. Coil and condensate for air handling unit 7 leaked into building affecting the holding cell area.	$ 187,085	$ 187,085	In Work	100

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
12	FM-0144891	Los Angeles	East Los Angeles Courthouse	19-V1	1	Plumbing - Sewer Line - Replace (1) 2" no hub coupling and replace (5) ceiling tiles, clean and sanitize approx. 40 sq ft. No hub cast iron drain pipe coupling failed due to age (original to build, 1989), affecting 3rd floor room 301S. Remediation and environmental oversight included due to category 3 back water.	$ 13,607	$ 10,575	In Work	77.72
13	FM-0144956	Kern	Bakersfield Superior Court	15-A1	1	Plumbing - Condensation Leak - Snake & unclog condensation drain located on the 2nd floor Air Handler room. Water leaked through concrete and penetrated known ACM fireproofing affecting 1st floor & basement Court space and common areas, walls, ceiling tiles and flooring. Remediation required due to category 2 grey water contamination of ACM. Remove/replace 1150 SF carpet, 262 SF ceiling tiles, 300 SF drywall & insulation, sanitize approximately 1950 SF of hard surfaces and various office furniture. Drying equipment, containments and environmental oversight included.	$ 164,179	$ 164,179	Complete	100
14	FM-0144957	Los Angeles	Downey Courthouse	19-AM1	1	HVAC - Replace (3) WYE strainers, (2) ball valves, and (1) On/Off Primary Burner Control for the Boiler and heating hot water loop. Rust, dirt, calcium debris in the strainers caused restricted water flow which caused the boiler to overheat and trip the high-limit safety switch. In addition, the short cycling of the switch caused pre-mature failure of the burner control. The entire building was cold and affecting courthouse operations.	$ 11,080	$ 9,274	In Work	83.70
15	FM-0144967	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Snake 50 linear feet of clogged drain line, replaced (3) 24 inch x 48 inch ceiling tiles, extracted 20 gallons of water, erected (1) containment, sanitized 110 linear feet of T-bar system, sanitized 1038 square feet of hard surface, conducted environmental testing, and performed all work in a known ACM area. Clogged drain line in the 10th floor Air Handler Unit #25 overflowed causing water to leak down to the 9th floor cafeteria seating area.	$ 12,148	$ 11,815	In Work	97.26

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
16	FM-0144968	Tulare	South County Justice Center	54-I1	1	Elevators, Escalators & Hoists - Remove and replace failed steel belts on Elevator #1. Elevator is out of service until belts are replaced.	$ 26,306	$ 26,306	In Work	100
17	FM-0144969	Los Angeles	Pasadena Courthouse	19-J1	1	Elevators, Escalators, & Hoists - Replaced 1-packing seal and 5 gallons of hydraulic oil for public elevator #7. Elevator was stuck in the basement, not responding, with doors closed and one entrapment. Elevator stopped due to damaged packing seal causing oil level to drop and cab not aligning with floor. Seal failed due to normal wear & tear.	$ 4,007	$ 2,779	Complete	69.35
18	FM-0144970	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Snaked 50 feet of clogged floor drain line to removed debris from stoppage on 4th floor mechanical room, erected (2) containments, sanitized 70 linear feet of T-bar system, 1500 square feet of hard surface, conducted environmental testing, and performed all work in a known ACM area. Mechanical room had a clogged floor drain, that was mechanically cleared affecting multiple areas on the 3rd floor and 4th floor mechanical room.	$ 29,100	$ 28,303	In Work	97.26
19	FM-0144971	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing - Mechanical System - Replace 2 feet of 2-inch cast iron pipe, (4) 12x12-inch ceiling tiles, erected (1) containment, sanitized 310 square feet of surfaces, conducted environmental testing, and performed all work in a known ACM area. 2-inch drain line to Air Handler #10-3 cracked leaking water through the ceiling and light fixture in the 9th floor, Department 106 Judge's chambers.	$ 10,620	$ 7,305	In Work	68.79
20	FM-0144973	Los Angeles	Compton Courthouse	19-AG1	1	Plumbing - Storm Drain - Erect critical barriers, install drying equipment, and perform environmental testing. Water leaking into stairwell. Initial response containment and testing are included in this FM. Paint and plaster damaged and crumbling in stairwell #4 from above the 10th floor. Damages caused by a blocked roof drain. This occurred prior to replacement of the roof.	$ 8,071	$ 5,337	In Work	66.13

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
21	FM-0144974	Los Angeles	Pomona Courthouse South	19-W1	1	HVAC - Replaced copper fittings and eliminated all leaks in evaporator coils of split system for critical basement IT room. Replace 30 pounds of refrigerant. Basement IT ductless split system was found nonoperational, causing server room to go over 80 degrees. Leaks in the evaporator coils was the reason the leaks were found in the system and caused low refrigerant.	$ 12,161	$ 11,084	Complete	91.14
22	FM-0144975	Los Angeles	Burbank Courthouse	19-G1	1	Electrical - Replace (1) electro mechanic lock, (1) micro switch assembly, (1) key release lever, and (2)micro switches for holding cell locks. Trace, wire, pull cable to (2) new cells to connect to system, and reprogram lock-up control system. Holding cell lock-up control system was redesigned to allow all of the doors to unlock properly and show the correct status while secured or unsecure.	$ 26,802	$ 26,802	In Work	100
23	FM-0144976	Los Angeles	Pomona Courthouse South	19-W1	1	HVAC - Replaced 1-pneumatic compressor, 1-drive, 1-pulley, 1-belt, and 1-pressure switch for pneumatic control in the 7th floor mechanical room, which serves the entire 7th floor. The compressor failed due to a broken rod, damaging the internal piston which made the electric motor continue spinning against the belt, creating smoke and activating the fire alarm. Compressor rod was broken due to age. Compressor more than 10 years old.	$ 3,397	$ 3,096	Complete	91.14
24	FM-0144977	Alameda	East County Hall of Justice	01-J1	1	HVAC - Provide and install secondary drip pan for condensate pumps, install moisture sensor and run secondary pan drain out to hall. The secondary pan required to avoid water damages at server room.	$ 19,326	$ 19,326	In Work	100
25	~~FM-0144981~~	~~Santa Barbara~~	~~Lompoc Division~~	~~42-D1~~	~~1~~	~~HVAC - Replace 1-condenser fan motor that is burned out for package unit. Motor failed due to age and wear/tear affecting cooling in department 1 courtroom.~~	~~$ 3,371~~	~~$ 3,371~~	~~In Work~~	~~100~~
26	FM-0144983	Los Angeles	Downey Courthouse	19-AM1	1	HVAC - Replace (1) refrigerant monitoring system in the chiller mechanical room. The refrigerant monitoring system is in alarm and is malfunctioning due to age and is original to the building.	$ 25,280	$ 21,159	In Work	83.70

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
27	FM-0144985	Los Angeles	Whittier Courthouse	19-AO1	1	HVAC - Replaced 2-water sensors for chillers 1 & 2. Water sensors have failed and were unsuccessful in the re-calibration programming recommendation by the manufacturer. Replacement of sensors was needed due to age and normal wear & tear causing warm temperatures throughout the courthouse.	$ 4,163	$ 3,598	Complete	86.43
28	FM-0144986	Los Angeles	Pomona Courthouse North	19-W2	1	HVAC - Replaced (2) compressor oil switches, added 1.5 gallons of oil, added (25lbs) of refrigerant due to the loss of refrigerant during the replacement of switches. DX cooling system compressors had flex lines leak on both compressors that connect to an oil safety controller, which caused both compressors not to operate.	$ 3,458	$ 3,328	Complete	96.25
29	FM-0144991	Santa Clara	Historic Courthouse	43-B2	1	HVAC - Failed BAS controller emergency repair. Replace (1) failed automation controller, lock-out/tag-out, remove failed controller, install new, check controller operation, reinstate BAS to automatic condition, currently compromising the courts comfort cooling capabilities. Controller is at end of life.	$ 4,766	$ 4,766	In Work	100
30	FM-0144992	Los Angeles	Whittier Courthouse	19-AO1	1	Interior Finishes - Replace 24 ceiling tiles in various locations throughout courthouse. Erect 12 containments. Sanitize areas and remove debris. Environmental testing included. Ceiling tiles throughout courthouse fell as a result of the September 18th earthquake.	$ 15,003	$ 12,967	Complete	86.43
31	FM-0144993	Los Angeles	Whittier Courthouse	19-AO1	1	Elevators, escalators, & hoists - Replace encoder, resistor, flex coupling, and adjusted door lock for public elevator #1. Elevator was shaking while travelling up and down shaft. Resistor and encoder burned out while coupling was worn due to normal wear and tear due to age and use.	$ 2,966	$ 2,564	Complete	86.43
32	FM-0144995	Santa Clara	Sunnyvale Courthouse	43-F1	1	Grounds and Parking Lot – Cut back branches (6) Trees 10-12ft, Prune branches up from ground (6) Trees 5-7ft, remove/dispose of (1) tree stump. P1 Response due to Trees splitting and large Limbs falling onto City street blocking 2 lanes of traffic. Includes street closure permit and boom-lift.	$ 7,264	$ 7,264	In Work	100

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
33	FM-0144996	Santa Clara	Hall of Justice (East)	43-A1	1	Plumbing - Domestic Water - Repair domestic water leak, perform ACM sampling, install (1) 24X24 ceiling access hatch, isolate/freeze hot and cold water supply, install new (1) 2 1/2" cold water Isolation valve, (1) 1 1/2" hot water supply isolation valve, (1) 1 1/4" hot water return isolation valve, perform leak inspection and return system to normal. 2 1/2" Domestic water supply 90 Elbow failed due to age causing leak affecting first Floor public restrooms.	$ 19,817	$ 19,817	In Work	100
34	FM-0145013	San Joaquin	Stockton Courthouse	39-F1	1	Vandalism - Security - Replace broken camera at service yard gate card reader pedestal - This camera is essential to verify identities of persons requesting access into the service yard and Sheriffs are unable to adequately secure the perimeter when it is not operating. The vandal was not identified so restitution is not possible.	$ 1,114	$ 1,114	Complete	100
35	FM-0145016	Los Angeles	Compton Courthouse	19-AG1	1	Interior Finishes - GCI - Remove/replace 400 sq. ft. broken and damage VCT floor tiles at the emergency stairwell containing asbestos materials. The area is isolated and closed to emergency access causing environmental and health & safety concerns. The impacted area is a the Fire Exit for the staff at 12th floor. It is critical this work be performed to allow access in the event of an emergency.	$ 29,970	$ 19,819	In Work	66.13
36	FM-0145047	Los Angeles	Malibu Courthouse	19-AS1	1	COUNTY MANAGED - HVAC - Replace existing chiller system. Existing system is beyond its life expectancy. The tower has unrepairable rust/holes and leaks. The chiller has a failed compressor and the chiller is no longer supported. The equipment cannot maintain proper temperatures with buildings heat load.	$ 46,807	$ 46,807	In Work	100
37	FM-0145048	Orange	Betty Lou Lamoreaux Justice Center	30-B1	1	HVAC - Replace one failed 60 HP VFD for Air Handler 9 supply fan. The VFD failed due to ash and debris from recent area fires getting into unit resulting in the supply fan shutting off and loss of cooling to the Northwest section of the building floors 1 thru 7. Work includes the installation of a new 60 HP VFD, programming, start up, testing and verification of operations.	$ 9,095	$ 7,271	In Work	79.95

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
38	FM-0145062	Santa Clara	Historic Courthouse	43-B2	1	Exterior Shell - Replace approximately 46 X 52 X 1/4" clear laminated glass Judges window. Includes after hours response to secure window, and area access coordination with courts/sheriff during installation. Unknown object struck window, area surveillance was inconclusive, currently compromising the courts security.	$ 2,980	$ 2,980	Complete	100
39	FM-0145063	Santa Clara	Hall of Justice (West)	43-A2	1	HVAC - Failed BAS controller emergency repair. Replace (1) failed automation controller, lock-out/tag-out, remove controller, install new, check controller operation, reinstate BAS to automatic condition, currently compromising the courts comfort cooling capabilities. Controller is at end of life.	$ 6,156	$ 6,156	In Work	100
40	FM-0145071	Riverside	Hemet	33-F1	1	Fire Protection - Remove and replace 39 corroded sprinkler heads, along with their cups and skirts; 1 PIV (fails to report to the fire panel) and one non-functioning water gauge. The issues were identified during the 5-year preventative maintenance work.	$ 4,088	$ 4,088	In Work	100
41	FM-0145072	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - GCI - Repair/replace the (5) VAV box above the ceiling and replace (1) hot water control valve in the air handling room. Conducted environmental oversight and performed all work in a known ACM area. 8th floor reporting temperatures maxing at 67 degrees. Dept. 8, Rooms 800, 816, 825, 830, and 835. Multiple VAV boxes found to be unresponsive. Inspection and repair work performed by certified engineer under ACM containment protocol.	$ 72,850	$ 48,176	In Work	66.13

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
42	FM-0145081	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Domestic Water - Replace (1) 1/2in trap primer device, 1/2in x 12in copper pipe & (2) 1/2in connection fittings inside the pipe-chase on the 8th floor lockup, replace (15) 1ft x 1ft ceiling tiles in room 410A on the 4th floor. The trap primer device cracked & leaked water from the 8th floor lockup pipe-chase down through the walls & attic-spaces affecting one lockup cell on each of the 5th, 6th & 7th floors as well as room 410A on the 4th floor. Remediation of category-2 Graywater on each lockup cell floor totaling 150sq. ft., on the 4th floor 25sq. ft of ceiling tile, 20sq. ft. of drywall & 20sq.ft of carpet. Environmental oversight with containment setup along with drying equipment included.	$ 20,481	$ 16,483	Complete	80.48
43	FM-0145083	San Bernardino	Victorville Courthouse	36-L1	1	COUNTY MANAGED - Vandalism - Exterior Shell - Replace (2) sets of separate front entrance double doors, including electrical and components. The replacement is critical as front entrance doors are failing and were damaged by protesters. They do not open/close properly and are not ADA compliant with the required open pressure having to have a security guard assist in opening creating additional cost to the court.	$ 33,456	$ 33,456	In Work	100
44	FM-0145085	Alameda	Hayward Hall of Justice	01-D1	1	HVAC - Replace 75ft of 20in diameter failed boiler flue with new stainless steel flue and (1) forced - draft exhaust fan. 45 yr. old flue has failed allowing carbon monoxide gas to escape into mechanical room causing a health/safety issue.	$ 113,967	$ 100,633	In Work	88.30
45	FM-0145086	Santa Clara	Downtown Superior Court	43-B1	1	HVAC - Failed chiller BAS controller emergency repair - Replace (1) failed chiller automation controller - remove failed controller and install with new - check controller operation.	$ 11,120	$ 11,120	In Work	100
46	FM-0145087	San Bernardino	Central Courthouse	36-A1	1	Vandalism - Replace 1-30" x 85" x 1/4" tempered glass that was broken by unknown vandals. Cost includes after hours response for emergency board up.	$ 4,135	$ 3,955	Complete	95.64
47	FM-0145088	Riverside	Larson Justice Center	33-C1	1	Vandalism - Remove and replace broken 42 in by 32 in glass panel of the courthouse front door. Work includes temporary board up. Video of incident captured. Suspect could not be identified. No restitution is being sought.	$ 1,561	$ 1,520	In Work	97.39

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
48	FM-0145089	Orange	Central Justice Center	30-A1	1	HVAC - Remove and replace burned out motor for the main exhaust fan that serves the entire courthouse building's restrooms (basement, floors 1 through 11) located in the roof penthouse. As the main exhaust fan its operation is required to ensure the proper function and design of the HVAC system throughout building.	$ 20,330	$ 18,535	In Work	91.17
49	FM-0145096	Los Angeles	Glendale Courthouse	19-H1	1	HVAC - Replace (2) corroded Hoffman valves with fittings, replace 4 feet of 3/8 leaking pneumatic line, set-up water diverter, and sanitize 400 square feet of hard surface. The hoffman valves for the Air Handler #3 hot water line were corroded and leaked water onto the cement floor below.	$ 11,325	$ 10,254	In Work	90.54
50	FM-0145097	Los Angeles	Glendale Courthouse	19-H1	1	Plumbing – Clean, dry and sanitize several areas, Roof, Mechanical Room 35 square feet of concrete floor, 2nd Floor, Public Corridor 5 square feet including replacement of acoustical plaster ceiling, 10 square feet of terrazzo floor 1st Floor, Sheriff's Office, restore 1 light fixture, and 1 Wood desk. Environmental protocol followed to Erect (2) containments with drying equipment and conduct environmental testing due to Category 2 water intrusion.	$ 49,305	$ 44,641	In Work	90.54
51	FM-0145098	Orange	Central Justice Center	30-A1	1	Plumbing - Sewer Line - Remove and replace three sections of 4ft leaking sewer drain-pipe, including P trap, on the 8th floor. This drain line is leaking due to deterioration of the pipe which is original to the building (50+ yrs old), causing damage to the 7th floor below.	$ 4,387	$ 4,000	In Work	91.17
52	FM-0145099	Orange	Betty Lou Lamoreaux Justice Center	30-B1	1	HVAC - AHU 6 - Replace one failed 60 HP VFD for Air Handler 6 supply fan. The VFD failed due to ash and debris from recent area fires getting into unit resulting in the supply fan shutting off and loss of cooling to thee Northeast section of the building floors 1 - 7. Work includes the installation of a new 60 HP VFD, programming, start up, testing and verification of operations.	$ 8,132	$ 6,502	In Work	79.95
53	FM-0145102	Napa	Historic Courthouse	28-B1	1	HVAC - Recover refrigerant, repair leak and install new filter drier on Circuit #2. Pressurize system and check for leaks, pull vacuum on unit. Re-charge unit with 26lbs R-22. Needed to prevent full coolant loss and subsequent loss of cooling capacity of unit.	$ 6,639	$ 6,240	In Work	93.99

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
54	FM-0145103	Solano	Hall of Justice	48-A1	1	HVAC - Replace ten (10) heating coils, add flex connections and pipe supports and re-insulate all affected HHW piping. Coils are leaking and need to be replaced to provide adequate heating capability to the building.	$ 151,790	$ 110,533	In Work	72.82
55	FM-0145104	San Diego	North County Regional Center - North	37-F2	1	Plumbing - Fixture Leak - Replace janitor sink in floor of 1st floor janitor closet and 10 LF of 3" cast iron pipe, 3" cast iron trap, and associated fittings. Replace 10-2' x 4' ceiling tiles in basement storage. Remediation and environmental oversight included for lead, bacteria, and mold protocol. Sink and pipe cracked in 1st floor janitor closet, causing water to leak down into basement.	$ 21,680	$ 21,680	Complete	100
56	FM-0145105	Fresno	Fresno County Courthouse	10-A1	1	Plumbing - Mechanical System Leak - Replace failed motor and pump impeller/seal for North building hot water loop - Motor shaft is cracked and beyond repair and pump is leaking - System is currently unable to supply building heating as required.	$ 6,709	$ 6,408	In Work	95.51
57	FM-0145106	Santa Clara	Historic Courthouse	43-B2	1	Electrical - Replace (1) failed radiator, refill with new coolant, test run for leaks and proper operation. - Emergency generator fuel and radiator has failed, age, use and environmental conditions are all contributing factors; generator rendered offline at this time.	$ 13,821	$ 13,821	In Work	100
58	FM-0145107	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Sewer Line - Snake sewer line approx. 25' to unclog sewer line in 3rd floor men's public restroom. Water backed up and traveled to 3rd floor public hallway and penetrated to the 2nd floor men's public restroom. Environmental and remediation oversight due category 3 back water.	$ 23,149	$ 16,202	In Work	69.99
59	FM-0145108	Los Angeles	Pasadena Courthouse	19-J1	1	HVAC - Install additional metal layers over failed metals on existing 3rd floor condensation 5 feet x 10 feet drain pan and apply epoxy resin coating to seal pan. Drain pan is original to the building. Power wash coils and apply sealant to sides and bottom. Condensation drain pan is currently leaking onto mechanical room floor, posing slip/fall hazards and possible flooding of 2nd floor sheriff's office and public hallway.	$ 10,628	$ 7,371	In Work	69.35
60	FM-0145111	San Diego	East County Regional Center	37-I1	1	Interior finishes - Apply monocoat where missing in sally port, ground floor mechanical room, 6th floor elevator mechanical room, and multiple areas of 7th floor per Fire Marshal Notice to comply dated 3/24/2020.	$ 10,368	$ 7,020	In Work	67.71

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
61	FM-0145114	Santa Clara	Hall of Justice (East)	43-A1	1	Fire Protection - Emergency repair Leak - Temporarily patch (2) pin hole water leaks, remove light fixture and metal ceiling tile, shut-off/drain fire system, replace (1) failed 6-in X 7-ft, and (1) 6-in X 15-ft corroded fire sprinkler pipe with new schedule 40 pipe. Test system, replace ceiling tile, secure area, return to service. Leak at fire sprinkler pipe due to age.	$ 12,701	$ 12,701	In Work	100
62	FM-0145125	Los Angeles	Alfred J. McCourtney Juvenile Justice Center	19-AE1	1	COUNTY MANAGED - Vandalism - Exterior Shell - Replace (1) set of metal double doors and (24) 20"x13" windows to the central plant. Homeless broke into the building for shelter and damaged the doors and broke the windows.	$ 6,980	$ 6,980	In Work	100
63	FM-0145126	Contra Costa	Bray Courts	07-A3	1	Electrical - Generator - Replace one (1) speed controller. Includes rental cost for temporary generator. Controller failed during annual Preventive Maintenance.	$ 18,186	$ 15,553	In Work	85.52
64	FM-0145128	Los Angeles	East Parking Structure	19-F2	1	Elevators, Escalators, & Hoists - Replace starter contacts, burnt/worn contacts, blown fuse, 3rd floor coil and call button, and control box in car operating panel for Elevator #1. The existing relays were dropping connection, causing elevator to not recognize normal building power. The blown fuse caused the elevator to not go to first floor and open under normal loss of power protocol.	$ 7,340	$ 5,473	In Work	74.56
65	FM-0145131	Kings	Kings Superior Court	16-A5	1	HVAC - Remove and replace failed ignitor and flame rod on boiler #3. Pull and inspect burner and clean as needed. Boiler #3 will not start and building is unable to meet temperature without all boilers functioning.	$ 4,360	$ 4,360	In Work	100
66	FM-0145133	San Diego	East County Regional Center	37-I1	1	HVAC - Replace Variable Frequency Drive (VFD) on Air Handler Unit (AHU) # 7. VFD control board failed resulting in hot calls as a result of high temperatures on the 2nd floor and dept. 7 & 8.	$ 5,556	$ 3,762	In Work	67.71
67	FM-0145134	Contra Costa	Wakefield Taylor Courthouse	07-A2	1	HVAC - Replace BAS Computer. Hard Drive failed and system was on an outdated and unsupported operating system (Windows 7).	$ 4,172	$ 4,172	In Work	100

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
68	FM-0145135	San Diego	East County Regional Center	37-I1	1	Plumbing - Storm Drain - Replace cracked 4" cast iron storm drain pipe above 8th floor probation office, cubicle 341. Replace ceiling tiles damaged by water. Remediation and environmental oversight included. Cracked drain pipe from roof caused water to flow onto 8th floor ceiling.	$ 11,795	$ 7,986	In Work	67.71
69	FM-0145137	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - GCI - Repair/replace the (5) VAV box above the ceiling. Conducted environmental oversight and performed all work in a known ACM area. Several locations throughout the building are reporting 65 degrees temperatures consistently. 11th Floor Dept H Courtroom and Jury Room, 10th floor Room 1010, 9th Floor Room 902C and 902D, 6th Floor Dept 12 Courtroom, 5th floor Dept 8 Room 500. VAV boxes found to be unresponsive. Inspection and repair work performed by certified engineer under ACM containment protocol.	$ 65,530	$ 43,335	In Work	66.13
70	FM-0145138	San Bernardino	Central Courthouse	36-A1	1	Vandalism - Replace 1-27 5/8 x 67 1/2 x 1/4" glass door that was broken by vandals. Includes emergency call for board up.	$ 5,202	$ 4,975	In Work	95.64
71	FM-0145139	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists - Replace worn out anti reversal device and adjust for proper operation for Escalator #7 from floor 4 to 5th on the Grand street side preventing the escalator from functioning correctly. Escalator had to be taken out of service.	$ 2,840	$ 2,762	In Work	97.26
72	FM-0145140	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Fixture Leak - Clear mainline using 50 linear feet of snake, erected (1) containment, replaced (2) 24x24-inch ceiling tiles, installed 60 square feet of floor covering, sanitized 340 square feet of hard surface, extracted 60 gallons of water, conducted environmental testing, and performed all work in a known ACM area. Toilet in the 9th floor employee restroom was consistently flushing causing water to overflow onto the flow and leak down to the 8th floor, Department 87.	$ 11,190	$ 10,883	In Work	97.26

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
73	FM-0145142	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Replace 10 feet of 2 inch cast iron pipe, (2) 2 inch no hub couplings, (2) 24x24-inch ceiling tiles, erected (1) containment, (1) water catch-all, sanitized 448 square feet of hard surface, conduct environmental testing, and performed all work in known ACM area. Cracked 2-inch cast iron pipe leaked water affecting Department 109.	$ 14,495	$ 14,098	In Work	97.26
74	FM-0145146	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Sewer Line - Replace 5ft. of 2in. cast iron pipe & associated connection fittings. There was a crack along a sewage waste pipe in the attic space on the 3rd floor, sewage water leaked from the 3rd floor to the 2nd floor public hallway. Environmental oversight of category-3 sewage water remediation, containment with drying equipment setup included.	$ 7,579	$ 6,100	In Work	80.48
75	FM-0145147	Los Angeles	Burbank Courthouse	19-G1	1	Grounds and Parking Lot - Replace (1) 7 AMP fuse, (1) 2 AMP fuse, and (2) relays on bus exit door. Multiple vendors required to reprogram and troubleshoot electrical communication. The light indicator and emergency stop for the exit door were not functioning creating a safety issue not indicating when the door would be opening/closing.	$ 7,125	$ 7,125	In Work	100
76	FM-0145149	Kern	Bakersfield Superior Court	15-A1	1	Plumbing - Sewer Line - Replace (1) 2-inch cast iron P-trap and 5 linear feet of 2-inch cast iron pipe. Replace 4 sq. ft of 1 x 1 ceiling tiles and sanitize 10 sq. ft. of carpet in courtroom. Cast iron pipe cracked due to age and leaked from above ceiling in courtroom. Containment erected with dry equipment placed. Remediation and environmental oversight due to ACM/Cat 3.	$ 24,395	$ 15,247	Complete	62.50
77	FM-0145153	Riverside	Family Law Court	33-A1	1	Elevators, escalators, & hoists - Elevator #1 controller drive - Remove and replace failed AC variable voltage, variable frequency elevator drive with a new 53 Amp AC drive of Judge's elevator. The current drive is no longer manufactured and is obsolete; replacement drive comes with associated logic, control components and is assembled to interface with existing controller. The elevator is currently down, forcing the Judges to use the public elevators.	$ 39,527	$ 39,527	Complete	100

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
78	FM-0145154	Santa Clara	Morgan Hill Courthouse	43-N1	1	HVAC - Repair failed main HHW circulation pump. Remove (1) HHW circulation pump, replace (1) Bearing Housing Assembly, bearings and seals, reinstall HHW Main Boiler Circulation pump, test operation. Bearing assembly failed due to age, affecting Court Building Heating.	$ 3,195	$ 3,195	In Work	100
79	FM-0145158	San Joaquin	Lodi Branch Dept. 2	39-D2	1	HVAC - Replace failed bypass control board, hot surface ignitor, and supply air sensors on AC1 - Cause of failure unknown - Court unable to remain open without immediate repairs.	$ 10,440	$ 10,440	In Work	100
80	FM-0145159	San Bernardino	San Bernardino Justice Center	36-R1	1	Grounds and Parking Lot- Removed and replaced the power supply assembly (115 volts 8.3 amps, 1 Phase 60 Hertz) and 2 batteries (12 volt 108AH) for Judges secure gate. The Judges gate was found to be open and inoperable and it was determined that the power supply assembly (includes battery charger) was defective. Batteries were expired and not holding power causing the gates to fault to open. Gate was tested several times and returned to operation.	$ 12,012	$ 12,012	In Work	100
81	FM-0145162	Los Angeles	Chatsworth Courthouse	19-AY1	1	Plumbing - Sewer Line - Replace 21 ft. of 8in. of foam wrapped sewer drain pipe and (2) 8in. couplings, excavate turn over 300 Sq. Ft. of soil to expose sewer line. Sanitize 1710 Sq. Ft. of parking lot area from the sewage line break. The sewer drain line on the Southwest side of the employee parking lot cracked due to tree roots and leaked approximately 200 gallons of sewage into the public and secure parking lots. Environmental and remediation required due to category 3 sewer/back water contamination.	$ 16,875	$ 14,141	In Work	83.80
82	FM-0144743	Los Angeles	Metropolitan Courthouse	19-T1	1	Elevators, Escalators, & Hoists - Replaced (2) damaged ballasts, (2) bulbs, Run new wiring, and rewire lighting damaged by Fire Department. During entrapment, the Fire Department removed the entrapped through the car top hatch. In the process the suspended ceiling was damaged including two light fixtures and lighting control wiring.	$ 4,935	$ 4,666	Complete	94.54

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
FMs CONVERTED FROM PRIORITY 2 TO PRIORITY 1										
83	FM-0144881	San Joaquin	Stockton Courthouse	39-F1	1	Security - Replace encoder for North interior sally port rollup door and program to restore original functionality Building power loss caused the encoder to fail. It cannot be repaired, and the door is in the open position until the new encoder is deployed	$ 2,064	$ 2,064	Complete	100
84	FM-0144904	Merced	Los Banos Division - The Robert M. Falasco Justice Center	24-G1	1	Security - Replace card reader and intercom underground cables - underground wire short caused intercom and card reader failure.	$ 5,845	$ 5,845	In Work	100
85	FM-0144954	Alameda	Fremont Hall of Justice	01-H1	1	Vandalism - Replace (1) glass pane on the main entrance door- Glass was vandalized and broke.	$ 5,924	$ 4,704	In Work	79.4
86	FM-0144955	Contra Costa	George D. Carroll Courthouse	07-F1	1	HVAC - Replace blower shaft, bearings and sheaves on AHU01. Shaft has worn and the sheave is beginning to wobble. Needed to prevent noise transmission to courtroom directly below the unit and to ensure proper and efficient operation. Components failed due to age.	$ 4,837	$ 4,837	In Work	100
87	FM-0145068	Orange	Central Justice Center	30-A1	1	Fire Protection - Per State Fire Marshal inspection and citations 198211 and 198313, work is needed to locate, tag, inspect and issue certifying documentation as well as a report of necessary repairs for 386 fire smoke dampers at the Central Justice Center. These dampers that have not been maintained as they have never been part of the PM program.	$ 92,459	$ 84,295	In Work	91.17
88	FM-0145069	Los Angeles	Burbank Courthouse	19-G1	1	Vandalism - Remove approximately 30 sq. ft. of graffiti from the bus entrance leading to Sally Port entrance and on the Transformer by the backup generator.	$ 180	$ 163	In Work	90.76

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
89	FM-0145084	Riverside	Larson Justice Center	33-C1	1	Plumbing - Domestic Water - MCI - IDIQ - Remove and replace failed 600 gal domestic hot water heater with new condensing water heater and flue vent. The existing water heater has ruptured and is unrepairable. The system has been shut down for safety and to avoid flooding or any damage leaving the building without hot water for restrooms, sinks, and showers. The heater is original to the building (23 years) and has exceeded its expected life span of 10 to 15 years. Work includes new piping, venting (out of basement, currently runs to roof) thermostatic mixing valve, engineered drawings and start up.	$ 123,574	$ 120,349	In Work	97.39
90	FM-0145092	Riverside	Banning Justice Center	33-G4	1	Vandalism - Replace window glass in cell #3 door. Window was vandalized/broken by an in-custody. Cell is currently out of service and impacting court operations for holding in-custodies. Restitution being sought.	$ 1,542	$ 1,542	In Work	100
91	FM-0145110	Santa Clara	Downtown Superior Court	43-B1	1	HVAC - Cooling Tower sub standards temperatures - Isolate cooling tower, remove and clean associated components, clean and remove built up debris with pressurize water device, ensure proper operation, currently affecting the courts comfort cooling system.	$ 12,087	$ 12,087	In Work	100
92	FM-0145143	Riverside	Riverside Juvenile Court	33-N1	1	HVAC - Data server room - Remove and replace failed 1.5 Ton AC Compressor. Unit provides cooling to Court data servers and is designed to displace heat generated by the servers. High data room temperatures cause data loss and critical server failure.	$ 1,687	$ 1,687	In Work	100
93	FM-0145145	Los Angeles	Van Nuys Courthouse East	19-AX2	1	Vandalism - Remove approximately 25sq. ft. of graffiti from the 2nd floor men's restroom walls and stall door.	$ 264	$ 212	In Work	80.48
94	FM-0145157	Los Angeles	Hollywood Courthouse	19-S1	1	Vandalism - Remove approximately 10 sq. ft. of graffiti in the rear parking lot wall.	$ 76	$ 69	In Work	91.09

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
95	FM-0145161	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	19-AZ1	1	HVAC - Replace 1-2" valve and gaskets for HVAC boiler #1. Valve has failed and boiler is not operational, leaving the building with only 1 operational HVAC boiler.	$ 4,648	$ 3,417	In Work	73.51
96	FM-0145176	Los Angeles	Hollywood Courthouse	19-S1	1	Electrical - GCI - Replace lighting throughout the 1st floor public hallway & main entrance, more than 50% of the lighting is out, several lights have burnt causing a Fire Life Safety Issue with the electrical overheating at the base of the light. Will need to identify & label breakers at the electrical panel for approximately (39) light fixtures, re-lamp fixtures, rewire fixtures, replace fixture sockets, replace ballasts & install new lighting timers.	$ 33,000	$ 30,060	In Work	91.09
97	FM-0145183	San Diego	Kearny Mesa Court	37-C1	1	Vandalism - Remove and replace Graffiti on the toilet seat and toilet paper container and light.	$ 345	$ 345	In Work	100
98	FM-0144764	Orange	North Justice Center	30-C1	1	Interior Finishes - GCI - Perform corrective work at the Phase 3-Jury Assembly Room, and Phase 1-3rd floor (DA room and back office) involving the installation of support wires to raise and support the ceiling grid to the correct height and location.	$ 17,927	$ 16,190	In Work	90.31
99	FM-0145174	Stanislaus	Hall of Records	50-A2	1	Vandalism - Replace broken window in jury assembly room. Pride responded to after hours call to clean up broken window and board up area for security purposes.	$ 1,369	$ 1,065	In Work	77.82
							$ 2,428,284	**$ 2,112,804**		

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 3 – (Action Required) - List C – Cost Increases Over $50K

Action Requested:

Approve cost increases of over $50K for 5 facility modification projects, for a total cost increase to the Facility Modification program budget of $1,130,724.

Supporting Documentation:

- List C – Cost Increases Over $50K Report

	LOCATION	FACILITY NAME	BUILDING ID	FM NUMBER	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF TCFMAC FUNDED COST	CURRENT COST ESITMATE	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF CURRENT COST ESTIMATE	NOTES	TOTAL COST INCREASE	FACILITY MODIFICATION PROGRAM COST INCREASE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
1	Los Angeles	Eastlake Juvenile Court	19-R1	FM-0112502	2	COUNTY MANAGED- HVAC - Replace failed chiller #1. The court is currently running on one chiller and has no capability of providing efficient lead/lag sustainability. Demo and install failing water pumps, install new piping, install new VFD units, and install new start/stop controls.	$210,136	$ 210,136	$ 518,051	$ 518,051	The original scope did not include any engineering, testing, or stamped drawings.	$ 307,915	$ 307,915	Pending Approval	100
2	Los Angeles	Eastlake Juvenile Court	19-R1	FM-0112503	2	COUNTY MANAGED - HVAC - Replace two failing cooling towers past its life expectancy and condenser pumps. The court is experiencing warmer than normal temps through-out the building affecting court operations. Health and safety concerns have been addressed to County LAISD by the court to remedy the issue.	$176,497	$ 176,497	$ 435,121	$ 435,121	The original scope did not include any engineering, testing, or stamped drawings.	$ 258,624	$ 258,624	Pending Approval	100
3	Orange	Central Justice Center	30-A1	FM-0143177	1	Fire Protection - Perform State Fire Marshall mandated 24/7 fire watch after February 2020 annual inspection. Correct fire alarm panel deficiencies cited during annual and SFM inspections; including fire panel programming, system repairs, actuator replacements and EMS programming. Fire Watch costs inclusive through June 2020.	$250,000	$ 227,925	$ 600,000	$ 547,020	Continued fire watch required by State Fire Marshal through March 2021.	$ 350,000	$ 319,095	In Work	91.17

	LOCATION	FACILITY NAME	BUILDING ID	FM NUMBER	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF TCFMAC FUNDED COST	CURRENT COST ESITMATE	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF CURRENT COST ESTIMATE	NOTES	TOTAL COST INCREASE	FACILITY MODIFICATION PROGRAM COST INCREASE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
4	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	FM-0143288	1	Plumbing - Replace 1080 sq. ft of carpet, extract approximately 1250 gallons of water, erected (6) containments, replace approximately (200) 12ix12 ceiling tiles, sanitized 10,430 sq. ft of hard surfaces, conducted environmental testing, and conducted all work in a known ACM area. The sink in the 17th floor, Woman's public restroom was left open during a power outage, and once power was restored pumps came on, the water over whelmed the sink drains causing flooding which affected multiple areas on floors 13, 15,16, and 17.	$100,000	$ 68,790	$ 282,257	$ 194,165	The original cost estimate was an estimate for the P1. The final cost reflects the full scope of work.	$ 182,257	$ 125,375	Complete	68.79
5	Los Angeles	Torrance Courthouse	19-C1	FM-0144801	1	Plumbing - Replace (40) 12 inch x 12 inch ceiling tiles, replace approximately 1200 square feet of carpet, erect 7 containments, sanitize approximately 2500 square feet of hard surface, and conduct environmental testing due to work being completed in know ACM area. Urinal was found continuously flushing in the 3rd floor Dept M Jury room Men's restroom causing water to overflow and affect multiple areas on the 3rd floor, 2nd floor, 1st floor, and basement.	$180,000	$ 153,252	$ 320,610	$ 272,967	The original scope did not include the full extent of the water leak. The cost increase includes the revised project scope and additional dry-out time required for the residual water in the walls.	$ 140,610	$ 119,715	In Work	85.14
							$916,633	**$ 836,600**	**$2,156,039**	**$ 1,967,324**		**$1,239,406**	**$ 1,130,724**		

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 4 – (Action Required) – Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts

Action Requested:

Approve the *Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts*.

Supporting Documentation:

- *Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts*

JUDICIAL COUNCIL OF CALIFORNIA

455 Golden Gate Avenue • San Francisco, California 94102-3688
Telephone 415-865-4200 • Fax 415-865-4205 • TDD 415-865-4272

MEMORANDUM

Date
January 29, 2021

To
Trial Court Facility Modification Advisory Committee

From
Pella McCormick
Acting Director, Facilities Services

Subject
Action Item 4: *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*

Action Requested
Please Review and Respond

Deadline
January 29, 2021

Contact
Jagan Singh, 415-865-7755
Jagandeep.Singh@jud.ca.gov

Staff requests approval of the *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts* (**Cost Responsibility Guidelines**), which is on the agenda for the January 29, 2021 meeting of the Trial Court Facility Modification Advisory Committee (TCFMAC).

Background

The Cost Responsibility Guidelines have been through several iterations of review since March 2019, when they first came before the TCFMAC.

On August 31, 2020, the TCFMAC provided approval for staff to present an updated draft to the Court Executives Advisory Committee (CEAC) and post it for final public and court comment before being adopted by the committee.

The Cost Responsibility Guidelines were presented to CEAC's Executive Committee on October 28, 2020, and posted for public and court comment from November 3, 2020, to December 4, 2020. The only comment received, regarding duress alarm systems, identified conflicting information between responses to earlier comments and Table B in the Cost Responsibility Guidelines document itself. This has been corrected, as noted in the summary of comments with Judicial Council staff responses, dated January 29, 2021 (Attachment 3).

Attachments

1. July 20, 2020 Memorandum to the Trial Court Facility Modification Advisory Committee
2. Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*, dated January 29, 2021
3. Summary of comments with Judicial Council staff responses, dated January 29, 2021
4. Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts,* dated July 20, 2020
5. Summary of comments with Judicial Council staff responses, dated July 20, 2020
6. Updated Table A at CEAC's request
7. Updated Table B at CEAC's request
8. Former *Guidelines for Prioritizing and Ranking Facility Modifications,* adopted by the TCFMAC in April 2015

PM/KA

JUDICIAL COUNCIL OF CALIFORNIA

455 Golden Gate Avenue • San Francisco, California 94102-3688
Telephone 415-865-4200 • Fax 415-865-4205 • TDD 415-865-4272

MEMORANDUM

Date
July 20, 2020

To
Trial Court Facility Modification Advisory Committee

From
Mike Courtney
Director, Facilities Services

Subject
Discussion Item 3: Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts

Action Requested
For Your Review and Comment

Deadline
July 20, 2020

Contact
Jagan Singh, 415-865-7755
Jagandeep.Singh@jud.ca.gov

This memorandum is for informational purposes to provide a general overview of the context of the document that was previously titled *Facilities Funding Responsibilities between Judicial Council and Superior Courts* and is now referred to as the *Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts* (**"Cost Responsibility Guidelines"**) as well as the status of its review.

Background

At its meeting on March 8, 2019, the Trial Court Facility Modification Advisory Committee (**"TCFMAC"**) reviewed the prior draft of the Cost Responsibility Guidelines and approved staff to submit the document for public comment and court feedback. Staff received numerous comments raising various questions and concerns with the document itself as well as the impacts thereof.

To generally clarify at the outset, the Cost Responsibility Guidelines document is intended only to be operating guidelines and a reference tool to help guide the TCFMAC and Judicial Council staff

in determining responsibility for the funding of various trial court facility projects as set forth therein. The Guidelines do not change or shift any responsibilities for such costs; but, they instead merely reflect the existing interpretation and application of pertinent requirements including those under rule 10.810 of the California Rules of Court (**"Rule 10.810"**). The Cost Responsibility Guidelines are not intended to become a policy approved by the Judicial Council.

Revised FM Policy and Former FM Priority Guidelines

For context, the *Trial Court Facility Modifications Policy* (**"FM Policy"**) was revised and adopted by the Judicial Council on March 15, 2019, thereby superseding the July 2012 version. The FM Policy describes what constitutes a facility modification and the methodology and process for their identification and prioritization.

When comments on the draft Cost Responsibility Guidelines document were first requested on June 10, 2019, a *Narrative of Changes to Previous Guidelines Document*(**"Narrative"**) was also provided to assist the trial courts' review. This Narrative referenced 17 guidelines that were part of a document titled, *Guidelines for Prioritizing and Ranking Facility Modifications* (**"Former FM Priority Guidelines"**). These Former FM Priority Guidelines were intended to set forth the process for prioritizing and ranking facility modifications. The Former FM Priority Guidelines were reviewed by TCFMAC in April 2015, but were not recommended for Judicial Council review/adoption. These Guidelines have no applicability given that the prioritization of facility modifications is now addressed directly in the Judicial Council's March 2019 FM Policy.

Thus, by reflecting existing interpretations, the new Cost Responsibility Guidelines document is simply meant to aid in determining the responsibility of costs for facility projects between the Judicial Council and trial courts in conjunction with the March 2019 FM Policy. It is anticipated that the Cost Responsibility Guidelines document will be used in this manner by the TCFMAC and Judicial Council staff, particularly those in the field.

New or Added Items

While the Cost Responsibility Guidelines document sets forth the Judicial Council and trial courts' respective responsibilities for facility costs, certain items were characterized as being added or new. However, such items were added within the overarching framework under which the party responsible for associated costs is interpreted, and Judicial Council policy on said responsibilities is not being shifted. The Guidelines document is instead incorporating updates for new, changing, and different building systems, components, and equipment (i.e., the introduction of new technology, the more-prevalent use of certain components in court facilities, etc.), which was not previously and/or may become part of court facilities over time. Similar subsequent updates will likely continue to be necessary in the future. An example of such updates would be the installation, maintenance, and operation of electrical car charging stations at court facilities. The Guidelines

document also corrects the responsibility for any items that may have been previously classified incorrectly.

To help clarify this, and at the suggestion of the Court Executives Advisory Committee's (CEAC) Ad Hoc Working Group on Trial Court Facilities, staff has added the four columns shown below to Tables A and B in the Cost Responsibility Guidelines document to delineate any change in responsibilities:

Currently Responsible	Change of Responsibility to	Impact of Change (if known)	Authority for the Change

Further Review

At this time, the following documents are being provided for further review and comment:

1. Attachment 1: Updated draft of the *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts,* revised in response to the received comments
2. Attachment 2: Summary of comments with Judicial Council staff responses
3. Attachment 3: Updated Table A at CEAC's request
4. Attachment 4: Updated Table B at CEAC's request
5. Attachment 5: Former *Guidelines for Prioritizing and Ranking Facility Modifications*, adopted by the TCFMAC in April 2015

Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts

DRAFT FOR REVIEW BY THE
TRIAL COURT FACILITY
MODIFICATION ADVISORY COMMITTEE

January 29, 2021

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

DRAFT

The *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trail Courts* (Guidelines) are intended only to be operating guidelines and as reference to help guide the Trial Court Facility Modification Advisory Committee and Judicial Council staff in determining responsibility for the funding of various trial court facility projects. These Guidelines do not change or shift any responsibilities for such costs; but, they instead merely reflect the existing interpretation and application of pertinent requirements including those under rule 10.810 of the California Rules of Court (Rule 10.810). These Guidelines are not intended to become a policy approved by the Judicial Council. As such, in the event of any conflict between the Guidelines and applicable law, including Rule 10.810, applicable law shall control and prevail. Additionally, the Guidelines incorporate updates (and will likely require subsequent updates) for new, changing, and different building systems, components and equipment (i.e., the introduction of new technology), which was not previously and/or may become part of court facilities over time.

A. CAPITAL COST RESPONSIBILITIES

Judicial Council is generally responsible for costs relating to the construction of capital-outlay projects for trial court facilities; however, the trial courts and the counties are responsible for the following items specified in the table below. The responsibilities for costs of operations and maintenance (O&M) projects and facility modifications is shown in Section B below.

Items	Trial Court Responsibility	County/Other Responsibility
Wall Art	X	
File Tracking system	X	
Break room equipment movable (e.g. microwave, etc.)	X	
Office equipment (e.g. phone, computers, printers, fax machines, copier, postage meter)	X	
Television and mounting in break room	X	
Trash cans, recycle bins (located in offices, workstations, break room)	X	
Bottled water dispenser, coffee machines.	X	
Vending machines (Department of Rehabilitation responsibility)		X
Moving cost (including employee relocation, equipment relocation, existing furniture relocation, file relocation)	X	
Gun locker maintenance		X
Service provider network connection	X	
Safes	X	
Local servers, printers, faxes	X	
Outside communication – Cable TV, telephone recurring monthly cost	X	
VOIP system (including WAN service application)	X	

DRAFT

B. OPERATIONS AND MAINTENANCE PROJECTS AND FACILITY MODIFICATIONS COST RESPONSIBILITIES

The Judicial Council has the general responsibility for building systems, components and equipment in court facilities. Subject to the availability of sufficient funding as discussed below, the Judicial Council is generally responsible for the costs of O&M projects and facility modifications for these building systems, components and equipment. However, and as described herein, trial courts are responsible for certain costs for these types of projects including those pursuant to Rule 10.810 and applicable law.

To clarify, this section only applies to O&M projects and facility modifications in existing court facilities and does NOT pertain to responsibilities for costs of building systems, components and equipment in capital-outlay projects. The Judicial Council is generally responsible for capital-outlay costs, and the items trial courts and the counties are responsible for are shown in Section A above.

All work, whether an asset renewal, renovation, replacement or repair, is subject to budget availability regardless of the fund source. Tables A and B below identify the potential funding sources for work associated with specific components and systems. Because current funding does and will most likely continue to lag demand, O&M projects and facility modifications that are the responsibility of and funded by the Judicial Council will be prioritized in alignment with the council's *Trial Court Facility Modifications Policy.* In the event sufficient funding is unavailable to prioritize an O&M project or facility modification requested by a trial court, that trial court may instead elect to use its operating funds pursuant to the council's *Court-Funded Facilities Request Policy.* Regardless of funding source, it is anticipated and typical that the work will be performed by a Judicial Council-contracted Service Provider or contractor.

Tables A and B below intend to provide guidance on primary funding responsibility with respect to different building systems, components and equipment. While neither complete nor exhaustive lists, these tables are as comprehensive as possible in referencing most systems, components and equipment common to court facilities:

- Table A identifies the funding responsibility for building systems, components and equipment in general, except for building security systems, which are shown in Table B.

- Table B identifies the funding responsibility for building security systems exclusively. All security-related projects must be coordinated with Judicial Council Facilities Services' Security Unit. The justification and related scoring for security-related projects should be confirmed by Judicial Council Facilities Services for validity and not beyond Judicial Council standards.

For the majority of court facilities jointly occupied by a trial court and county, either the Judicial Council or county is designated as the *Managing Party* for that court facility, which typically (but not always) was determined by the parties' ownership and/or majority equity interest based on their respective occupancy of the facility. The Managing Party is responsible for maintenance and

renovations of the court facility's various building systems. Therefore, it is common for the county to be responsible for a court facility's O&M projects and facility modifications.

DRAFT

TABLE A – Building systems, components and equipment, excluding building security systems

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
1	Building Envelope	Exterior Doors	Doors and Doorknobs	X	
2	Building Envelope	Exterior Doors, Entryway, and Sidewalk	Exterior entrance power washing. Power washing for stains, debris and dirt		X
3	Building Envelope	Exterior Walls	Exterior wall finish	X	
4	Building Envelope	Exterior Windows	Clearing or Cleaning cobwebs from windows, corners (exterior)	X	
5	Building Envelope	Exterior Windows	Window cleaning exterior	X	
6	Building Envelope	Exterior Windows	Windows (repair, occasional replacement)	X	
7	Building Envelope	Foundation	Foundation	X	
8	Building Envelope	Interior Windows	Window cleaning Interior (janitorial)		X
9	Building Envelope	Other Site System	Flag Poles and Flag replacement	X	
10	Building Envelope	Other Site System	Flag lowering and raising		X
11	Electrical	Branch Wiring	Raceway	X	
12	Electrical	Service & Distribution	ATS switches	X	
13	Electrical	Branch Wiring	Cabling work stations		X
14	Electrical	Communications & Security	Plug-in power monitoring for data systems		X
15	Electrical	Communications & Security	Server room electrical requirements (e.g., new electrical requirements for new servers)		X
16	Electrical	Communications & Security	UPS - uninterruptible power supply		X
17	Electrical	Communications & Security	Integrated Network[1]	X	X
18	Electrical	IT	Infrastructure – fiberoptic	X	
19	Electrical	IT	Routers	X	
20	Electrical	IT	Switches	X	
21	Electrical	IT	Servers	X	
22	Electrical	IT	Maintenance		X
23	Electrical	IT	Software		X
24	Electrical	Low Voltage Electrical	Antennas/communication dishes		X
25	Electrical	Low Voltage Electrical	Business Data Cabling		X
26	Electrical	Low Voltage Electrical	Lower voltage cable	X	
27	Electrical	Low Voltage Electrical	Security cabling / CCTV	X	
28	Electrical	Low Voltage Electrical	Telephone systems /telephone cabling (Move, Change, or add)		X

[1] Integrated Network, formerly known as Converge Network, is the backbone for multiple systems. The infrastructure fiber optics is provided with the new network and will be the Judicial Council's responsibility. The routers and switches will be updated and provided by Judicial Council Telecommunications – LAN / WAN program. Maintenance of the systems for court facilities-related systems like BMS, fire life safety, closed circuit television, detention locks, exterior locks, interior locks, and lighting controls will be the Judicial Council's responsibility; and the Court network and AV systems will be the responsibility of the trial courts.

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
29	Electrical	Low Voltage Electrical	TV Cable		X
30	Electrical	Service & Distribution	Lighting (cubicle, desk or task)		X
31	Electrical	Service & Distribution	Lighting (except cubicle, desk or task)	X	
32	Electrical	Service & Distribution	Switchgear	X	
33	Electrical	Service & Distribution	Transformers	X	
34	Electrical	Service & Distribution	Ballasts	X	
35	Electrical	Service & Distribution	Capacitance bank	X	
36	Electrical	Service & Distribution	Electrical outlets (new)		X
37	Electrical	Service & Distribution	Electrical outlets (repair and replace)	X	
38	Electrical	Building Envelope	Exterior lights	X	
39	Electrical	Service & Distribution	Face plates (replace/install)	X	
40	Electrical	Site Lighting	Exterior lights	X	
41	Electrical	Site Lighting	Parking lot lighting	X	
42	Electrical	Site Electrical	Electrical car charging stations (Judicial Officers parking)[2]		X
43	Electrical	Site Electrical	Electrical car charging stations (Staff parking)[2]		X
44	Electrical	Site Electrical	Electrical car charging stations (Public parking)[3]	X	X
45	Fire Life Safety	Fire Protection	Computer fire suppression system	X	
46	Fire Life Safety	Fire Protection	Extinguishers	X	
47	Fire Life Safety	Fire Protection	Public Distributed Antenna System	X	
48	Fire Life Safety	Fire Protection	Fire alarm system	X	
49	Fire Life Safety	Fire Protection	Fire sprinkler system	X	
50	Fire Life Safety	Communications & Security	Fire alarm system monitoring	X	
51	Fire Life Safety	Emergency Power	Emergency Exit Lighting	X	
52	Fire Life Safety	Emergency Power	Emergency Generator	X	
53	Fire Life Safety	Emergency Power	Emergency lighting	X	
54	Fire Life Safety	Emergency Power	UPS - uninterruptible power supply (hard-wired)	X	
55	Flooring	Floor Finishes	Carpet maintenance and repair		X
56	Flooring	Floor Finishes	Floor covering maintenance and repair		X
57	Flooring	Floor Finishes	Maintenance and repair (safety-related ONLY)	X	
58	Flooring	Floor Finishes	Non-cosmetic repairs	X	
59	Flooring	Floor Finishes	Raised floor panels maintenance and repair	X	

[2] The use of public resources by public employees in the workplace for personal benefit is not acceptable pursuant to California Government Code section 8134. Addition of the new charging stations to existing facilities as Facility Modification will be considered Priority 5. In the new Capital projects, electric car charging stations are required for the public by Cal Green. A trial court has the option of installing charging stations using third-party providers (e.g., Blinkcharging, Plugshare, Chargepoint). The installation of any electric car charging stations should not overload existing circuits, switches or transformers. All work will have to be done pursuant to the California Rules of Court through Judicial Council Facilities Services as a Court Funded Request. Users should pay fees consistent with comparable public charging stations for the cost of electricity consumed, and the electric car charging service provider must reimburse the Judicial branch for the power used unless a separate meter is installed directly by provider.

[3] The above rules do not apply to court facilities and parking lots managed by and the responsibility of the local county. Facility Modification funds can be used for car charging stations at the discretion of Trial Court Facility Modification Advisory Committee.

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
60	Furnishings	Appliances	Appliances (hard connected to mechanical or electrical systems)	X	
61	Furnishings	Appliances	Break room water dispensers (unfixed)		X
62	Furnishings	Appliances	Built-in amenities (maintain, repair and replace existing)	X	
63	Furnishings	Appliances	Counter style appliances		X
64	Furnishings	Appliances	Garbage Disposals		X
65	Furnishings	Appliances	Ice-Makers (standalone)		X
66	Furnishings	Appliances	Microwaves		X
67	Furnishings	Appliances	Ovens and Stoves		X
68	Furnishings	Appliances	Refrigerators, Freezers and other stand-alone equipment		X
69	Furnishings	Appliances	Trash Compactors		X
70	Furniture	Fixed	Audience Seating (Bench-style)	X	
71	Furniture	Fixed	Jury seating	X	
72	Furniture	Fixed	Gang seating	X	
73	Furniture	Unfixed	Chairs, seats around tables		X
74	Furniture	Unfixed	Couches		X
75	Hardware	Exterior and Interior Doors	Automatic door openers[4]	X	
76	Hardware	Exterior and Interior Doors	Door closers	X	
77	Hardware	Exterior and Interior Doors	Hinges	X	
78	Hardware	Exterior and Interior Doors	Key schedule	X	
79	Hardware	Exterior and Interior Doors	Keys	X	
80	Hardware	Exterior and Interior Doors	Lock sets (includes cipher and access control connected hardware)	X	
81	Hardware	Exterior and Interior Doors	Rekeying (due to loss)[5]		X
82	Hardware	Lock Specialty	Unfixed furnishing, cabinet keys and locks		X
83	Hardware	Exterior Windows	Window screens	X	
84	HVAC	Air Distribution	Balancing air distribution	X	
85	HVAC	Air Distribution	Air conditioning	X	
86	HVAC	Air Distribution	Diffusers - cleaning room-side of vents (janitorial)		X
87	HVAC	Air Distribution	Holding Cell Diffusers - cleaning room-side of vents (janitorial)		X
88	HVAC	Air Distribution	Distribution supply and return duct	X	
89	HVAC	Air Distribution	VAV box controllers	X	
90	HVAC	Controls & Instrumentation	Building Automation System (BAS)	X	
91	HVAC	Controls & Instrumentation	Energy Management System	X	
92	HVAC	Cooling System	Chiller	X	
93	HVAC	Cooling System	Data room air conditioning systems	X	
94	HVAC	Cooling System	Additional Data room air conditioning systems over the provided existing system		X
95	HVAC	Cooling System	Roof-top units	X	

[4] Automatic door openers are not required by accessibility code and hence only be added at new locations as a CFR from the Court.

[5] If the loss is because of Judicial Council staff, then the cost will be borne by Judicial Council

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
96	HVAC	Cooling System	Swamp coolers	X	
97	HVAC	Heating System	Boiler	X	
98	HVAC	Heating System	Steam boiler	X	
99	HVAC	Vent Pipe & Fittings	Roof-top exhausts	X	
100	HVAC	Vent Pipe& Fittings	Exhaust duct	X	
101	Interior Finishes	Ceiling Finishes	Ceiling Tiles	X	
102	Interior Finishes	Movable Furnishings	Artwork (owned and/or loaned)		X
103	Interior Finishes	Movable Furnishings	Automatic Blinds/Drapes/Shades (maintain, repair and replace)	X	
104	Interior Finishes	Movable Furnishings	Manual Blinds/Drapes/Shades (maintain, repair and replace)		X
105	Interior Finishes	Movable Furnishings	Blinds/Drapes/Shades - Cleaning		X
106	Interior Finishes	Movable Furnishings	Office pictures or personal decorations		X
107	Interior Finishes	Special Coverings	Visual security barriers (tinting)	X	
108	Interior Finishes	Special Finishes	Kick plates	X	
109	Interior Finishes	Wall Coverings	Paneling[6]	X	
110	Interior Finishes	Wall Coverings	Wall coverings[6]	X	
111	Interior Finishes	Wall Finishes	Minor touch-up painting (for graffiti/vandalism only)	X	
112	Interior Finishes	Wall Finishes	Minor touch-up painting (for aesthetics)		X
113	Interior Finishes	Wall Finishes	Paint - Exterior	X	
114	Interior Finishes	Wall Finishes	Paint - Interior (cosmetic purposes) (Court- Exclusive Areas)		X
115	Interior Finishes	Wall Finishes	Paint - Interior (non-cosmetic) (Shared Use/Common Areas)	X	
116	Interior Finishes	Wall Finishes	Wall/Sheetrock patching or repairing	X	
117	Landscaping	Fertilizing	Chemical lawn treatments	X	
118	Landscaping	Irrigation System	Landscaping irrigation system	X	
119	Landscaping	Plantings	Boulevard plantings	X	
120	Landscaping	Plantings	Shrubs/plantings/annuals	X	
121	Landscaping	Interior and Exterior Movable Furnishings	Employee/Office plants at work stations/bathrooms, etc.		X
122	Mechanical	Energy Supply	Duct insulation	X	
123	Mechanical	Energy Supply	Heat exchanger	X	
124	Mechanical	Sanitary Waste	Waste water system	X	
125	Mechanical	Water Distribution	Faucets	X	
126	Mechanical	Water Distribution	Pipe insulation	X	
127	Mechanical	Water Distribution	Water fountains	X	
128	Mechanical	Water Equipment	Hot water heater	X	
129	Mechanical	Water Equipment	Water filters (as required by specific building wide distribution systems)	X	
130	Mechanical	Water Equipment	Water softener (building wide)	X	
131	Mechanical	Water Equipment	Water treatment	X	
132	Mechanical	Water Equipment	Drinking Water Dispensing equipment (temporary/mobile/countertop)		X
133	Office Equipment	Communications & Security	Server hardware and LAN infrastructure		X

[6] Paneling generally is part of a Facility Modification project and is not the primary focus of the Facility Modification. If provided as part of capital project, it will be responsibility of Judicial Council.

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
134	Office Equipment	Communication & Security	Clerk Window - Active communication[7]	X	
135	Office Equipment	Communication & Security	Exterior Transaction window - Active communication	X	
136	Office Equipment	Communications & Security	Telephone system		X
137	Office Equipment	Equipment	Shredder		X
138	Office Equipment	Fixed Furnishings	Furniture (fixed)	X	
139	Office Equipment	Movable Furnishings	Bulletin or white boards		X
140	Office Equipment	Movable Furnishings	Computer equipment		X
141	Office Equipment	Movable Furnishings	Furniture (unfixed)		X
142	Office Equipment	Movable Furnishings	Furniture moves		X
143	Office Equipment	Movable Furnishings	Furniture set-ups		X
144	Office Equipment	Movable Furnishings	High-density filing system		X
145	Office Equipment	Movable Furnishings	Modular furniture		X
146	Office Equipment	Equipment	Copier		X
147	Office Equipment	Equipment	Printers		X
148	Office Equipment	Equipment	Fax		X
149	Restroom	Floor Finishes	Carpet, VCT, Terrazzo, and bathroom floor material cleaning		X
150	Restroom	Floor Finishes	Mopping or Cleaning spills or water overflow		X
151	Restroom	Interior Specialties	Counter (damaged)	X	
152	Restroom	Interior Specialties	Counter cleaning (janitorial)		X
153	Restroom	Bath Accessories	Electrical hand driers (buy/provide)		X
154	Restroom	Bath Accessories	Electrical hand driers (hang/re-hang)	X	
155	Restroom	Bath Accessories	Paper towel dispensers (buy/provide)		X
156	Restroom	Bath Accessories	Paper towel dispensers (hang/re-hang)	X	
157	Restroom	Bath Accessories	Seat cover dispensers (buy/provide)		X
158	Restroom	Bath Accessories	Seat cover dispensers (hang/re-hang)	X	
159	Restroom	Bath Accessories	Soap dispensers (buy/provide)		X
160	Restroom	Bath Accessories	Soap dispensers (hang/re-hang)	X	
161	Restroom	Bath Accessories	Stocking restrooms (janitorial)		X
162	Restroom	Bath Accessories	Toilet paper dispensers (buy/provide)		X
163	Restroom	Bath Accessories	Toilet paper dispensers (hang/re-hang)	X	
164	Restroom	Bath Accessories	Trash cans (buy/provide)		X
165	Restroom	Bath Accessories	Trash cans (hang/re-hang)	X	
166	Restroom	Fixtures	Partitions	X	
167	Restroom	Fixtures	Plumbing fixtures	X	
168	Restroom	Fixtures	Shelves	X	
169	Restroom	Fixtures	Sinks	X	
170	Restroom	Fixtures	Urinals	X	
171	Restroom	Fixtures	Adding new baby changing stations not required by law (Court funded, Judicial Council Installed)	X	X

[7] Active Communication refers to a system that requires outside power to enable communications.

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
172	Restroom	Fixtures	Existing Baby Changing stations' replacement	X	
173	Roof	Roof Coverings	Roof decking	X	
174	Roof	Roof Coverings	Roof drains/gutter/flashing	X	
175	Roof	Roof Coverings	Roof membrane	X	
176	Roof	Roof Coverings	Roof pads/wear lane/traffic	X	
177	Services	Administrative	O&M Technician's office	X	
178	Services	Administrative	Space planning functions		X
179	Services	Pest	Exterior spraying	X	
180	Services	Pest	Indoor traps	X	
181	Services	Pest	Interior spraying	X	
182	Services	Pest	Preventive and Corrective measures	X	
183	Signage	Site Signage	Exterior signage	X	
184	Signage	Identifying Devices	Identification		X
185	Signage	Identifying Devices	Instructional (e.g. cell phone usage, noise policy, restricted area, etc.)		X
186	Signage	Identifying Devices	Reader boards (NOT specified in Court Transfer Agreement)		X
187	Signage	Identifying Devices	Reader boards (specified in Court Transfer Agreement)	X	
188	Signage	Identifying Devices	Room Numbering (maintain, repair and replace)	X	
189	Signage	Identifying Devices	Room numbering (new, adds, or changes)		X
190	Signage	Identifying Devices	State code compliance (e.g. "No Smoking")	X	
191	Signage	Identifying Devices	Way finding/directional (Includes Evacuation)	X	
192	Site Work	Parking Lots	Curbing (except local authority)	X	
193	Site Work	Parking Lots	Parking (except local authority)	X	
194	Site Work	Parking Lots	Parking lot striping	X	
195	Site Work	Pedestrian Paving	Sidewalk (except local authority)	X	
196	Site Work	Security Structures	Security bollards	X	
197	Hazardous Waste	Court generated waste	Toner cartridges, batteries, court owned equipment such as computer equipment containing heavy metals or equipment with refrigerant containing devices, and items stored in an evidence room		X
198	Hazardous Waste	Janitorial generated waste	Cleaning material such as detergents and solvents, greasy rags or waste water containing hazardous material		X
199	Hazardous Waste	Construction or Building generated waste[8]	Asbestos and lead based paints, and hazardous material contained in building equipment like PBCs and various fluids. All waste generated as a result of maintenance and repairs such as paints, oily rags, acid batteries, etc.	X	
200	Hazardous Waste	Court Funded Request Construction generated waste	Construction or building generated waste that is part of the project that is funded by Court		X

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
201	Hazardous Waste	Bio-hazard waste (exterior only)	Human feces and blood	X	
202	Hazardous Waste	Bio-hazard waste	Sewer leak and spill from plumbing waste water leakage as part of larger Facility Modification and waste water removal is not the primary purpose of the Facility Modification	X	
203	Equipment Installation	Installation and removal of all equipment not part of the building system	White boards, clocks, file storage systems, portable/movable electronic equipment, court owned appliances, electronic calendars, and display boards		X
204	Equipment	Communication and AV Equipment	All Audio visual equipment		X
205	Electrical	Electrical outlets for communication and AV	Power outlets for the communication and AV equipment	X	
206	Electrical	Emergency Power	Generators for IT Infrastructure and non-emergency services		X

DRAFT

DEFINITIONS:

Fixed Furnishings are defined as those furnishing that are bolted to the building structure.

Unfixed Furnishings are defined as those furnishings not affixed or only soft connected to the building structure.

Fixed Equipment is defined as those installed as part of the facility infrastructure or hard connected to mechanical or electrical systems.

Unfixed Equipment is defined as those not installed as part of the facility infrastructure or hard connected to mechanical or electrical systems.

DRAFT

TABLE B –Building security systems

Item #	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Judicial Council Security - Special Fund[1]	Others
1	Alarms	Hardwired duress alarms not integrated with facility security		X		
2	Alarms	Wireless Duress alarms			X	
3	Alarms	Wireless Duress alarms maintenance and P1 support			X	
4	Building Access	Access control cards or fobs, replacement and programming for access levels. Badges and badge making equipment and software		X		
5	Building Access	Access control system hardware and head end controller in accordance with California Trial Court Facilities Standards	X			
6	Gun Locker	Gun locker installation, repairs and keys				X
7	Holding Cells	Holding cell access control systems	X			
8	Holding Cells	Holding cell keys				X
9	Communication & Security	Detention Control - active communication	X			
10	Interview Rooms	Passive communication[9]	X			
11	Interview Rooms	Active communication[10]	X			
12	Magnetometers & Related Equipment	Cabinet X-Ray System/magnetometers and associated monitors or accessories. Trust fund purchase includes 5 year service agreement. Service and maintenance agreements after the 5 years is responsibility of the Court		X	X	
13	Magnetometers & Related Equipment	Hand wand metal detectors		X		
14	Magnetometers & Related Equipment	Registration, record keeping, signage and training for Cabinet X-Ray Systems/magnetometers and associated monitors or accessories		X		
15	Security related	Stand-alone plugged equipment (e.g. enhancements or additions to existing screening equipment)		X		
16	Safes	Fixed Safes maintenance and repair	X			
17	Safes	Gun Safes				X
18	Safes	Portable Safes		X		
19	Surveillance	Maintenance, repair and replacement of Camera's installed in excess of the Judicial Council Trial Court Facility Standards or existing number of cameras		X		
20	Surveillance	Digital video recording (DVR) as components of complete security system and plan			X	

[1] Subject to funding.

[9] Passive Communication refers to a system that does not require outside power to enable communications.

[10] Active Communication refers to a system that requires outside power to enable communications.

Item #	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Judicial Council Security - Special Fund[1]	Others
21	Surveillance	Digital video recording (DVR) for court operations and limited security application		X		
22	Surveillance	Facility security systems, including controllers, facility security cameras, security specific digital recording systems and monitoring stations. (no personnel)	X			
23	Alarms	Fire alarm system	X			
24	Alarms	Hardwired duress alarms integrated with facility security	X			
25	Alarms	Intrusion alarm, monitoring and response		X		
26	Alarms	Intrusion alarm, repairs and maintenance		X		
27	BAS	Building Automation System (BAS)	X			
28	Elevator	Elevator and vertical conveyance monitoring and notification	X			
29	Vehicles	Vehicle control system (gates and overhead doors at sally port)	X			
30	Equipment	Manage and maintain facility operations equipment	X			
31	Janitorial	Porter services and routine spill cleanup (janitorial) in secure and inmate areas		X		
32	Janitorial	Recurring janitorial services and supplies in secure and inmate areas		X		
33	Personnel	Private and/or Non-Sheriff Security personnel		X		
34	Fencing & Gates	Security fencing and gates, vehicle barriers and bollards	X			
35	Keys & Locks	Cabinet and cash drawer keys and locks in fixed furnishings		X		
36	Keys & Locks	Removable locks		X		
37	Keys & Locks	Door hardware/automatic door openers	X			
38	Keys & Locks	Key schedule	X			
39	Keys & Locks	Lock sets (includes cipher and access systems)	X			
40	Keys & Locks	Rekeying due to loss of key[11]		X		
41	Windows	Ballistic glazing assemblies	X			
42	Windows	Ballistics protection (courtrooms, security spaces, etc.)	X			
43	Notification	Panic, duress or similar emergency notification systems not following under items 1, 2, 3 of this Table B		X		

[11] If the loss is because of Judicial Council staff, then the cost will be borne by Judicial Council

Facility Modifications in Court Facilities to Be Replaced with Funded Capital Projects

The use of Facility Modification (FM) funds in court facilities to be replaced with funded Capital Projects that will result in the court vacating the existing facility needs to be scrutinized. Since the time from the funding of a Capital Project to move-in is often five or more years, it is unreasonable that no FM funding will be approved. The challenge is to fund only those FM projects that are critical to continue the operations of the court facility and to prevent excessive deterioration, but are also cost proportionate to the amount of time the court will remain in the facility. The following guidelines should be used in making such funding decisions:

1. FM projects that are critical to continue the normal operations of the facility should be funded.
2. Fire, life, safety and security issues normally will be funded.
3. When the cost of maintenance and/or operations due to failing systems is determined to exceed the cost of repair work to fix said failed system, the FM should be funded. For example, the impact to operations and/or cost of deterioration due to roof leaks at a court facility which the court is scheduled to vacate in five years may justify the replacement of the roof even though the roof will last for 20 years.
4. Any limited life of a court facility should be taken into consideration when determining whether the FM actions are needed.

FM funds will not be used to supplement or reimburse costs relating to a Capital Project. This includes contributing FM funds to a Capital Project, reimbursing the Judicial Council with FM funds for cost overruns, or reimbursing a trial court with FM funds for work performed as part of a Capital Project. This fund exclusion does not extend to FM work occurring after the completion of a Capital Project to enhance operations, improve the maintainability of the facility, or maintain the facility after expiration of warrantees. In Capital Projects that occur in an existing court facility, this fund exclusion does not pertain to the repair or maintenance of items outside the scope of the Capital Project.

DRAFT

ATTACHMENT 3

January 29, 2021 Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*

All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
1.	Debbie Moynier, Director of Facilities	**Superior Court of California, County of Sacramento** Thank you for the opportunity to review and comment on the updated JCC funding responsibility guidelines. Sacramento only has one, very minor comment: There is a conflict between Table 2 and Attachment 2: Summary of comments with Judicial Council staff responses. Pages 18, 19 and 28 – Comments pertaining to hardwired and wireless duress alarm systems. JCC response "*Judicial Council only provides hardwired duress alarm system. No wireless duress alarm system is provided by Judicial Council*" conflicts with Items 1 – 3 on Table B – Building Security Systems.	The original Judicial Council response to comments regarding Duress Alarm Systems was incorrect. The correct response is: *The Judicial Council only provides wireless duress alarm systems.* This updated response corresponds to Items 1 – 3 in Table B – Building Security Systems.

END OF COMMENTS

ATTACHMENT 4

Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts

DRAFT FOR REVIEW BY THE
TRIAL COURT FACILITY
MODIFICATION ADVISORY COMMITTEE
JULY 20, 2020

DRAFT

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

The *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trail Courts* (Guidelines) are intended only to be operating guidelines and as reference to help guide the Trial Court Facility Modification Advisory Committee and Judicial Council staff in determining responsibility for the funding of various trial court facility projects. These Guidelines do not change or shift any responsibilities for such costs; but, they instead merely reflect the existing interpretation and application of pertinent requirements including those under rule 10.810 of the California Rules of Court (Rule 10.810). These Guidelines are not intended to become a policy approved by the Judicial Council. As such, in the event of any conflict between the Guidelines and applicable law, including Rule 10.810, applicable law shall control and prevail. Additionally, the Guidelines incorporate updates (and will likely require subsequent updates) for new, changing, and different building systems, components and equipment (i.e., the introduction of new technology), which was not previously and/or may become part of court facilities over time.

A. CAPITAL COST RESPONSIBILITIES

Judicial Council is generally responsible for costs relating to the construction of capital-outlay projects for trial court facilities; however, the trial courts and the counties are responsible for the following items specified in the table below. The responsibilities for costs of operations and maintenance (O&M) projects and facility modifications is shown in Section B below.

Items	Trial Court Responsibility	County/Other Responsibility
Wall Art	X	
File Tracking system	X	
Break room equipment movable (e.g. microwave, etc.)	X	
Office equipment (e.g. phone, computers, printers, fax machines, copier, postage meter)	X	
Television and mounting in break room	X	
Trash cans, recycle bins (located in offices, workstations, break room)	X	
Bottled water dispenser, coffee machines.	X	
Vending machines (Department of Rehabilitation responsibility)		X
Moving cost (including employee relocation, equipment relocation, existing furniture relocation, file relocation)	X	
Gun locker maintenance		X
Service provider network connection	X	
Safes	X	
Local servers, printers, faxes	X	
Outside communication – Cable TV, telephone recurring monthly cost	X	
VOIP system (including WAN service application)	X	

DRAFT

B. OPERATIONS AND MAINTENANCE PROJECTS AND FACILITY MODIFICATIONS COST RESPONSIBILITIES

The Judicial Council has the general responsibility for building systems, components and equipment in court facilities. Subject to the availability of sufficient funding as discussed below, the Judicial Council is generally responsible for the costs of O&M projects and facility modifications for these building systems, components and equipment. However, and as described herein, trial courts are responsible for certain costs for these types of projects including those pursuant to Rule 10.810 and applicable law.

To clarify, this section only applies to O&M projects and facility modifications in existing court facilities and does NOT pertain to responsibilities for costs of building systems, components and equipment in capital-outlay projects. The Judicial Council is generally responsible for capital-outlay costs, and the items trial courts and the counties are responsible for are shown in Section A above.

All work, whether an asset renewal, renovation, replacement or repair, is subject to budget availability regardless of the fund source. Tables A and B below identify the potential funding sources for work associated with specific components and systems. Because current funding does and will most likely continue to lag demand, O&M projects and facility modifications that are the responsibility of and funded by the Judicial Council will be prioritized in alignment with the council's *Trial Court Facility Modifications Policy.* In the event sufficient funding is unavailable to prioritize an O&M project or facility modification requested by a trial court, that trial court may instead elect to use its operating funds pursuant to the council's *Court-Funded Facilities Request Policy.* Regardless of funding source, it is anticipated and typical that the work will be performed by a Judicial Council-contracted Service Provider or contractor.

Tables A and B below intend to provide guidance on primary funding responsibility with respect to different building systems, components and equipment. While neither complete nor exhaustive lists, these tables are as comprehensive as possible in referencing most systems, components and equipment common to court facilities:

- Table A identifies the funding responsibility for building systems, components and equipment in general, except for building security systems, which are shown in Table B.

- Table B identifies the funding responsibility for building security systems exclusively. All security-related projects must be coordinated with Judicial Council Facilities Services' Security Unit. The justification and related scoring for security-related projects should be confirmed by Judicial Council Facilities Services for validity and not beyond Judicial Council standards.

For the majority of court facilities jointly occupied by a trial court and county, either the Judicial Council or county is designated as the *Managing Party* for that court facility, which typically (but not always) was determined by the parties' ownership and/or majority equity interest based on their respective occupancy of the facility. The Managing Party is responsible for maintenance and

renovations of the court facility's various building systems. Therefore, it is common for the county to be responsible for a court facility's O&M projects and facility modifications.

DRAFT

TABLE A – Building systems, components and equipment, excluding building security systems

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
1	Building Envelope	Exterior Doors	Doors and Doorknobs	X	
2	Building Envelope	Exterior Doors, Entryway, and Sidewalk	Exterior entrance power washing. Power washing for stains, debris and dirt		X
3	Building Envelope	Exterior Walls	Exterior wall finish	X	
4	Building Envelope	Exterior Windows	Clearing or Cleaning cobwebs from windows, corners (exterior)	X	
5	Building Envelope	Exterior Windows	Window cleaning exterior	X	
6	Building Envelope	Exterior Windows	Windows (repair, occasional replacement)	X	
7	Building Envelope	Foundation	Foundation	X	
8	Building Envelope	Interior Windows	Window cleaning Interior (janitorial)		X
9	Building Envelope	Other Site System	Flag Poles and Flag replacement	X	
10	Building Envelope	Other Site System	Flag lowering and raising		X
11	Electrical	Branch Wiring	Raceway	X	
12	Electrical	Service & Distribution	ATS switches	X	
13	Electrical	Branch Wiring	Cabling work stations		X
14	Electrical	Communications & Security	Plug-in power monitoring for data systems		X
15	Electrical	Communications & Security	Server room electrical requirements (e.g., new electrical requirements for new servers)		X
16	Electrical	Communications & Security	UPS - uninterruptible power supply		X
17	Electrical	Communications & Security	Integrated Network[1]	X	X
17A	Electrical	IT	Infrastructure – fiberoptic	X	
17B	Electrical	IT	Routers	X	
17C	Electrical	IT	Switches	X	
17D	Electrical	IT	Servers	X	
17E	Electrical	IT	Maintenance		X
17F	Electrical	IT	Software		X
18	Electrical	Low Voltage Electrical	Antennas/communication dishes		X
19	Electrical	Low Voltage Electrical	Business Data Cabling		X
20	Electrical	Low Voltage Electrical	Lower voltage cable	X	
21	Electrical	Low Voltage Electrical	Security cabling / CCTV	X	
22	Electrical	Low Voltage Electrical	Telephone systems /telephone cabling (Move, Change, or add)		X

[1] Integrated Network, formerly known as Converge Network, is the backbone for multiple systems. The infrastructure fiber optics is provided with the new network and will be the Judicial Council's responsibility. The routers and switches will be updated and provided by Judicial Council Telecommunications – LAN / WAN program. Maintenance of the systems for court facilities-related systems like BMS, fire life safety, closed circuit television, detention locks, exterior locks, interior locks, and lighting controls will be the Judicial Council's responsibility; and the Court network and AV systems will be the responsibility of the trial courts.

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
23	Electrical	Low Voltage Electrical	TV Cable		X
24	Electrical	Service & Distribution	Lighting (cubicle, desk or task)		X
25	Electrical	Service & Distribution	Lighting (except cubicle, desk or task)	X	
26	Electrical	Service & Distribution	Switchgear	X	
27	Electrical	Service & Distribution	Transformers	X	
28	Electrical	Service & Distribution	Ballasts	X	
29	Electrical	Service & Distribution	Capacitance bank	X	
30	Electrical	Service & Distribution	Electrical outlets (new)		X
31	Electrical	Service & Distribution	Electrical outlets (repair and replace)	X	
32	Electrical	Building Envelope	Exterior lights	X	
33	Electrical	Service & Distribution	Face plates (replace/install)	X	
34	Electrical	Site Lighting	Exterior lights	X	
35	Electrical	Site Lighting	Parking lot lighting	X	
36	Electrical	Site Electrical	Electrical car charging stations (Judicial Officers parking)[2]		X
37	Electrical	Site Electrical	Electrical car charging stations (Staff parking)[2]		X
38	Electrical	Site Electrical	Electrical car charging stations (Public parking)[3]	X	X
39	Fire Life Safety	Fire Protection	Computer fire suppression system	X	
40	Fire Life Safety	Fire Protection	Extinguishers	X	
40A	Fire Life Safety	Fire Protection	Public Distributed Antenna System	X	
41	Fire Life Safety	Fire Protection	Fire alarm system	X	
42	Fire Life Safety	Fire Protection	Fire sprinkler system	X	
43	Fire Life Safety	Communications & Security	Fire alarm system monitoring	X	
44	Fire Life Safety	Emergency Power	Emergency Exit Lighting	X	
45	Fire Life Safety	Emergency Power	Emergency Generator	X	
46	Fire Life Safety	Emergency Power	Emergency lighting	X	
47	Fire Life Safety	Emergency Power	UPS - uninterruptible power supply (hard-wired)	X	
48	Flooring	Floor Finishes	Carpet maintenance and repair		X
49	Flooring	Floor Finishes	Floor covering maintenance and repair		X
50	Flooring	Floor Finishes	Maintenance and repair (safety-related ONLY)	X	
51	Flooring	Floor Finishes	Non-cosmetic repairs	X	
52	Flooring	Floor Finishes	Raised floor panels maintenance and repair	X	

[2] The use of public resources by public employees in the workplace for personal benefit is not acceptable pursuant to California Government Code section 8134. Addition of the new charging stations to existing facilities as Facility Modification will be considered Priority 5. In the new Capital projects, electric car charging stations are required for the public by Cal Green. A trial court has the option of installing charging stations using third-party providers (e.g., Blinkcharging, Plugshare, Chargepoint). The installation of any electric car charging stations should not overload existing circuits, switches or transformers. All work will have to be done pursuant to the California Rules of Court through Judicial Council Facilities Services as a Court Funded Request. Users should pay fees consistent with comparable public charging stations for the cost of electricity consumed, and the electric car charging service provider must reimburse the Judicial branch for the power used unless a separate meter is installed directly by provider.

[3] The above rules do not apply to court facilities and parking lots managed by and the responsibility of the local county. Facility Modification funds can be used for car charging stations at the discretion of Trial Court Facility Modification Advisory Committee.

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
53	Furnishings	Appliances	Appliances (hard connected to mechanical or electrical systems)	X	
54	Furnishings	Appliances	Break room water dispensers (unfixed)		X
55	Furnishings	Appliances	Built-in amenities (maintain, repair and replace existing)	X	
56	Furnishings	Appliances	Counter style appliances		X
57	Furnishings	Appliances	Garbage Disposals		X
58	Furnishings	Appliances	Ice-Makers (standalone)		X
59	Furnishings	Appliances	Microwaves		X
60	Furnishings	Appliances	Ovens and Stoves		X
61	Furnishings	Appliances	Refrigerators, Freezers and other stand-alone equipment		X
62	Furnishings	Appliances	Trash Compactors		X
63	Furniture	Fixed	Audience Seating (Bench-style)	X	
64	Furniture	Fixed	Jury seating	X	
65	Furniture	Fixed	Gang seating	X	
66	Furniture	Unfixed	Chairs, seats around tables		X
67	Furniture	Unfixed	Couches		X
68	Hardware	Exterior and Interior Doors	Automatic door openers[4]	X	
69	Hardware	Exterior and Interior Doors	Door closers	X	
70	Hardware	Exterior and Interior Doors	Hinges	X	
71	Hardware	Exterior and Interior Doors	Key schedule	X	
72	Hardware	Exterior and Interior Doors	Keys	X	
73	Hardware	Exterior and Interior Doors	Lock sets (includes cipher and access control connected hardware)	X	
74	Hardware	Exterior and Interior Doors	Rekeying (due to loss)[5]		X
75	Hardware	Lock Specialty	Unfixed furnishing, cabinet keys and locks		X
76	Hardware	Exterior Windows	Window screens	X	
77	HVAC	Air Distribution	Balancing air distribution	X	
78	HVAC	Air Distribution	Air conditioning	X	
79	HVAC	Air Distribution	Diffusers - cleaning room-side of vents (janitorial)		X
80	HVAC	Air Distribution	Holding Cell Diffusers - cleaning room-side of vents (janitorial)		X
81	HVAC	Air Distribution	Distribution supply and return duct	X	
82	HVAC	Air Distribution	VAV box controllers	X	
83	HVAC	Controls & Instrumentation	Building Automation System (BAS)	X	
84	HVAC	Controls & Instrumentation	Energy Management System	X	
85	HVAC	Cooling System	Chiller	X	
86	HVAC	Cooling System	Data room air conditioning systems	X	
87	HVAC	Cooling System	Additional Data room air conditioning systems over the provided existing system		X
88	HVAC	Cooling System	Roof-top units	X	

[4] Automatic door openers are not required by accessibility code and hence only be added at new locations as a CFR from the Court.

[5] If the loss is because of Judicial Council staff, then the cost will be borne by Judicial Council

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
89	HVAC	Cooling System	Swamp coolers	X	
90	HVAC	Heating System	Boiler	X	
91	HVAC	Heating System	Steam boiler	X	
92	HVAC	Vent Pipe & Fittings	Roof-top exhausts	X	
93	HVAC	Vent Pipe& Fittings	Exhaust duct	X	
94	Interior Finishes	Ceiling Finishes	Ceiling Tiles	X	
95	Interior Finishes	Movable Furnishings	Artwork (owned and/or loaned)		X
96	Interior Finishes	Movable Furnishings	Automatic Blinds/Drapes/Shades (maintain, repair and replace)	X	
97	Interior Finishes	Movable Furnishings	Manual Blinds/Drapes/Shades (maintain, repair and replace)		X
98	Interior Finishes	Movable Furnishings	Blinds/Drapes/Shades - Cleaning		X
99	Interior Finishes	Movable Furnishings	Office pictures or personal decorations		X
100	Interior Finishes	Special Coverings	Visual security barriers (tinting)	X	
101	Interior Finishes	Special Finishes	Kick plates	X	
102	Interior Finishes	Wall Coverings	Paneling[6]	X	
103	Interior Finishes	Wall Coverings	Wall coverings[6]	X	
104	Interior Finishes	Wall Finishes	Minor touch-up painting (for graffiti/vandalism only)	X	
105	Interior Finishes	Wall Finishes	Minor touch-up painting (for aesthetics)		X
106	Interior Finishes	Wall Finishes	Paint - Exterior	X	
107	Interior Finishes	Wall Finishes	Paint - Interior (cosmetic purposes) (Court- Exclusive Areas)		X
108	Interior Finishes	Wall Finishes	Paint - Interior (non-cosmetic) (Shared Use/Common Areas)	X	
109	Interior Finishes	Wall Finishes	Wall/Sheetrock patching or repairing	X	
110	Landscaping	Fertilizing	Chemical lawn treatments	X	
111	Landscaping	Irrigation System	Landscaping irrigation system	X	
112	Landscaping	Plantings	Boulevard plantings	X	
113	Landscaping	Plantings	Shrubs/plantings/annuals	X	
114	Landscaping	Interior and Exterior Movable Furnishings	Employee/Office plants at work stations/bathrooms, etc.		X
115	Mechanical	Energy Supply	Duct insulation	X	
116	Mechanical	Energy Supply	Heat exchanger	X	
117	Mechanical	Sanitary Waste	Waste water system	X	
118	Mechanical	Water Distribution	Faucets	X	
119	Mechanical	Water Distribution	Pipe insulation	X	
120	Mechanical	Water Distribution	Water fountains	X	
121	Mechanical	Water Equipment	Hot water heater	X	
122	Mechanical	Water Equipment	Water filters (as required by specific building wide distribution systems)	X	
123	Mechanical	Water Equipment	Water softener (building wide)	X	
124	Mechanical	Water Equipment	Water treatment	X	
125	Mechanical	Water Equipment	Drinking Water Dispensing equipment (temporary/mobile/countertop)		X
126	Office Equipment	Communications & Security	Server hardware and LAN infrastructure		X

[6] Paneling generally is part of a Facility Modification project and is not the primary focus of the Facility Modification. If provided as part of capital project, it will be responsibility of Judicial Council.

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
127	Office Equipment	Communication & Security	Clerk Window - Active communication[7]	X	
128	Office Equipment	Communication & Security	Exterior Transaction window - Active communication	X	
129	Office Equipment	Communications & Security	Telephone system		X
130	Office Equipment	Equipment	Shredder		X
131	Office Equipment	Fixed Furnishings	Furniture (fixed)	X	
132	Office Equipment	Movable Furnishings	Bulletin or white boards		X
133	Office Equipment	Movable Furnishings	Computer equipment		X
134	Office Equipment	Movable Furnishings	Furniture (unfixed)		X
135	Office Equipment	Movable Furnishings	Furniture moves		X
136	Office Equipment	Movable Furnishings	Furniture set-ups		X
137	Office Equipment	Movable Furnishings	High-density filing system		X
138	Office Equipment	Movable Furnishings	Modular furniture		X
139	Office Equipment	Equipment	Copier		X
140	Office Equipment	Equipment	Printers		X
140A	Office Equipment	Equipment	Fax		X
141	Restroom	Floor Finishes	Carpet, VCT, Terrazzo, and bathroom floor material cleaning		X
142	Restroom	Floor Finishes	Mopping or Cleaning spills or water overflow		X
143	Restroom	Interior Specialties	Counter (damaged)	X	
144	Restroom	Interior Specialties	Counter cleaning (janitorial)		X
145	Restroom	Bath Accessories	Electrical hand driers (buy/provide)		X
146	Restroom	Bath Accessories	Electrical hand driers (hang/re-hang)	X	
147	Restroom	Bath Accessories	Paper towel dispensers (buy/provide)		X
148	Restroom	Bath Accessories	Paper towel dispensers (hang/re-hang)	X	
149	Restroom	Bath Accessories	Seat cover dispensers (buy/provide)		X
150	Restroom	Bath Accessories	Seat cover dispensers (hang/re-hang)	X	
151	Restroom	Bath Accessories	Soap dispensers (buy/provide)		X
152	Restroom	Bath Accessories	Soap dispensers (hang/re-hang)	X	
153	Restroom	Bath Accessories	Stocking restrooms (janitorial)		X
154	Restroom	Bath Accessories	Toilet paper dispensers (buy/provide)		X
155	Restroom	Bath Accessories	Toilet paper dispensers (hang/re-hang)	X	
156	Restroom	Bath Accessories	Trash cans (buy/provide)		X
157	Restroom	Bath Accessories	Trash cans (hang/re-hang)	X	
158	Restroom	Fixtures	Partitions	X	
159	Restroom	Fixtures	Plumbing fixtures	X	
160	Restroom	Fixtures	Shelves	X	
161	Restroom	Fixtures	Sinks	X	
162	Restroom	Fixtures	Urinals	X	
163	Restroom	Fixtures	Adding new baby changing stations not required by law (Court funded, Judicial Council Installed)	X	X

[7] Active Communication refers to a system that requires outside power to enable communications.

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
163A	Restroom	Fixtures	Existing Baby Changing stations' replacement	X	
164	Roof	Roof Coverings	Roof decking	X	
165	Roof	Roof Coverings	Roof drains/gutter/flashing	X	
166	Roof	Roof Coverings	Roof membrane	X	
167	Roof	Roof Coverings	Roof pads/wear lane/traffic	X	
168	Services	Administrative	O&M Technician's office	X	
169	Services	Administrative	Space planning functions		X
170	Services	Pest	Exterior spraying	X	
171	Services	Pest	Indoor traps	X	
172	Services	Pest	Interior spraying	X	
173	Services	Pest	Preventive and Corrective measures	X	
174	Signage	Site Signage	Exterior signage	X	
175	Signage	Identifying Devices	Identification		X
176	Signage	Identifying Devices	Instructional (e.g. cell phone usage, noise policy, restricted area, etc.)		X
177	Signage	Identifying Devices	Reader boards (NOT specified in Court Transfer Agreement)		X
178	Signage	Identifying Devices	Reader boards (specified in Court Transfer Agreement)	X	
179	Signage	Identifying Devices	Room Numbering (maintain, repair and replace)	X	
180	Signage	Identifying Devices	Room numbering (new, adds, or changes)		X
181	Signage	Identifying Devices	State code compliance (e.g. "No Smoking")	X	
182	Signage	Identifying Devices	Way finding/directional (Includes Evacuation)	X	
183	Site Work	Parking Lots	Curbing (except local authority)	X	
184	Site Work	Parking Lots	Parking (except local authority)	X	
185	Site Work	Parking Lots	Parking lot striping	X	
186	Site Work	Pedestrian Paving	Sidewalk (except local authority)	X	
187	Site Work	Security Structures	Security bollards	X	
188	Hazardous Waste	Court generated waste	Toner cartridges, batteries, court owned equipment such as computer equipment containing heavy metals or equipment with refrigerant containing devices, and items stored in an evidence room		X
189	Hazardous Waste	Janitorial generated waste	Cleaning material such as detergents and solvents, greasy rags or waste water containing hazardous material		X
190	Hazardous Waste	Construction or Building generated waste[8]	Asbestos and lead based paints, and hazardous material contained in building equipment like PBCs and various fluids. All waste generated as a result of maintenance and repairs such as paints, oily rags, acid batteries, etc.	X	
191	Hazardous Waste	Court Funded Request Construction generated waste	Construction or building generated waste that is part of the project that is funded by Court		X

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds
192	Hazardous Waste	Bio-hazard waste (exterior only)	Human feces and blood	X	
193	Hazardous Waste	Bio-hazard waste	Sewer leak and spill from plumbing waste water leakage as part of larger Facility Modification and waste water removal is not the primary purpose of the Facility Modification	X	
194	Equipment Installation	Installation and removal of all equipment not part of the building system	White boards, clocks, file storage systems, portable/movable electronic equipment, court owned appliances, electronic calendars, and display boards		X
195	Equipment	Communication and AV Equipment	All Audio visual equipment		X
196	Electrical	Electrical outlets for communication and AV	Power outlets for the communication and AV equipment	X	
197	Electrical	Emergency Power	Generators for IT Infrastructure and non-emergency services		X

DRAFT

DEFINITIONS:

Fixed Furnishings are defined as those furnishing that are bolted to the building structure.

Unfixed Furnishings are defined as those furnishings not affixed or only soft connected to the building structure.

Fixed Equipment is defined as those installed as part of the facility infrastructure or hard connected to mechanical or electrical systems.

Unfixed Equipment is defined as those not installed as part of the facility infrastructure or hard connected to mechanical or electrical systems.

DRAFT

TABLE B –Building security systems

Item #	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Judicial Council Security - Special Fund[1]	Others
1	Alarms	Hardwired duress alarms not integrated with facility security		X		
2	Alarms	Wireless Duress alarms			X	
3	Alarms	Wireless Duress alarms maintenance and P1 support			X	
4	Building Access	Access control cards or fobs, replacement and programming for access levels. Badges and badge making equipment and software		X		
5	Building Access	Access control system hardware and head end controller in accordance with California Trial Court Facilities Standards	X			
6	Gun Locker	Gun locker installation, repairs and keys				X
7	Holding Cells	Holding cell access control systems	X			
8	Holding Cells	Holding cell keys				X
9	Communication & Security	Detention Control - active communication	X			
10	Interview Rooms	Passive communication[9]	X			
11	Interview Rooms	Active communication[10]	X			
12	Magnetometers & Related Equipment	Cabinet X-Ray System/magnetometers and associated monitors or accessories. Trust fund purchase includes 5 year service agreement. Service and maintenance agreements after the 5 years is responsibility of the Court		X	X	
13	Magnetometers & Related Equipment	Hand wand metal detectors		X		
14	Magnetometers & Related Equipment	Registration, record keeping, signage and training for Cabinet X-Ray Systems/magnetometers and associated monitors or accessories		X		
15	Security related	Stand-alone plugged equipment (e.g. enhancements or additions to existing screening equipment)		X		
16	Safes	Fixed Safes maintenance and repair	X			
17	Safes	Gun Safes				X
18	Safes	Portable Safes		X		
19	Surveillance	Maintenance, repair and replacement of Camera's installed in excess of the Judicial Council Trial Court Facility Standards or existing number of cameras		X		
20	Surveillance	Digital video recording (DVR) as components of complete security system and plan			X	

[1] Subject to funding.

[9] Passive Communication refers to a system that does not require outside power to enable communications.

[10] Active Communication refers to a system that requires outside power to enable communications.

Item #	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Judicial Council Security - Special Fund[1]	Others
21	Surveillance	Digital video recording (DVR) for court operations and limited security application		X		
22	Surveillance	Facility security systems, including controllers, facility security cameras, security specific digital recording systems and monitoring stations. (no personnel)	X			
23	Alarms	Fire alarm system	X			
24	Alarms	Hardwired duress alarms integrated with facility security	X			
25	Alarms	Intrusion alarm, monitoring and response		X		
26	Alarms	Intrusion alarm, repairs and maintenance		X		
27	BAS	Building Automation System (BAS)	X			
28	Elevator	Elevator and vertical conveyance monitoring and notification	X			
29	Vehicles	Vehicle control system (gates and overhead doors at sally port)	X			
30	Equipment	Manage and maintain facility operations equipment	X			
31	Janitorial	Porter services and routine spill cleanup (janitorial) in secure and inmate areas		X		
32	Janitorial	Recurring janitorial services and supplies in secure and inmate areas		X		
33	Personnel	Private and/or Non-Sheriff Security personnel		X		
34	Fencing & Gates	Security fencing and gates, vehicle barriers and bollards	X			
35	Keys & Locks	Cabinet and cash drawer keys and locks in fixed furnishings		X		
36	Keys & Locks	Removable locks		X		
37	Keys & Locks	Door hardware/automatic door openers	X			
38	Keys & Locks	Key schedule	X			
39	Keys & Locks	Lock sets (includes cipher and access systems)	X			
40	Keys & Locks	Rekeying due to loss of key[11]		X		
41	Windows	Ballistic glazing assemblies	X			
42	Windows	Ballistics protection (courtrooms, security spaces, etc.)	X			
43	Notification	Panic, duress or similar emergency notification systems not following under items 1, 2, 3 of this Table B		X		

[11] If the loss is because of Judicial Council staff, then the cost will be borne by Judicial Council

Facility Modifications in Court Facilities to Be Replaced with Funded Capital Projects

The use of Facility Modification (FM) funds in court facilities to be replaced with funded Capital Projects that will result in the court vacating the existing facility needs to be scrutinized. Since the time from the funding of a Capital Project to move-in is often five or more years, it is unreasonable that no FM funding will be approved. The challenge is to fund only those FM projects that are critical to continue the operations of the court facility and to prevent excessive deterioration, but are also cost proportionate to the amount of time the court will remain in the facility. The following guidelines should be used in making such funding decisions:

1. FM projects that are critical to continue the normal operations of the facility should be funded.
2. Fire, life, safety and security issues normally will be funded.
3. When the cost of maintenance and/or operations due to failing systems is determined to exceed the cost of repair work to fix said failed system, the FM should be funded. For example, the impact to operations and/or cost of deterioration due to roof leaks at a court facility which the court is scheduled to vacate in five years may justify the replacement of the roof even though the roof will last for 20 years.
4. Any limited life of a court facility should be taken into consideration when determining whether the FM actions are needed.

FM funds will not be used to supplement or reimburse costs relating to a Capital Project. This includes contributing FM funds to a Capital Project, reimbursing the Judicial Council with FM funds for cost overruns, or reimbursing a trial court with FM funds for work performed as part of a Capital Project. This fund exclusion does not extend to FM work occurring after the completion of a Capital Project to enhance operations, improve the maintainability of the facility, or maintain the facility after expiration of warrantees. In Capital Projects that occur in an existing court facility, this fund exclusion does not pertain to the repair or maintenance of items outside the scope of the Capital Project.

DRAFT

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*

All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
1.	Ms. Susan Slater Commissioner Victorville Superior Court	**Superior Court of California, County of San Bernardino** I reviewed the Facilities Funding Responsibilities between Judicial Council and Superior Courts and the following are my suggestions: Page 5: Paragraph at the bottom, 5th line down "All work will have to be done in pursuant of…" add "be". Page 10: Interview rooms – The terms "active" and "passive" are used. Maybe definitions as to what "active" and "passive" mean could be added. Table A – Office Equipment: Possibly add "Fax".	(Page 6): Edit made as suggested. (Page 13): Definition have been added as suggested. (Page 9): Edit has been made as suggested.
2.	Presiding Judge John P. Vander Feer	**Superior Court of California, County of San Bernardino** There is a minor inconsistency which is worth a comment. Items 16 and 47 both address UPS systems. Item 47 is more correct in that it specifies JCC Facilities funding for hard-wired UPS systems. Item 16 specifies Trial Court Operations for UPS systems, but should probably be clarified to specify non-hard-wired UPS systems.	(Page 6): Edit made as suggested.
3.	Chad Finke Court Executive Officer, Jury Commissioner and Clerk	**Superior Court of California, County of Alameda** Dear Members of the Trial Court Facilities Modification Advisory Committee: This will serve as the official public comment of the Superior Court of Alameda County to the draft document entitled *Facilities Funding Responsibilities between Judicial Council and Superior Courts*, which was circulated by Facilities Supervisor Chris Magnusson on June 10,	

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		2019. As you will see, our court has a number of questions and concerns about the draft document, and we appreciate the opportunity to express those through this comment process. <u>Background</u> The June 10 materials actually comprise two documents: the *Facilities Funding Responsibilities between Judicial Council and Superior Courts* document (Funding Document) and a document entitled *Narrative of Changes to Previous Guidelines Document* (Narrative). The Funding Document, by its own terms, purports to embody "guidelines to help guide the Trial Court Facilities Modification Advisory Committee and Judicial Council staff with respect to determining responsibility for the funding of various trial court facility matters." The Narrative is intended to serve as a guide to the Funding Document (although, as noted below, there are issues with attempting to understand the history of, and relationship between, these two documents and other documents that were not provided to the courts).	
		<u>The Narrative's use of the term "Added Item" is misleading</u> The Narrative repeatedly uses the term "Added Item" to refer to various items of expense. This is problematic. For one thing, the use of "added" begs the question - added to what? As discussed in detail below, there is an additional document-which was not provided to the trial courts on June 10- that must be reviewed in order to understand the reference to items being "added." More critically, however, "Added Item" suggests that these items of expense are themselves new. In fact, nothing could be further from the	*Added Item* means that the original guidelines did not have this item clarified and was subject to interpretation. This has been done to clarify the funding responsibility. These expenses are not new but were not documented in the draft Guidelines.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		truth. Each of the "Added Items" are in fact items of expense that have existed since the Judicial Council assumed responsibility for trial court facilities in the early-to-mid-2000s. In the intervening decade-plus, one entity or the other-the JCC or the trial courts-has had to pay for these items.	
		It appears that some of the "Added Items" would shift costs that have historically been borne by the JCC to the trial courts Many of the "Added Items" appear to codify historical practice in terms the cost split between the Judicial Council and the trial courts. However, on some of the items of expense, the "guidelines" appear to be proposing to change historical practice, i.e., to shift costs from the council to the courts. Thus, these guidelines would lead the trial courts to incur new expenses that have not historically been a part of our budgets.	Previous guidelines refer to the attached *Guidelines for Prioritizing and Ranking Facility Modifications,* which are now superseded by the current draft guidelines under review. Prior to being superseded, the *Guidelines for Prioritizing and Ranking Facility Modifications* had been included in a document the Trial Court Facility Modification Advisory Committee (TCFMAC) used to aid its decision making for prioritizing and ranking facility modifications. It was last reviewed by the TCFMAC in April 2015 and remained at the committee level without being submitted to the Judicial Council for adoption. Those Guidelines were the genesis from which the current draft Guidelines have been created.
		For example, Item 11 in Table B (Interview Rooms -Active Communication) is listed as an "Added Item" in the Narrative. Turning to the Funding Document, as one must then do, we see that that item is listed as being a trial court expense. However, historically the council has assumed the cost of maintenance and repair of active communication devices in interview rooms. Depending on the size of the court, the volume of criminal matters, and the staffing level of sheriff's deputies, the cost of repairing these devices-which are frequently damaged by	(Page 13): This has been corrected to reflect it is a Judicial Council responsibility.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		defendants-can be very high. If a cost of this potential magnitude is to be shifted to the courts, that decision should be fully and transparently vetted.[1]	
		To the extent it may impose new costs on the trial courts. It is unclear whether the Funding Document is within the scope of TCFMAC's authority	The development of the current draft Guidelines does not add new costs to the trial courts' responsibility but defines the funding responsibility between the Judicial Council and trial courts.
		It is not clear, from the Funding Document or the accompanying email, whether TCFMAC intends for the draft document to go to the Judicial Council for approval. If not, then it appears that the document exceeds the scope of TCFMAC's authority as set forth in rule 10.65 of the California Rules of Court. While that rule authorizes the committee to "[make] recommendations to the council on funding and ... [take] additional action in accordance with council policy, both for facility modifications and for operations and maintenance," it does not appear to authorize TCFMAC, without council review and approval, to make decisions that would have the effect of reapportioning fiscal responsibility as between the Judicial Council and the trial courts. As such, we are requesting clarification as to whether this document will be presented to the council for approval and, if not, the authority supporting that TCFMAC can, without council approval, authorize Judicial Council staff to transfer former Judicial Council fiscal responsibilities to the trial courts.	The TCFMAC does not intend to recommend the Guidelines for Judicial Council review/adoption, as they do not reapportion fiscal responsibilities between the Judicial Council and trial courts but clarify current responsibility for costs for systems, components, and equipment of capital, operations/maintenance (O&M), and facility modifications (FMs) projects. Moreover, the TCFMAC is responsible for spending the allocated budget each year on the Facility Modifications and is within its authority to deny funding for certain type of projects, which does not constitute reapportioning any fiscal responsibility. The TCFMAC will continue to defer lower priority FMs which the Judicial Council does not have sufficient funding to perform per the council's *Trial Court Facility Modifications Policy,* and the Courts will continue to have the option of

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
			submitting court-funded facilities requests.
		The materials as presented omit critical information about these documents, making meaningful public comment difficult As noted above, the June 10 materials comprise the Funding Document and the Narrative, and the latter refers to "Added Items" in multiple places. The Narrative also repeatedly refers to a "previous" guidelines document and contains a key not only to the two charts in the Funding Document, but also to those "Guidelines," including noting that some are being added and/or moved into other documents.	Previous guidelines refer to the attached *Guidelines for Prioritizing and Ranking Facility Modifications,* which are now superseded by the current draft Guidelines under review.
		Unfortunately, those "Guidelines" were not included in the June 10, 2019, packet, nor are they referenced specifically in the Funding Document.	Same comment as above.
		Through additional research, we have determined that the "Guidelines" referenced in the Narrative likely refers to a draft document from April 13, 2015 entitled *Guidelines for Prioritizing and Ranking Facility Modifications*. To the best of our ability to discern, that document never made it out of draft form and never advanced further than TCFMAC. As far as we can tell, that draft document reflects the only instance in which TCFMAC has purported to articulate funding responsibilities as between the council and the trial courts; neither *the Trial Court Facilities Modifications Policy* adopted by the council on July 27, 2012, nor the Revised Trial Court Facilities Modifications Policy adopted by the council on March 15, 2019, do so.	Previous guidelines refer to the attached *Guidelines for Prioritizing and Ranking Facility Modifications,* which are now superseded by the current draft Guidelines under review. Prior to being superseded, the *Guidelines for Prioritizing and Ranking Facility Modifications* had been included in a document the TCFMAC used to aid its decisionmaking for prioritizing and ranking facility modifications. It was last reviewed by the TCFMAC in April 2015 and remained at the committee level without being submitted to the Judicial Council for adoption. Those Guidelines were the genesis from which the current draft Guidelines have been created.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Thus, it appears that TCFMAC is now seeking comments on a revision to a draft 2015 document, without providing that original document or even referencing its specific existence. We are concerned that many potential commenters will be left to wonder not only what exact language is being changed (given that the Narrative doesn't include specific "before" and "after" language), but also the identity of the document to which those changes are being applied.	Same comment as above.
		In our view, decisions regarding funding-particularly where funding responsibilities may be being shifted from one entity to another-should be made with the utmost transparency. At a minimum, we would request that no decisions be made until JCC staff fully explain to all of the trial courts the full history of the "Guidelines," including the 2015 document.	The TCFMAC does not intend to recommend the Guidelines for Judicial Council review/adoption, as they do not reapportion fiscal responsibilities between the Judicial Council and trial courts but clarify current responsibility for costs for systems, components, and equipment of capital, O&M, and FM projects.
		The relationship between the Vandalism and Graffiti Mitigation Attachment to the *Revised Trial Court Facility Modifications Policy* and the Funding Document must be clarified As noted, on March 15, 2019, the Judicial Council approved and adopted a revised version of the Trial Court Facility Modifications Policy (Revised Policy) that was originally adopted on July 27, 2012. The Revised Policy includes an Attachment A that contains a page entitled Vandalism and Graffiti Mitigation. On that page, the Revised Policy clearly stated that "[t]he Judicial Council has the responsibility for damage that occurs to court facilities as a result of vandalism."	Graffiti is a subset of Vandalism. Vandalism that is classified as Priority 1 and Priority 2 are addressed. Graffiti in public spaces is addressed. Non-public area graffiti is a lower priority FM.
		We request clarification as to how that unambiguous statement relates to the proposed cost responsibilities set forth in the Funding Document.	If a system is maintained by Judicial Council and it is damaged as a result of vandalism,

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Specifically, does that mean that even where the Funding Document identifies the cost of a facilities-related item as being a court expense, where that same item is damaged as a result of vandalism, the repair cost will be borne by the council?	then Judicial Council is responsible for repairing it. Similarly, if a system is maintained by a trial court and it is damaged as a result of vandalism, then the trial court is responsible for repairing it.
		For example, and returning to Item 11 in Table B (Interview Rooms - Active Communication) of the Funding Document, if an active speak-through device in an interview room is destroyed by an in-custody defendant, will the repair/replacement cost be absorbed by the council under the Vandalism and Graffiti portion of the Revised Policy? Or will the trial court be expected to pay that cost under the language of the Funding Document? If the intent is the latter, we reiterate our concern as articulated above about the scope of the TCFMAC's authority, particularly as it pertains to modifying the clear language in a policy adopted by the Judicial Council.	(Page 13): Item 11 in Table B has been corrected to indicate that Active Communication devices in Interview Rooms are a Judicial Council responsibility. For example, if the active communication device is destroyed by an in-custody defendant, then the cost is the responsibility of the Judicial Council because that system is a Judicial Council responsibility.
		<u>To the extent costs would be shifted from the council to the trial courts via the Funding Document, such should not happen without a fiscal impact analysis and a clear strategy for addressing those new costs through legislation or BCP.</u> As noted, it is somewhat unclear from the documents that were presented to the courts-particularly in the absence of the 2015 Guidelines document-the extent to which TCFMAC is proposing to shift costs from the council to the trial courts. The presence of the Vandalism and Graffiti portion of the Revised Policy further complicates efforts to ascertain the answer to that question.	The TCFMAC does not intend to recommend the Guidelines for Judicial Council review/adoption, as they do not reapportion fiscal responsibilities between the Judicial Council and trial courts but clarify current responsibility for costs for systems, components, and equipment of capital, O&M, and FM projects.
		To the extent the intent of the Funding Document is to shift costs-any costs-we would request that the Funding Document not be approved or	Same comment as above.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		submitted to the Judicial Council for approval without a thorough analysis of the fiscal impact of those shifts on the trial courts. Further, and given the already extensive underfunding of the trial courts, we would request that no costs be shifted unless and until a strategy is in place for addressing those increased costs, whether via budget trailer language, the BCP process, or otherwise.	
		Again, we thank you for the opportunity to review these documents and provide commentary on them, and we are happy to answer any follow-up questions you may have. Footnote 1: Please see discussion re "Vandalism" policy below for a possible caveat to this comment.	
4.	Lloyd Connelly, Court Executive Officer	**Superior Court of California, County of Sacramento** The Trial Court Facilities Act of 2002 transferred the responsibility for court facilities from the county to the state. Pursuant to GC Section 70301, "responsibility for facilities" means the obligation of providing, operating, maintaining, altering, and renovating a building that contains the facilities. "Maintenance" means the ongoing upkeep of buildings, equipment, grounds, and utilities required to keep a building and its systems in a condition adequate to support its designed level of service. Funding for the ongoing operations and maintenance of court facilities was established through the County Facilities Payments and is deposited into the Court Facilities Trust Fund. As stated in GC Section 70352(b) the money deposited in this fund shall be administered by the Judicial Council for the operation, repair, and maintenance of court facilities. The Draft Facilities Funding Responsibilities between Judicial Council and Superior Courts proposes transferring the primary funding	The current draft Guidelines do not propose transferring the primary funding responsibilities of specific O&M items onto trial courts but instead clarify current responsibility for costs for systems, components, and equipment of capital, O&M, and FM projects. For FMs other than Priority 1 or 2, available funding continues to lag demand; therefore, O&M and FM projects that are the responsibility of and funded by the Judicial Council will be prioritized in alignment with the council's *Trial Court Facility Modifications Policy.* In the event that sufficient funding is unavailable to

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		responsibilities of specific operations and maintenance items onto trial courts. Budget shortfalls in the Court Facilities Trust Fund does not negate the fact that the on-going operations and maintenance (O & M) of court facilities is a Judicial Council responsibility, not a Superior Court responsibility. Furthermore, Sacramento Superior Court does not have the ability to meet the financial commitment of absorbing the costs associated with these proposed changes within our baseline general fund budget. As such, this Court opposes assuming the funding responsibility for building systems, components, equipment or fixtures that are not a court operations or Rule 10.810 allowable expenditure. Items historically maintained by the county (pre transfer) and the JCC maintenance provider, should remain a Facilities Services responsibility.	prioritize an O&M or FM project requested by a trial court, the trial court may instead elect to apply its operating funds to the project pursuant to the council's *Court-Funded Facilities Request Policy.*
5.	Debbie Moynier, Director of Facilities `	**Superior Court of California, County of Sacramento** The Narrative of Changes attachment references Guidelines 1 - 17. When was Guideline 17 formally approved by the TCFMAC and adopted by the Judicial Council?	Previous guidelines refer to the attached *Guidelines for Prioritizing and Ranking Facility Modifications,* which are now superseded by the current draft guidelines under review. Prior to being superseded, the *Guidelines for Prioritizing and Ranking Facility Modifications* had been included in a document the TCFMAC used to aid its decisionmaking for prioritizing and ranking facility modifications. It was last reviewed by the TCFMAC in April 2015 and remained at the committee level without being submitted to the Judicial Council for adoption. Those Guidelines were the genesis from which the current draft Guidelines have been created.
		The proposed changes conflict with prior agreements between the AOC and Court. The July 1, 2009, MOU between the Judicial Council and Sacramento Superior Court (MOU # 09-34-Rule 10.810 Facility	The draft Guidelines are not intended to supersede any existing agreement currently in force or the council's *Court-Funded*

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Management Services) identifies the AOC verses Court responsibilities for building systems and equipment. Exhibit C of this MOU is in conflict with Table A. The components of the County Facilities Payment were based upon the actual annual direct and indirect county expenditures on court facilities. Prior to the building transfers, Sacramento County performed hardscape ground maintenance at all Sacramento courthouses. These services included daily washing of the entryways and hard surfaces surrounding the buildings, as well as cleaning the exterior windows on an annual basis. The cost for these performed services were incorporated into the County Facilities Payment for Sacramento. As such, the funding responsibility for these services should remain a JCC responsibility.	*Facilities Request Policy.* Under Government Code section 70356, County Facilities Payments were based on calculating the five-year average of the cost expended by the county on facility operation and maintenance from 1995 to 2000, which have not been increased since that time. Consequently, and based on the current funding level, the Judicial Council does not have the ability to powerwash or clean the exterior on a daily basis.
		Table A - Building Envelope, Items 2, 4 and 5: Government Code Section 70301, includes under the definition of "maintenance" the ongoing upkeep of building "grounds" and there are areas, especially surrounding outside trash containers, that require power washing. Poorly kept grounds reflect a bad image of the court system. Furthermore, exterior window washing, especially in a high-rise courthouse where use of any type of horizontal life line or platform system requiring an annual certification, should not be a court funded obligation.	(Page 5): The Judicial Council will keep the window washing equipment certified for high-rise buildings and the outside cleaning of the exterior windows has been clarified to be Judicial Council cost. However, janitorial and cleaning are still Trial Court expenses.
		Table A - Electrical, Item 16: Unclear. Historically, building UPS systems that are hardwired to an electrical panel are maintained by Facilities Services. Rack-mounted UPS's are a court responsibility. Please clarify this is not changing.	(Page 6): Hard-wired language has been added to Item 47.
		Table A - Electrical, Item 17: Unclear what building components and equipment is included within this line item. Sacramento has been informed by the JCC that the Converge Network core and closet	(Page 5): The LAN WAN refresh program is provided through the Judicial Council's Information Technology (IT) office and not

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		switches, routers, wireless Aps and controllers are included in the JCC LAN WAN Program that refreshes this hardware as it approaches its manufacturer's end of support. Is the intent of this funding responsibility table to be a restructuring of the LAN WAN refresh program? Please clarify.	its Facilities Services. Initial equipment for the LAN WAN is provided by the Judicial Council in new capital projects.
		Table A - Electrical, Item 18: Antennas / communication dishes is vague and requires clarification. Antennas or communication dishes installed to support a fire/life/safety system should be a Facilities Services responsibility.	(Page 5): If any antennas/communication devices are required for a fire and life safety system, then it is a Judicial Council Facilities Services' responsibility; otherwise, the trial courts are responsible for this cost.
		Table A - Electrical, Item 23: Unclear. CCTV is typically a component of the security system and should be included under Item 21, Security cabling	(Page 5): This has been clarified in the document, as CCTV has been moved under Item 21.
		Table A - Furnishings, Item 57: Garbage disposals are a fixed appliance. Why would existing garbage disposals not fall under the category of built-in amenities (Item 55).	(Page 7): If the garbage disposal is required to be provided by Building Codes, then it is a Judicial Council responsibility
		Table A - Furniture, Item 63: Limits fixed audience seating to bench-style. Many existing courthouses have fixed theater seats that are currently maintained by Facilities Services. Please clarify this line item applies to all fixed audience seating.	(Page 7): Under Item 63, fixed theater-style seating will be replaced on a limited basis as Judicial Council Facilities Services has moved to bench-style seating for full-courtroom replacements.
		Table A - Restroom, Items 145 - 154: In the proposed Table A, "fixed" furniture and appliances continue to be a Facilities Services responsibility. Why are restroom accessories that are built-in or affixed to the wall different? Especially electric hand driers and soap dispensers that are being installed in new courthouses. Replacement of existing built-in and/or affixed accessories due to failure, damage or vandalism should continue to be funded by Facilities Services.	(Page 9): The restroom bath accessories listed under trial court responsibility are *additional* to the same accessories provided by the Judicial Council.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Table A - Restroom, Item 163: Baby changing tables are required by code and if affixed to the wall, should continue to be funded by Facilities Services.	(Page 9): Clarifying language has been added to Item 163.
		Table A - Electrical, Item 197: Unclear. Does this apply to new requests or O&M on existing generators? In capital outlay projects, how will the JCC differentiate between system designs that were driven by cost, JCC standards, and site restrictions/limitations, and not court requirements?	(Page 11): This is for the new requests. IT systems and non-emergency systems do not get backup generator power and will not be funded by Judicial Council Facilities Services.
		Multiple categories listed in Table B are unclear and ambiguous. For example, components of a "complete" facility security system are funded by Facilities Services. A fully integrated security system consists of many components. Yet as referenced in Table B, it appears some will not be supported by Facilities Services. For example, hardwired duress alarm systems that are integrated with the security system are maintained by Facilities Services, but not wireless systems (many of which are integrated with the CCTV for camera call-ups). Additionally, building intrusion systems (item 26) are also integrated into the security CCTV system for camera call-ups. Please clarify what is constituted as a "facility security system" and why some components are maintained by Facilities Services and others are not.	Judicial Council only adds wireless duress alarm systems. If a new wireless duress alarm system is requested, or a supplemental wireless duress alarm system is added by a trial court, then it will be funded from Judicial Council Security Special Fund.Intrusion alarms are third-party services that trial courts will have to contract for. Judicial Council Facilities Services will not be contracting or paying for third-party services or their maintenance or repair.
		Table B - Communications & Security, Item 9: The main difference between active and passive components is one requires an external source to its operation, the other does not. Considering this description, wouldn't an intercom system fall under the category of an "active" communication device? Please clarify what components are included under Detention Control - active communication.	(Page 13): Item 11 has been revised to reflect Judicial Council responsibility. Footnotes have been added to Items 10 and 11 to clarify the difference between passive and active communication.
		Table B - Interview Rooms, Items 10 and 11: Description of "passive" and "active" communications in interview rooms is ambiguous. Please	(Page 13): Footnotes have been added to Items 10 and 11 to clarify the difference

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		clarify	between passive and active communication.
		Table B - Surveillance, Item 19: How will the JCC quantify the number of cameras that are in excess of standards?	For existing facilities, the addition of any new cameras is considered either through the Security Special Fund or Court Operating Funds. For new capital projects, the number of cameras provided is determined by the council's *California Trial Court Facilities Standards,* and additional locations are determined during the design of a capital project by Judicial Council Facilities Services.
		Table B - Does not address the public safety BDA / DAS. This system, as required by code, must be integrated with the building's fire control system and monitored. The monitoring, annual certification, and system maintenance should be included within Table B as a Facilities Services responsibility.	(Page 6): The installation of a Public Distributed Antenna System, required for the fire control system, is added as Item 40A in Table A as a Judicial Council Facilities Services responsibility.
6.	Jake Chatters, Court Executive Officer	**Superior Court of California, County of Placer** Table A – Building Systems Line 16 – UPS Suggestion: Add a new line (16B) to clarify that a UPS (Hard Wired) is the responsibility of the JCC. The court agrees that small stand-alone UPS units for servers and other information technology systems are a court expense. However, a hard wired UPS for Communications and Security is part of the building infrastructure and should be consistent with Line 47, which makes clear that a hard wired UPS for Fire Life Safety is a JCC responsibility. Therefore, the court believes a new item for UPS (Hard Wired) for Communication	(Page 5): As shown in Item 16, any Uninterruptible Power Supply (UPS) system that is for IT systems or Communications (non-fire life safety system) is a trial court responsibility. (Page 6): Judicial Council Facilities Services is responsible for the hard-wired UPS required for fire and life systems.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		and Security should be listed as a JCC's responsibility.	
7.	Presiding Judge Kevin C. Brazile and Executive Officer/Clerk of Court Sherri R. Carter	**Superior Court of California, County of Los Angeles** On June 10, 2019, Chris Magnusson circulated the draft *Facilities Funding Responsibilities between Judicial Council and Superior Courts* for review. The comments of the Superior Court of Los Angeles County are as follow: The proposal should address solar panels (we note that it addresses electric car charging stations).	Solar panels will be considered and prioritized accordingly by the TCFMAC, once the payback period is determined to be less than seven years.
		Table A, item 2: power washing of hardscape. If this includes hazmat cleanup responsibilities (e.g., resulting from homeless encampments) then is a substantial and unsupportable cost shift.	(Pages 10–11): Items 192 and 193 capture this, which is the responsibility of Judicial Council Facilities Services.
		Table A, item 63 specifically references bench type seating, but should also include provision for like-kind replacement of audience chairs.	(Page 7): Under Item 63, fixed theater-style seating will be replaced on a limited basis as Judicial Council Facilities Services has moved to bench-style seating for full-courtroom replacements.
8.	Alan Counts, Chief Deputy of Administration	**Superior Court of California, County of Riverside** General Comments: The draft does not clearly delineate how responsibilities have changed, the impact or the authority for the change. Trial Courts need to understand if there is a shifting of responsibility from the JCC for these facilities maintenance costs. Recommend the draft be revised to show the following:	Tables A and B have been updated at the request of the Court Executives Advisory Committee (CEAC), which are attached.
		Currently Responsible: Change of Responsibility to: Fiscal Impact of Change: Authority for the Change: Recommend a clarification be added to confirm assumption items listed	

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		in the Facilities Services column are funded by Facilities Services but it is anticipated the actual work is to be completed by a Service Provider, Court staff using delegated funds or using the Facilities Modification process.	Clarification has been added to the document.
		In the Narrative of Changes to Previous Guidelines Document provide additional detail to the comment "Added Item" (i.e. Added to __ responsibility)	The draft Guidelines have been revised based on CEAC comments.
		Attach copies or provide link to Guidelines 1 – 17 in document.	Previous guidelines refer to the attached *Guidelines for Prioritizing and Ranking Facility Modifications,* which are now superseded by the current draft guidelines under review. Prior to being superseded, the *Guidelines for Prioritizing and Ranking Facility Modifications* had been included in a document the TCFMAC used to aid its decisionmaking for prioritizing and ranking facility modifications. It was last reviewed by the TCFMAC in April 2015 and remained at the committee level without being submitted to the Judicial Council for adoption. Those Guidelines were the genesis from which the current draft Guidelines have been created.
		Recommend a statement be added at the beginning of the document that clearly states that the lists do not pertain to new courthouse construction projects.	(Page 2): A statement that the Judicial Council is generally responsible for capital costs relating to the construction of new trial court facilities is indicated in section A, Capital Cost Responsibilities.
		Maintenance, repair or replacement of any statutory, certification or code complaint requirements should be the JCC's responsibility as the	Any systems in new buildings, which are constructed through a capital and required by

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		building owner. For example, electric car charging stations are required for the public by Cal Green or Distributed Antenna System (California Building Standard Code, Title 24, Part II).	applicable building code, is a Judicial Council responsibility. This situation does not apply to existing buildings. For example, the cost for the installation of electrical car charging stations at existing facilities (not required by applicable building code) is a trial court responsibility.
		Any maintenance, repair or replacement work associated with regularly scheduled or periodic renewal of required certifications or operating permits, fire, life safety systems or equipment should be the responsibility of the building owner. (i.e fuel storage tanks, window washing equipment and anchors, elevators, emergency response communication service, etc.)	Any certifications or operating permits for the equipment, which is required by building code, is maintained by the Judicial Council.
		Generally, anything pertaining to the exterior of buildings or located outside the building envelope (parking lots, exterior shell, windows, generators, HVAC, roofs, etc.) the installation, replacement or maintenance should be the responsibility of the building owner. The following address specific items in the report: A. CAPITAL COST RESPONSIBILITIES - clarification a. Outside Communications – Cable TV, Telephone Recurring Monthly Cost b. Recurring Voice and Data Fees i. The cost of telephone lines required for emergency response for elevators, fire alarm, etc. should continue to be the responsibility of the building owner.	This is a general statement and Tables A and Table B should be referred to for clarification on specific items. (Page 2): For new capital projects, as mentioned in Section A, any cost related to getting cable television, telephone, or internet is the responsibility of the trial courts. Any costs for the telephone lines that are required for elevators, fire alarm, etc. will continue to be a Judicial Council Facilities Services responsibility.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Table A Item 5 - Facilities Services: Building exterior – Window cleaning equipment must be certified twice a year under building code and should be the responsibility of the building owner	**Table A Responses:** (Page 5): The Judicial Council performs biannual maintenance reviews and maintains annual certifications of the window washing equipment on buildings that have window washing systems installed.
		Item 15 - Facilities Services: Server Room electrical needs change as equipment changes over time. Should be considered an on-going life cycle expense and be the responsibility of Facilities Services.	(Page 5): As shown under Item 15, server rooms' electrical requirements, such as new electrical requirements for new servers, is a trial court responsibility.
		Item 16 - Facilities Services/Trial Court: If the UPS supports a large server room (MDF), recommend it be a Facilities Services responsibility. Small individual UPS(s) recommend they be a Trial Court responsibility	(Page 5): As shown in Item 16, any UPS system that is for IT systems or Communications (non-fire life safety system) is a trial court responsibility. (Page 6): Judicial Council Facilities Services is responsible for the hard-wired UPS required for fire and life systems.
		Item 17 - Facilities Services: The JCC has typically been responsible for all of the network switches, routers and firewalls supporting a network. This is the building IT infrastructure backbone and should be removed from any proposed cost split and remain the responsibility of Facilities Services. Clarify what would be included in the 80/20 split.	(Page 5): The footnote for Item 17, Integrated Network, has been revised to better define the cost responsibility between the Judicial Council and trial courts.
		Item 18 - Facilities Services: If, Distributed antenna systems (DAS) fall into this category and they are required by code	(Page 6): If a Distributed Antenna System (DAS) is required by applicable building code on a new capital project, then its installation/maintenance is a Judicial Council responsibility. However, and in any existing

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
			facility, the installation and maintenance of a new DAS is a trial court responsibility.
		Item 30 - Electrical Outlet (new): Should look at reason for the outlet addition – could be both depending on reason for added outlet. Regardless, will remain a part of the building infrastructure even if user changed.	(Page 6): The addition of new power outlets in an existing facility under Item 30, for items such as kiosks, digital signage, or other equipment, is a trial courts responsibility.
		Item 36 - Facilities Services / Trial Court: If added to the Judges' parking as part of the initial construction of new courthouse or added to secure LEED certification for a building recommend it be a Facilities Services responsibility. Otherwise recommend it be a Trial Court responsibility.	(Page 6): If the electrical car charging stations are required either as a part of LEED certification or required by the applicable building code in a new capital project, then that is a Judicial Council Facilities Services responsibility. However, if a trial court is requesting installation of an electrical car charging station at an existing building which was not required under the applicable building code, then it is a trial court responsibility.
		Item 37 - Facilities Services / Trial Court: If added to staff parking as part of the initial construction of new courthouse or added to secure LEED certification for a building recommend it be a Facilities Services responsibility. Otherwise recommend it be a Trial Court responsibility.	(Page 6): Same comment as above.
		Item 38 - Facilities Services: This is a California Building Standard code requirement (CAL Green). Recommend it be a Facilities Services responsibility.	(Page 6): Same comment as above.
		Item 52 - Facilities Services / Trial Courts: If raised floors are used as a means to reduce construction costs in a project (i.e., ramping in a courtroom) recommend Facilities Services be responsible. Otherwise a Trial Court responsibility.	(Page 6): If the raised floors are part of capital project, then it is a Judicial Council Facilities Services responsibility.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Item 87 - Facilities Services: Data Room A/C needs change as equipment changes over time. The equipment is getting smaller but is generating more heat. Should be considered an on-going life cycle expense. Also, data room equipment changes mandated by JCC policy or program changes could result in HVAC equipment changes which should be included in policy or program change costs when mandated by the JCC.	(Page 7): If data room equipment changes are mandated by Judicial Council policy, then it would be revisited with the trial courts at that time. We are not aware of any policy change in the past that might have impacted the trial courts.
		Item 97 - Facilities Services: This shift a significant cost to Trial Courts. Currently maintaining, repairing and replacing manual blinds, drapes and shades in chambers and courtrooms are the responsibility of the JCC. Confirm it does not include movable partitions?	(Page 8): Manual blinds, drapes and shades in chambers and courtrooms are the responsibility of the trial court. This also includes any manual movable partitions or cubicle partitions.
		Item 102 - Facilities Services: If installed during construction, recommend it be a Facilities Services responsibility. This should include high traffic areas, acoustical wall panels and covering, etc.	(Page 8): If this is part of new capital construction, then it is a Judicial Council Facilities Services responsibility. However, in normal course of wear and tear, this would not rise to the higher Priority 1 or 2 FM and would be deferred pending adequate funding.
		Item 103 - Facilities Services: If installed during construction, recommend it be a Facilities Services responsibility. Same as 102	(Page 8): Same comment as above.
		Item 127 - Facilities Services: If installed during construction, recommend it be a Facilities Services responsibility.	(Page 9): This has been corrected. If this is part of a new capital construction, then it is a Judicial Council Facilities Services responsibility.
		Item 128 - Facilities Services: If installed during construction, recommend it be a Facilities Services responsibility. Should include any	(Page 9): If it is an automated shade or roll up covering, then it is a Judicial Council

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		shade, security film or roll-up covering.	Facilities Services responsibility; however, if it is a manual shade or roll up, it is a trial court responsibility.
		Item 163 - Facilities Services: This is required pursuant to 2017-2018 AB1127. Code compliance. Recommend it be a Facilities Services responsibility.	(Page 9): This item has been clarified.
		Item 175 - Unknown: Need clarification on what "identification"	(Page 10): Identification signage is for way finding or room naming. If there are changes in the existing use, and a trial court wants to revise identification signage, then it is a trial court responsibility.
		Item 197 - Trial Court: Clarity situation where Emergency Power Generator would be for non-emergency services?	(Page 11): Non-emergency services include full-building generators, IT systems, and HVAC for IT equipment.
		Table B Item 1 & 3 - JC Security Fund: Why is the responsibility for hardwired duress alarms and wireless duress alarms separated?	**Table B Responses:** (Page 13): Judicial Council only provides hardwired duress alarm system. No wireless duress alarm system is provided by Judicial Council.
		Item 2 - JCC Security Special Fund: If installed at construction it should be a JCC responsibility	(Page 13): Judicial Council only provides hardwired duress alarm system. No wireless duress alarm system is provided by Judicial Council. For any existing wireless duress alarm system, the system is subject to Security Special funding.
		Item 4 - Facilities Services: If installed at construction it should be a Facilities Services responsibility	(Page 13): Access control systems are maintained and used by trial courts with no input from the Judicial Council. Access

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
			control systems remain a trial court responsibility.
		Item 9 - Facilities Services: If installed at construction, it should be a Facilities Services responsibility	(Page 13): This has been corrected, as it is a Judicial Council responsibility.
		Item 11 - Unknown: Need clarification as to what Active Communication means for these interview rooms	(Page 13): This has been corrected, as it is a Judicial Council responsibility.
		Item 15 - Unknown: Clarify or provide example of what is stand alone plugged equipment?	(Page 13): These are enhancements, add-ons or additions to existing screening equipment (magnetometer). For example, a gun powder residue check machine or micrometer wave checking machine, which are not provided by Judicial Council Facilities Services, is a trial court responsibility.
		Item 17 - Others: TC does not provide Gun Safes – should this be "by others"?	(Page 13): An *Others* column has been included in the table to better clarify funding responsibility of items such as this.
		Item 19 - Both: If the result of a JCC policy or standard change, shouldn't funding be provided by Facilities Services (i.e. camera above Clerks windows)?	(Page 13): Any changes in Judicial Council policy will be reviewed separately. Item 19 pertains to additional cameras installed that are a trial court responsibility.
		Item 25 - JCC Security Special Fund: If installed at construction should be a JCC responsibility	(Page 14): This system is not provided in new capital construction and is for existing facilities only.
		Item 26 - JCC Security Special Fund: If installed at construction should be a JCC responsibility	(Page 14): Same comment as above.
		Item 27 - Facilities Services: Should include the BAS' software	(Page 14): The Building Automated System

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Operating Systems when it reaches its end of life.	includes all required operating software.
		Item 43 - Unknown: Needs to be clarified what is being addressed.	(Page 14): Item 43 has been clarified. It is an additional notification system through texting or calling that is not covered under Table B Items 1, 2, or 3.
9.	David Yamasaki Court Executive Officer	**Superior Court of California, County of Orange** Dear TCFMAC members: Thank you very much for extending the opportunity for the submission of comments regarding the draft document detailing the proposed assignment of financial responsibilities for the continued maintenance of court facilities. Over-all, the document is very well assembled and, in my view, details very reasonable responsibilities between trial courts and the Judicial Council. That said, I believe there is a need to add the assignment of responsibilities pertaining to the ongoing certification and maintenance requirements regarding Distributed Antenna Systems (DAS) and Bi-Directional Amplifiers (BDA's) that are critical and mandatory for the operation of court facilities. Below are further reasons to support modifications to language contained in the draft document.	(Page 6): Distributed Antenna Systems for fire protection has been added under Item 40A in Table A and is a Judicial Council Facilities Services responsibility. Bi-Directional Amplifiers (BDAs), if required for fire protection, is a Judicial Council Facilities Services responsibility.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Effective communications systems are critical for the effective and safe operation of our trial courts. Especially for new court construction projects, the costs associated with installing telephone systems and networking equipment has, very appropriately, been delegated to trial courts to install and maintain. There is, however, a very significant distinction concerning communication equipment that is necessary to enable communications for emergency purposes. Equipping court facilities with Fire/Life/Safety features such as: fire detection; sprinklers; fire rated stairwells; and DAS/BDA systems are components that are required for all new construction and are funded using court construction funds. Furthermore, regarding the latter, the systems must be certified on a regular basis. The cost of doing so can amount to approximately $10k annually. As expressed earlier, with the exception described, the over-all content of the document are very detailed with delegated responsibilities appropriately suggested. Should there be a need for additional clarification, I would be more than willing to provide details if requested.	

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

<table>
<tr><th></th><th>Commentator</th><th>Comments</th><th>Judicial Council Staff Responses</th></tr>
<tr><td>10.</td><td>CEAC Ad Hoc Working Group on Trial Court Facilities on behalf of the Court Executives Advisory Committee (Submitted by Donna Ignacio; contact is Mr. Shawn C. Landry, Chair.)
David Yamasaki
Court Executive Officer</td><td>CEAC Ad Hoc Working Group on Trial Court Facilities on behalf of the Court Executives Advisory Committee

Executive Summary

On behalf of the Court Executives Advisory Committee (CEAC), the CEAC Ad Hoc Working Group on Trial Court Facilities (Working Group) has reviewed the draft Facilities Funding Responsibilities between Judicial Council and Superior Courts. Upon review of the draft document, the working group has provided comments to Tables A and B located within Attachment A: Trial Court Facilities Working Group Comment Chart. Comments provided are in addition to what has been submitted separately by other courts.

General Comments

Below are general comments and recommendations on the draft for consideration:

1. The draft does not clearly delineate how responsibilities have changed, the impact or the authority for the change. Trial Courts need to understand if there is a shift of responsibility from the Judicial Council to them for the identified facilities maintenance costs. Recommend the draft be revised to show the following:
<table><tr><td>Currently Responsible:</td><td>Change of Responsibility to:</td><td>Impact of Change (if known):</td><td>Authority for the Change:</td></tr></table></td><td>Tables A and B have been revised and are provided as separate attachments.</td></tr>
<tr><td></td><td></td><td>2. Under Section B. Operations and Maintenance Cost Responsibilities Including Facilities Modifications, a statement should be added at the beginning of the draft that clearly states</td><td>(Page 3): Language has been added for clarity.</td></tr>
</table>

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		that the lists do not pertain to new courthouse construction projects.	
		3. Any statutory or code compliant requirements should be the Judicial Council's responsibility as the building owner. For example, electric car charging stations are required for the public by Cal Green (California Building Standard Code, Title 24, Part II).	Facilities that have required building code-related items are the responsibility of Judicial Council Facilities Services.
		4. Generally, anything pertaining to the exterior of buildings or located outside the building envelope (parking lots, exterior shell, windows, generators, HVAC, roofs, etc.) the installation, replacement or maintenance should be the responsibility of the building owner.	The draft Guidelines align with this statement.
		5. Generally, there should be a statement regarding anything related to emergency response, safety certifications, or emergency monitoring should be maintained by the owner of the building.	Same comment as above.
		Fiscal and Operational Impacts The working group has provided comments given the shortened time frame but was not able to complete a thorough review of impact to trial courts that may be associated with changes and additions to the draft. Trial courts should be given more time to analyze the impact to their respective budgets and providing meaningful feedback. The potential impact on trial courts budgets is substantial with this policy. **Attachment**	

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		1. Attachment A: Trial Court Facilities Working Group Comment Chart **TABLE A** Format is: Item Number: Category-Suggested Responsible Party: Comment	
		Item 2: Building Envelope-FS: This should be a FS responsibility as window cleaning equipment must be certified at least twice a year.	(Page 5): Building cleaning equipment provided for a high-rise building is certified by Judicial Council once a year as required by applicable statutes. Inspection will follow at six-month intervals.
		Item 4: Building Envelope-FS: This should be a FS responsibility. Clearing of cobwebs on the exterior of the building should be included in the "Pest Control" section of this document in items 170-173 as a FS responsibility. Interior cobwebs would generally be covered under janitorial contract. Exterior cobwebs would not. Instead, they align better in the pest control function. Some areas of the courthouse may be inaccessible to janitorial contractors.	(Page 5): Exterior window cleaning is clarified to be Judicial Council cost. Because current funding does and will most likely continue to lag demand, O&M projects and facility modifications that are the responsibility of and funded by the Judicial Council will be prioritized in alignment with the council's *Trial Court Facility Modifications Policy.*
		Item 15: Electrical-Both: Server room electrical requirements should be clarified. It is usually part of construction. If related to construction and functionality of electrical requirements within the building/IDF/MDF it should be a FS cost. If there are post construction costs associated with new servers, it should be a TCOF cost.	(Page 5): Item 15 pertains to existing facilities and not new construction. Any new outlet or relocation of an outlet unless required by a Priority 1 or Priority 2 FM is a trial court responsibility.
		Item 16: Electrical-Both: UPS powers many functions in a courthouse and is usually part of construction. If related to construction and functions of the building should be FS, if related directly to CMS or	(Page 5): As shown in Item 16, any UPS system that is for IT systems or Communications (non-fire life safety system)

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		other court added function, should be TCOF. It should also be noted that the same UPS may not only operate IT services but also other critical services within the building such as elevators, security cameras, security systems, building automation, etc.	is a trial court responsibility. (Page 6): Judicial Council Facilities Services is responsible for the hard-wired UPS required for fire and life systems.
		Item 17: Electrical-Both: Disagree with percentage of cost of the network assigned as indicated by the footnote: Courts 80%, Judicial Council 20%. How was percentage calculated? Given Converge Network is the backbone of many integrated systems the majority cost should be borne by the building owner, JCC or as shared cost in a county building. For example, this may also include security, security servers, security cameras, microphones, lighting, etc.	(Page 5): The footnote for Item 17, Integrated Network, has been revised to better define the cost responsibility between the Judicial Council and trial courts.
		Item 18: Electrical-FS: This should be a FS responsibility as Distributed Antenna Systems (DAS) fall into this category and are required by code. Provide clarification for this item.	(Page 5): If antennas/communication devices are required for a fire and life safety system, then it is a Judicial Council Facilities Services responsibility; otherwise, it is a trial courts responsibility.
		Item 30: Electrical-Both: Provide clarification for this item. If related to construction, electrical outlets should be part of the cost of the building as a FS cost. If adding an outlet to an existing building and not required under code, then it should be a TCOF cost.	(Page 6): The addition of new power outlets in an existing facility under Item 30, for items such as kiosks, digital signage, or other equipment, is a trial courts responsibility.
		Item 36: Electrical-Both: This was addressed by the policy in 2014. Need to differentiate between those stations installed during new construction or as a future add. Depending on this, both FS and TCOF may need to be checked. However, the policy should be reevaluated as a FS responsibility in new courthouses. This item also helps new buildings with LEED certification.	(Page 6): If the electrical car charging stations are required either as a part of LEED certification or required by the applicable building code in a new capital project, then that is a Judicial Council's Facilities Services responsibility. However, if a trial court is requesting installation of an electrical car charging station at an existing building which

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
			was not required under the applicable building code, then it is a trial court responsibility.
		Item 37: Electrical-Both: This was addressed by the policy created in 2014. Need to differentiate between those stations installed during new construction or as a future add. Depending on this, both FS and TCOF may need to be checked. However, the policy should be reevaluated as a FS responsibility in new courthouses. This item also helps new buildings with LEED certification.	(Page 6): Same comment as above.
		Item 38: Electrical-Both: This was addressed by the policy created in 2014. Need to differentiate between those stations installed during new construction or as a future add. Depending on this, both FS and TCOF may need to be checked. However, the policy should be reevaluated as a FS responsibility in new courthouses. This item also helps new buildings with LEED certification.	(Page 6): Same comment as above.
		Item 52: Flooring-FS: Provide clarification for this item. This should be a FS responsibility if raised flooring is used in new projects for ramping in courtrooms to mitigate construction costs.	(Page 6): If the raised floors are used to reduce construction costs in a capital project, then it is a Judicial Council Facilities Services responsibility.
		Item 79: HVAC-FS: This should be a FS responsibility as janitorial are not allowed in restricted areas.	(Page 7): This is a trial court responsibility, and if the system is located in a restricted area, then it should be coordinated by the trial court.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Item 80: HVAC-FS: This cost should be aligned with FS as janitorial contractors are often prohibited from restricted/in- custody areas.	(Page 7): This is a trial court responsibility, and the trial courts should coordinate with the Sheriff department for after-hours cleaning.
		Item 97: Interior Finishes-FS: This should be a FS responsibility. Manual blinds and shades as part of new construction are the responsibility of the building owner, JCC or as a shared cost in a county building.	(Page 8): Manual blinds, drapes and shades in chambers and courtrooms are a trial court responsibility. This also includes any manual movable partitions or cubicle partitions.
		Item 102: Interior Finishes-FS: Paneling is a permanent fixture when in place at time of construction and is the responsibility of the building owner, JCC or a shared cost in a county building. If an added feature by local court, it is the court responsibility.	(Page 8): If this is part of new capital construction, then it is a Judicial Council Facilities Services responsibility. However, in normal course of wear and tear, this would not rise to the higher Priority 1 or 2 FM and would be deferred pending adequate funding.
		Item 103: Interior Finishes-FS: Paneling is a permanent fixture when in place at time of construction and is the responsibility of the building owner, JCC or a shared cost in a county building. If an added feature by local court, it is the court responsibility.	(Page 8): Same comment as above.
		Item 127: Office Equipment-FS: This should be a FS responsibility if related to construction and functions of the building. Active communication system is typically an integrated part of the clerk windows. Also clarify active communication.	(Page 9): This has been corrected. If this is part of a new capital construction, then it is a Judicial Council Facilities Services responsibility. Active Communications refers to a system that requires outside power to enable communications.
		Item 128: Office Equipment-FS: This should be a FS responsibility if related to construction and functions of the building. Active communication system is typically an integrated part of the clerk	(Page 9): Same comment as above.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		windows. Also clarify active communication.	
		Item 137: Office Equipment-FS: This should be a FS responsibility if installed part of new building construction and part of the overall building design.	(Page 9): Since these filing systems are heavily used by the trial courts, and that use impacts the maintenance, this is not a Judicial Council Facilities Services responsibility. Similar to furniture, this is a piece of equipment that is the responsibility of the trial courts to remove or replace.
		Item 180: Signage-Both: Need clarification on this item. This should be a FS responsibility if the numbering and signage system is part of the building construction. If there are additions or changes to the existing signage system, then it is a TCOF responsibility.	(Page 10): After new construction signage has been installed, any added, revised, or replacement signage is a trial court responsibility.
		Item 197: Electrical-FS: This should be a FS responsibility. Typically, generator systems are not only dedicated to only IT but are integrated into other critical areas of courthouses. Do many courts have a designated generator for just IT infrastructure?	(Page 11): Only few a courts have designated generators for non-emergency services that are integrated, and the shared percentage is determined by the load of the non-emergency equipment compared to emergency equipment.
		TABLE B Format is: Item Number: Category-Suggested Responsible Party: Comment	
		Item 2: Alarms-This should be a FS responsibility if installed part of the building construction.:	(Page 13): Judicial Council only provides hardwired duress alarm system. No wireless duress alarm system is provided by Judicial Council. For any existing wireless duress alarm system, the system is subject to

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
			Security Special funding
		Item 4: Building Access-This should be a FS responsibility if installed part of the building construction.	(Page 13): Access control system is maintained and used by trial courts with no input from the Judicial Council. All access control systems remain a trial court responsibility.
		Item 6: Gun Locker-Need explanation regarding these items and how they are related to local court cost. Appears to be security/sheriff related and not a cost authorized to be expended by the local court from operations funding.:	(Page 13): An *Others* column has been included in the table to better clarify funding responsibility of items such as this. The Sheriff's Department is responsible for this cost.
		Item 8: Holding Cells-Need explanation regarding these items and how they are related to local court cost. Appears to be security/sheriff related and not a cost authorized to be expended by the local court from operations funding.:	(Page 13): Same comment as above.
		Item 9: Communication & Security-This should be a FS responsibility if installed part of the building construction. Need explanation regarding these items and how they are related to local court cost. Appears to be security/sheriff related and not a cost authorized to be expended by the local court from operations funding. Provide clarification of "active" communication.:	(Page 13): This has been corrected, as it is a Judicial Council responsibility.
		Item 10: Interview Rooms-This should be a FS responsibility. Need explanation regarding these items and how they are related to local court cost. Appears to be security/sheriff related and not a cost authorized to be expended by the local court from operations funding. Due to security reasons, these areas (windows and comminution	(Page 13): This item has been clarified. There is no impact to court operations funding on this. Passive communication is openings in the frame or other method, which does not require power to enable communication

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		systems) are typically integrated into the functionality of interview room. It should also be part of the overall building design. Provide clarification of "passive" communication.:	between the two sides.
		Item 11: Interview Rooms-This should be a FS responsibility. Need explanation regarding these items and how they are related to local court cost. Appears to be security/sheriff related and not a cost authorized to be expended by the local court from operations funding. Due to security reasons, these areas (windows and comminution systems) are typically integrated into the functionality of interview room. It should also be part of the overall building design. Provide clarification of "active" communication.:	(Page 13): This has been corrected, as it is a Judicial Council responsibility.
		Item 15: Security related-Need clarification as to what "stand-alone plugged equipment". This, theoretically, could mean a magnetometer which also plugs in and is also mentioned in item 12. Could possibly be both funding responsibilities dependent on the clarification provided.:	(Page 13): These are enhancements, add-ons or addition to existing screening equipment (magnetometer). For example, a gun powder residue check machine or micrometer wave checking machine, which are not provided by Judicial Council Facilities Services, is a trial court responsibility.
		Item 25: Alarms-This should be a FS responsibility if installed part of the building construction.:	(Page 14): Intrusion alarm are not provided for new courthouse construction and is a trial court responsibility.
		Item 26: Alarms-This should be a FS responsibility if installed part of the building construction.:	(Page 14): Same comment as above.
		Item 43: Notification-Need clarification on this item.	(Page 14): Item 43 has been clarified. It is an additional notification system through texting

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
			or calling that is not covered under Table B Items 1, 2, or 3.
11.	Michael Roddy Executive Officer	**Superior Court of California, County of San Diego** Dear Members of the Trial Court Facilities Modification Advisory Committee: I am writing to provide public comment on behalf of the San Diego Superior Court to the draft *Facilities Funding Responsibilities between Judicial Council and Superior Courts.* This draft was circulated by Facilities Supervisor Chris Magnusson on June 10, 2019. We do not believe that this draft proposal should move forward without more analysis and direct discussion with trial courts on the impacts to local trial court budgets.	
		Before getting into some specific issues that we have with this proposal, as a general matter, it appears that this draft is intended to not only define the facilities operations and maintenance responsibilities (and funding) between the Judicial Council and trial courts, but also to shift what have been Judicial Council/State responsibilities onto the trial courts. Clearer definitions between the parties is a good step. Shifting responsibilities in the way it is being attempted here is not a good step. We have had to piece together information from multiple sources to try to better understand what currently exists versus what is being proposed. The realignment of state and local responsibilities and costs is a potentially significant funding change that imposes new, unfunded costs on already overburdened local trial court budgets.	The TCFMAC does not intend to recommend the Guidelines for Judicial Council review/adoption, as they do not reapportion fiscal responsibilities between the Judicial Council and trial courts but clarify current responsibility for costs for systems, components, and equipment of capital, O&M, and FM projects.
		With regard to the proposed changes in the matrix. A representative sample of specific items that stand out include:	

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		File Tracking System: It is difficult to understand what this item refers to without any detailed description. In our Central Courthouse, the Judicial Council's facility staff have loosely defined the electrified high-density filing system as "File Tracking Furniture System"; and it is their position that our court is responsible for the maintenance and repairs of the units. The installation of these high-density filing units involved the architect, structural engineer and general contractor to design and reinforce the floor slabs for the additional equipment weight, and the electrical engineer to provide the NEMA 5- 20P dedicated electrical connections. Based on the special structural and electrical construction, it is inaccurate to define the electrified high-density filing units as "Furniture". It is also not appropriate to shift the maintenance and repair responsibility of the units to the Superior Court. When the Judicial Council project management team	(Page 2): A File Tracking System is used by the trial courts, and the use of the system triggers irregular maintenance obligations. It is a furniture system and therefore is a trial court responsibility.
		reduces the courthouse square footages on new projects and suggests that to make up for lost areas with electrified high-density filing units, courts need to be clearly informed, up front, that the funding responsibility for the maintenance and repairs of the units will be placed on Superior Court.	Agree with the comment. The Guidelines will be distributed to all trial courts engaged in capital projects to ensure they are advised during the project's design phase.
		Antennas/Communication Dishes: Currently our court does not use or maintain any antennas or communication dishes in any of our courthouses. It is not appropriate to shift the responsibility of these items to the trial courts.	Judicial Council Facilities Services does not install any antennas or communication dishes. If a trial court is installing any such equipment, it is the responsibility of the trial court.
		Carpet Maintenance and Repair: In both Judicial Council-managed buildings and County-managed buildings, common spaces are shared	Any tripping related repairs is performed by Judicial Council Facilities Services.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		by various tenant county and court departments. It has always been the landlord's responsibility to maintain and eliminate any tripping hazards in common lobbies and corridor areas. It is not appropriate to shift this responsibility to the trial courts.	However, because of lack of funding, the trial courts may pay for carpet replacement pursuant to the council's *Court-Funded Facilities Request Policy* and rule 10.810 of Rules of Court.
		Flooring Covering Maintenance and Repair: The Judicial Council has always taken care of the repairs and replacements of broken and bulged up floor tiles in lobbies, corridors and restrooms. The reasons for floor tile failures can range from structural slab issues, water seepage, poor tile installation, bad tile adhesive or mastic, etc. The floorcovering failure areas can occur in common spaces shared by Judicial Council and the County. Local trial courts do not have the ability to negotiate and maintain these types of issues. It is not appropriate to shift the responsibility to the trial courts.	Any tripping related repairs or any floor failures because of non-regular wear and tear is performed by Judicial Council Facilities Services. However, because of lack of funding, the trial courts may pay for the replacement of floor tiles pursuant to the council's *Court-Funded Facilities Request Policy* and rule 10.810 of Rules of Court.
		Garbage Disposals: Garbage disposals are connected to the building plumbing and electrical systems, therefore it is not appropriate to shift the responsibility to the trial courts.	If the garbage disposal is required to be provided by Building Codes, then it is a Judicial Council responsibility
		Trash Compactors: There are no trash compactor appliances in the San Diego Superior Court operational spaces. It should be clarified that trash compactors for the buildings (generally located at the loading dock areas) are the Judicial Council's responsibility to manage and maintain.	If trash compactors are provided as a part of the new capital project, it is maintained by the Judicial Council. Trash compactors at loading dock areas are a Judicial Council responsibility.
		Rekeying (due to loss): It should be clarified that if the cause for lost keys is due to the Judicial Council staff or their contractors, the Judicial Council would be responsible for rekeying the courthouse.	(Page 7): Item 74 now includes a footnote to clarify when the Judicial Council is responsible.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Wallcoverings: In both Judicial Council-managed buildings and County-managed buildings, common spaces are shared by various tenant county and court departments. It has been the landlord's responsibility to maintain and repair the wallcovering in common lobbies and corridor areas. It is not appropriate to shift this responsibility to the trial courts.	If this is part of new capital construction, then it is a Judicial Council Facilities Services responsibility. However, in normal course of wear and tear, this would not rise to the higher Priority 1 or 2 FM and would be deferred pending adequate funding.
		Additional Data Room Air Conditioning Systems over the Provided Existing System: This title does not make sense to use. The Judicial Council is currently responsible for providing functional air-conditioning in the Data Room so data equipment will not heat up or burn up. If the Judicial Council keeps the Data Room within its required temperature range, then no additional air-conditioning would be required. If an additional air-conditioning systems are needed to supplement an inadequate air- conditioning system, then Judicial Council should be responsible for the maintenance and repairs of the additional air-conditioning system.	Judicial Council Facilities Services maintains and repairs existing air conditioning systems for Data Rooms. If trial court plan to add or expand an existing Data Room, which requires additional air conditioning, then this is a trial court responsibility.
		Paper Towel Dispensers (hang/re-hang), Seat Cover Dispensers (hang/re-hang), Soap Dispensers (hang/re-hang), Toilet Paper Dispensers (hang/re-hang): As the landlord, the Judicial Council needs to comply with the health code and maintain a healthy enviromnent in courthouses. The above items are necessary for keeping a clean and healthy enviromnent; therefore, the hang and re-hanging broken restroom dispensers should be the responsibility of Judicial Council.	If the accessories are provided through a court's janitorial contract, then it is a court responsibility. Accessories are to be provided by the court and installed by the Judicial Council.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		Detention Control -Active Communication: The Judicial Council has always maintained and repaired the detention intercom systems. Our IT technicians do not have the expertise or access into the holding areas to perform maintenance or repair work. It is not appropriate to shift this responsibility to the trial courts.	(Page 13): Item 11 has been revised to reflect Judicial Council responsibility. Footnotes have been added to Items 10 and 11 to clarify the difference between passive and active communication.
		Active Communication (in-custody interview rooms): The Judicial Council has always maintained and repaired the in-custody/attorney interview intercom systems. Our IT technicians do not have the expertise or access into the holding areas to perform maintenance or repair work. It is not appropriate to shift this responsibility to the trial courts.	(Page 13): Same comment as above.
		Digital Video Recording (DVR) as Components of Complete Security System and Plan: the Judicial Council needs to provide the details on the number of days/months and video resolution capabilities that the surveillance video recording system will provide. The Sheriffs Department of each Superior Court should have the opportunity to review the DVR recording information and provide their recording capacity requirements. Having to currently deal with a DVR recording system whose storage capability is completely inadequate, it is clear to us that this item requires more detail and a review/comment process for trial courts to ensure that acceptable and necessary systems and storage are provided.	(Page 13): These video surveillance systems are installed for the benefit of the courts and their security providers with the goal of increasing their situational awareness in and around court facilities. Video surveillance equipment is designed to be a force multiplier for the security provider by placing cameras in locations where security staff is not always physically present. The primary use of these systems is not as evidence collection tools or aids to court proceedings, but to identify incidents or potential incidents in progress, allowing for a preventative or reactive security response, and to provide a reasonable timeframe during which the

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
			recorded video of these incidents can be reviewed and/or retained. The Judicial Council has increased the standard data retention time from 7 to 30 days. It has been the experience of the Judicial Council that 30 days of video footage is sufficient in the vast majority of cases where past footage is required for investigative purposes. It should also be noted the California judicial branch is not subject to the same statutory requirements for data retention as are county and city governmental entities. Current standards include resolution requirements that meet or exceed industry standards for HD cameras.
		We believe that this proposal is a potentially significant change in the responsibilities and relationship between the Judicial Council' s Facilities Services Division and the Superior Courts. Much more work and discussion should occur, especially when the result of this change would be to let the State and the state general fund off the hook for facilities maintenance and repair costs, while placing new unfunded burdens on the operational budgets of the local trial courts.	The TCFMAC does not intend to recommend the Guidelines for Judicial Council review/adoption, as they do not reapportion fiscal responsibilities between the Judicial Council and trial courts but clarify current responsibility for costs for systems, components, and equipment of capital, O&M, and FM projects.
		Shifting facility maintenance and repair costs onto the trial com1s, without any mechanism to add sufficient funding to court operational budgets to cover these increased costs, will force trial courts to choose between providing court access and services to the public and maintaining safe and adequate state facilities. This is not a choice that should be pushed onto local trial courts without a great deal more	Same comment as above.

Comments Summary: Superior Court Comments on the
Draft *Guidelines for the Responsibility of Facilities Costs between the Judicial Council and Trial Courts*
(formerly titled, *Facilities Funding Responsibilities between Judicial Council and Superior Courts)*
All comments are verbatim

	Commentator	Comments	Judicial Council Staff Responses
		analysis and discussion. Thank you for the opportunity to provide our comments.	
12.	Karen Dixon, Judge	**Superior Court of California, County of Siskiyou** We are unable to properly respond to the draft because there is insufficient descriptive explanation as to the items entered on the list under A and B as well as under section A. Capital Cost Responsibilities. It is also unclear whether there will be a difference in funding responsibilities depending upon whether the building is new or modification, etc. For instance, under section A, the table demonstrates that the audio recording equipment used to tie into a new system is the responsibility of the trial court. Our new courthouse is currently being built. Many of the recording equipment contemplated is to be installed per Judicial Council requirements. Is there an additional cost to our court to purchase equipment not installed? Is the trial court responsible for the costs of the equipment to be installed aside from the new facility funding provided for such costs? Further, is appears that much of the exterior maintenance as described in Table A, specifically numbers 2, and 5, has been shifted from Facilities Management to the trial courts. I hope that you ae able to provide such information so we may properly respond to the draft. Thank you for your assistance.	Section A of the draft Guidelines applies to new capital construction projects, and Section B applies to existing facilities maintenance and repair.

END OF COMMENTS

CEAC Update: TABLE A – Building systems, components and equipment, excluding building security systems

Attachment 6

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Currently Responsible	Change of Responsibility To	Impact of Change (if known)	Authority for the Change
1.	Building Envelope	Exterior Doors	Doors and Doorknobs	X		Judicial Council		N/A	N/A
2.	Building Envelope	Exterior Doors, Entryway, and Sidewalk	Exterior entrance power washing. Power washing for stains, debris and dirt		X	Judicial Council	Trial Court Operation Funds	N/A	Correction of the Janitorial responsibility
3.	Building Envelope	Exterior Walls	Exterior wall finish	X		Judicial Council		N/A	N/A
4.	Building Envelope	Exterior Windows	Clearing or Cleaning cobwebs from windows, corners (janitorial)	X		Trial Court Operation Funds	Judicial Council	N/A	N/A
5.	Building Envelope	Exterior Windows	Window cleaning exterior	X		Judicial Council		N/A	N/A
6.	Building Envelope	Exterior Windows	Windows (repair, occasional replacement)	X		Judicial Council		N/A	N/A
7.	Building Envelope	Foundation	Foundation	X		Judicial Council		N/A	N/A
8.	Building Envelope	Interior Windows	Window cleaning Interior (janitorial)		X	Trial Courts Operations Funds		N/A	N/A
9.	Building Envelope	Other Site System	Flag Poles and Flag replacement	X		Judicial Council		N/A	N/A
10.	Building Envelope	Other Site System	Flag lowering and raising		X	Not Indicated	Trial Court Operations Funds	N/A	Clarification of new line and not a shift of responsibility
11.	Electrical	Branch Wiring	Raceway	X		Judicial Council		N/A	N/A
12.	Electrical	Service & Distribution	ATS switches	X		Judicial Council		N/A	N/A
13.	Electrical	Branch Wiring	Cabling work stations		X	Trial Courts Operations Funds		N/A	N/A
14.	Electrical	Communications & Security	Plug-in power monitoring for data systems		X	Trial Courts Operations Funds		N/A	N/A
15.	Electrical	Communications & Security	Server room electrical requirements (e.g., new electrical requirements for new servers)		X	Judicial Council	Trial Court Operation Funds	<$5K per outlet	Clarification that Court requested addition of new outlets is not Judicial Council responsibility
16.	Electrical	Communications & Security	UPS - uninterruptible power supply		X	Not Indicated	Trial Court Operation Funds	N/A	Clarification of new line and not a shift of responsibility
17.	Electrical	Communications & Security	Integrated Network	X	X	Not Indicated	Trial Court Operation Funds	N/A	Clarification of new line and not a shift of responsibility
17A.	Electrical	IT	Infrastructrure - fiberoptic	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
17B.	Electrical	IT	Routers	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
17C.	Electrical	IT	Switches	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
17D.	Electrical	IT	Servers	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
17E.	Electrical	IT	Maintenance		X	Not Indicated	Trial Court Operation Funds	N/A	Clarification of new line and not a shift of responsibility
17F.	Electrical	IT	Software		X	Not Indicated	Trial Court Operation Funds	N/A	Clarification of new line and not a shift of responsibility
18.	Electrical	Low Voltage Electrical	Antennas/communication dishes		X	Trial Courts Operations Funds		N/A	N/A
19.	Electrical	Low Voltage Electrical	Business Data Cabling		X	Trial Courts Operations Funds		N/A	N/A
20.	Electrical	Low Voltage Electrical	Lower voltage cable	X		Judicial Council		N/A	N/A
21.	Electrical	Low Voltage Electrical	Security cabling	X		Judicial Council		N/A	N/A
22.	Electrical	Low Voltage Electrical	Telephone/telephone cabling (Move, Change, or add)		X	Trial Courts Operations Funds		N/A	N/A
23.	Electrical	Low Voltage Electrical	TV Cable/CCTV		X	Trial Courts Operations Funds		N/A	N/A
24.	Electrical	Service & Distribution	Lighting (cubicle, desk or task)		X	Trial Courts Operations Funds		N/A	N/A

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Currently Responsible	Change of Responsibility To	Impact of Change (if known)	Authority for the Change
25.	Electrical	Service & Distribution	Lighting (except cubicle, desk or task)	X		Judicial Council		N/A	N/A
26.	Electrical	Service & Distribution	Switchgear	X		Judicial Council		N/A	N/A
27.	Electrical	Service & Distribution	Transformers	X		Judicial Council		N/A	N/A
28.	Electrical	Service & Distribution	Ballasts	X		Judicial Council		N/A	N/A
29.	Electrical	Service & Distribution	Capacitance bank	X		Judicial Council		N/A	N/A
30.	Electrical	Service & Distribution	Electrical outlets (new)		X	Trial Courts Operations Funds		N/A	N/A
31.	Electrical	Service & Distribution	Electrical outlets (repair and replace)	X		Judicial Council		N/A	N/A
32.	Electrical	Building Envelope	Exterior lights	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
33.	Electrical	Service & Distribution	Face plates (replace/install)	X		Judicial Council		N/A	N/A
34.	Electrical	Site Lighting	Exterior lights	X		Judicial Council		N/A	N/A
35.	Electrical	Site Lighting	Parking lot lighting	X		Judicial Council		N/A	N/A
36.	Electrical	Site Electrical	Electrical car charging stations (Judicial Officers parking)		X	Trial Court Operations Funds		N/A	N/A
37.	Electrical	Site Electrical	Electrical car charging stations (Staff parking)		X	Trial Court Operations Funds		N/A	N/A
38.	Electrical	Site Electrical	Electrical car charging stations (Public parking)	X	X	Trial Court Operations Funds	Judicial Council & Trial Court Operations Funds	N/A	Added responsibility for Judicial Council to fund the line item
39.	Fire Life Safety	Fire Protection	Computer fire suppression system	X		Judicial Council		N/A	N/A
40.	Fire Life Safety	Fire Protection	Extinguishers	X		Judicial Council		N/A	N/A
40A.	Fire Life Safety	Fire Protection	Public Distributed Antenna System	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
41.	Fire Life Safety	Fire Protection	Fire alarm system	X		Judicial Council		N/A	N/A
42.	Fire Life Safety	Fire Protection	Fire sprinkler system	X		Judicial Council		N/A	N/A
43.	Fire Life Safety	Communications & Security	Fire alarm system monitoring	X		Judicial Council		N/A	N/A
44.	Fire Life Safety	Emergency Power	Emergency Exit Lighting	X		Judicial Council		N/A	N/A
45.	Fire Life Safety	Emergency Power	Emergency Generator	X		Judicial Council		N/A	N/A
46.	Fire Life Safety	Emergency Power	Emergency lighting	X		Judicial Council		N/A	N/A
47.	Fire Life Safety	Emergency Power	UPS - uninterruptible power supply (hard- wired)	X		Judicial Council		N/A	N/A
48.	Flooring	Floor Finishes	Carpet maintenance and repair		X	Trial Courts Operations Funds		N/A	N/A
49.	Flooring	Floor Finishes	Floor covering maintenance and repair		X	Trial Courts Operations Funds		N/A	N/A
50.	Flooring	Floor Finishes	Maintenance and repair (safety-related ONLY)	X		Judicial Council		N/A	N/A
51.	Flooring	Floor Finishes	Non-cosmetic repairs	X		Judicial Council		N/A	N/A
52.	Flooring	Floor Finishes	Raised floor panels maintenance and repair	X		Trial Courts Operations Funds	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
53.	Furnishings	Appliances	Appliances (hard connected to mechanical or electrical systems)	X		Judicial Council		N/A	N/A
54.	Furnishings	Appliances	Break room water dispensers (unfixed)		X	Trial Courts Operations Funds		N/A	N/A
55.	Furnishings	Appliances	Built-in amenities (maintain, repair and replace existing)	X		Judicial Council		N/A	N/A
56.	Furnishings	Appliances	Counter style appliances		X	Trial Courts Operations Funds		N/A	N/A
57.	Furnishings	Appliances	Garbage Disposals		X	Trial Courts Operations Funds		N/A	N/A
58.	Furnishings	Appliances	Ice-Makers (standalone)		X	Trial Courts Operations Funds		N/A	N/A
59.	Furnishings	Appliances	Microwaves		X	Trial Courts Operations Funds		N/A	N/A
60.	Furnishings	Appliances	Ovens and Stoves		X	Trial Courts Operations Funds		N/A	N/A
61.	Furnishings	Appliances	Refrigerators, Freezers and other stand-alone equipment		X	Trial Court Operations Funds		N/A	N/A

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Currently Responsible	Change of Responsibility To	Impact of Change (if known)	Authority for the Change
62.	Furnishings	Appliances	Trash Compactors		X	Trial Courts Operations Funds		N/A	N/A
63.	Furniture	Fixed	Audience Seating (Bench-style)	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
64.	Furniture	Fixed	Jury seating	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
65.	Furniture	Fixed	Gang seating	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
66.	Furniture	Unfixed	Chairs, seats around tables		X	Not Indicated	Trial Courts Operations Funds	N/A	Clarification of new line and not a shift of responsibility
67.	Furniture	Unfixed	Couches		X	Not Indicated	Trial Courts Operations Funds	N/A	Clarification of new line and not a shift of responsibility
68.	Hardware	Exterior and Interior Doors	Automatic door openers[4]	X		Judicial Council		N/A	N/A
69.	Hardware	Exterior and Interior Doors	Door closers	X		Judicial Council		N/A	N/A
70.	Hardware	Exterior and Interior Doors	Hinges	X		Judicial Council		N/A	N/A
71.	Hardware	Exterior and Interior Doors	Key schedule	X		Judicial Council		N/A	N/A
72.	Hardware	Exterior and Interior Doors	Keys	X		Judicial Council		N/A	N/A
73.	Hardware	Exterior and Interior Doors	Lock sets (includes cipher and access control connected hardware)	X		Judicial Council		N/A	N/A
74.	Hardware	Exterior and Interior Doors	Rekeying (due to loss)		X	Trial Courts Operations Funds		N/A	N/A
75.	Hardware	Lock Specialty	Unfixed furnishing, cabinet keys and locks		X	Trial Courts Operations Funds		N/A	N/A
76.	Hardware	Exterior Windows	Window screens	X		Judicial Council		N/A	N/A
77.	HVAC	Air Distribution	Balancing air distribution	X		Judicial Council		N/A	N/A
78.	HVAC	Air Distribution	Air conditioning	X		Judicial Council		N/A	N/A
79.	HVAC	Air Distribution	Diffusers - cleaning room-side of vents (janitorial)		X	Trial Courts Operations Funds		N/A	N/A
80.	HVAC	Air Distribution	Holding Cell Diffusers - cleaning room-side of vents (janitorial)		X	Not Indicated	Trial Courts Operations Funds	N/A	Clarification of new line and not a shift of responsibility
81.	HVAC	Air Distribution	Distribution supply and return duct	X		Judicial Council		N/A	N/A
82.	HVAC	Air Distribution	VAV box controllers	X		Judicial Council		N/A	N/A
83.	HVAC	Controls & Instrumentation	Building Automation System (BAS)	X		Judicial Council		N/A	N/A
84.	HVAC	Controls & Instrumentation	Energy Management System	X		Judicial Council		N/A	N/A
85.	HVAC	Cooling System	Chiller	X		Judicial Council		N/A	N/A
86.	HVAC	Cooling System	Data room air conditioning systems	X		Judicial Council		N/A	N/A
87.	HVAC	Cooling System	Additional Data room air conditioning systems over the provided existing system		X	Not Indicated	Trial Courts Operations Funds	N/A	Clarification of new line and not a shift of responsibility
88.	HVAC	Cooling System	Roof-top units	X		Judicial Council		N/A	N/A
89.	HVAC	Cooling System	Swamp coolers	X		Judicial Council		N/A	N/A
90.	HVAC	Heating System	Boiler	X		Judicial Council		N/A	N/A
91.	HVAC	Heating System	Steam boiler	X		Judicial Council		N/A	N/A
92.	HVAC	Vent Pipe & Fittings	Roof-top exhausts	X		Judicial Council		N/A	N/A
93.	HVAC	Vent Pipe& Fittings	Exhaust duct	X		Judicial Council		N/A	N/A
94.	Interior Finishes	Ceiling Finishes	Ceiling Tiles	X		Judicial Council		N/A	N/A
95.	Interior Finishes	Movable Furnishings	Artwork (owned and/or loaned)		X	Trial Courts Operations Funds		N/A	N/A
96.	Interior Finishes	Movable Furnishings	Automatic Blinds/Drapes/Shades (maintain, repair and replace)	X		Judicial Council		N/A	N/A
97.	Interior Finishes	Movable Furnishings	Manual Blinds/Drapes/Shades (maintain, repair and replace)		X	Not Indicated	Trial Courts Operations Funds	N/A	Clarification of new line and not a shift of responsibility

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Currently Responsible	Change of Responsibility To	Impact of Change (if known)	Authority for the Change
98.	Interior Finishes	Movable Furnishings	Blinds/Drapes/Shades - Cleaning		X	Trial Courts Operations Funds		N/A	N/A
99.	Interior Finishes	Movable Furnishings	Office pictures or personal decorations		X	Trial Courts Operations Funds		N/A	N/A
100.	Interior Finishes	Special Coverings	Visual security barriers (tinting)	X		Judicial Council		N/A	N/A
101.	Interior Finishes	Special Finishes	Kick plates	X		Judicial Council		N/A	N/A
102.	Interior Finishes	Wall Coverings	Paneling[5]		X	Trial Courts Operations Funds		N/A	N/A
103.	Interior Finishes	Wall Coverings	Wall coverings		X	Trial Courts Operations Funds		N/A	N/A
104.	Interior Finishes	Wall Finishes	Minor touch-up painting (for graffiti/vandalism only)	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
105.	Interior Finishes	Wall Finishes	Minor touch-up painting (for aesthetics)		X	Not Indicated	Trial Courts Operations Funds	N/A	Clarification of new line and not a shift of responsibility
106.	Interior Finishes	Wall Finishes	Paint - Exterior	X		Judicial Council		N/A	N/A
107.	Interior Finishes	Wall Finishes	Paint - Interior (cosmetic purposes) (Court- Exclusive Areas)		X	Trial Courts Operations Funds		N/A	N/A
108.	Interior Finishes	Wall Finishes	Paint - Interior (non-cosmetic) (Shared Use/Common Areas)	X		Judicial Council		N/A	N/A
109.	Interior Finishes	Wall Finishes	Wall/Sheetrock patching or repairing	X		Judicial Council		N/A	N/A
110.	Landscaping	Fertilizing	Chemical lawn treatments	X		Judicial Council		N/A	N/A
111.	Landscaping	Irrigation System	Landscaping irrigation system	X		Judicial Council		N/A	N/A
112.	Landscaping	Plantings	Boulevard plantings	X		Judicial Council		N/A	N/A
113.	Landscaping	Plantings	Shrubs/plantings/annuals	X		Judicial Council		N/A	N/A
114.	Landscaping	Interior and Exterior Movable Furnishings	Employee/Office plants at work stations/bathrooms, etc.		X	Trial Courts Operations Funds		N/A	N/A
115.	Mechanical	Energy Supply	Duct insulation	X		Judicial Council		N/A	N/A
116.	Mechanical	Energy Supply	Heat exchanger	X		Judicial Council		N/A	N/A
117.	Mechanical	Sanitary Waste	Waste water system	X		Judicial Council		N/A	N/A
118.	Mechanical	Water Distribution	Faucets	X		Judicial Council		N/A	N/A
119.	Mechanical	Water Distribution	Pipe insulation	X		Judicial Council		N/A	N/A
120.	Mechanical	Water Distribution	Water fountains	X		Judicial Council		N/A	N/A
121.	Mechanical	Water Equipment	Hot water heater	X		Judicial Council		N/A	N/A
122.	Mechanical	Water Equipment	Water filters (as required by specific building wide distribution systems)	X		Judicial Council		N/A	N/A
123.	Mechanical	Water Equipment	Water softener (building wide)	X		Judicial Council		N/A	N/A
124.	Mechanical	Water Equipment	Water treatment	X		Judicial Council		N/A	N/A
125.	Mechanical	Water Equipment	Drinking Water Dispensing equipment (temporary/mobile/countertop)		X	Trial Courts Operations Funds		N/A	N/A
126.	Office Equipment	Communications & Security	Server hardware and LAN infrastructure		X	Trial Courts Operations Funds		N/A	N/A
127.	Office Equipment	Communication & Security	Clerk Window - Active communication	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
128.	Office Equipment	Communication & Security	Exterior Transaction window - Active communication	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
129.	Office Equipment	Communications & Security	Telephone system		X	Trial Courts Operations Funds		N/A	N/A
130.	Office Equipment	Equipment	Shredder		X	Trial Courts Operations Funds		N/A	N/A
131.	Office Equipment	Fixed Furnishings	Furniture (fixed)	X		Judicial Council		N/A	N/A
132.	Office Equipment	Movable Furnishings	Bulletin or white boards		X	Trial Courts Operations Funds		N/A	N/A
133.	Office Equipment	Movable Furnishings	Computer equipment		X	Trial Courts Operations Funds		N/A	N/A
134.	Office Equipment	Movable Furnishings	Furniture (unfixed)		X	Trial Courts Operations Funds		N/A	N/A

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Currently Responsible	Change of Responsibility To	Impact of Change (if known)	Authority for the Change
135.	Office Equipment	Movable Furnishings	Furniture moves		X	Trial Courts Operations Funds		N/A	N/A
136.	Office Equipment	Movable Furnishings	Furniture set-ups		X	Trial Courts Operations Funds		N/A	N/A
137.	Office Equipment	Movable Furnishings	High-density filing system		X	Trial Courts Operations Funds		N/A	N/A
138.	Office Equipment	Movable Furnishings	Modular furniture		X	Trial Courts Operations Funds		N/A	N/A
139.	Office Equipment	Equipment	Copier		X	Trial Courts Operations Funds		N/A	N/A
140.	Office Equipment	Equipment	Printers		X	Trial Courts Operations Funds		N/A	N/A
140A.	Office Equipment	Equipment	Fax		X	Not Indicated	Trial Court Operations Funds	N/A	Clarification of new line and not a shift of responsibility
141.	Restroom	Floor Finishes	Carpet, VCT, Terrazzo, and bathroom floor material cleaning		X	Trial Courts Operations Funds		N/A	N/A
142.	Restroom	Floor Finishes	Mopping or Cleaning spills or water overflow		X	Trial Courts Operations Funds		N/A	N/A
143.	Restroom	Interior Specialties	Counter (damaged)	X		Judicial Council		N/A	N/A
144.	Restroom	Interior Specialties	Counter cleaning (janitorial)		X	Not Indicated	Trial Courts Operations Funds	N/A	Clarification of new line and not a shift of responsibility
145.	Restroom	Bath Accessories	Electrical hand driers (buy/provide)		X	Trial Courts Operations Funds		N/A	N/A
146.	Restroom	Bath Accessories	Electrical hand driers (hang/re-hang)	X		Judicial Council		N/A	N/A
147.	Restroom	Bath Accessories	Paper towel dispensers (buy/provide)		X	Trial Courts Operations Funds		N/A	N/A
148.	Restroom	Bath Accessories	Paper towel dispensers (hang/re-hang)	X		Judicial Council		N/A	N/A
149.	Restroom	Bath Accessories	Seat cover dispensers (buy/provide)		X	Trial Courts Operations Funds		N/A	N/A
150.	Restroom	Bath Accessories	Seat cover dispensers (hang/re-hang)	X		Judicial Council		N/A	N/A
151.	Restroom	Bath Accessories	Soap dispensers (buy/provide)		X	Trial Courts Operations Funds		N/A	N/A
152.	Restroom	Bath Accessories	Soap dispensers (hang/re-hang)	X		Judicial Council		N/A	N/A
153.	Restroom	Bath Accessories	Stocking restrooms (janitorial)		X	Trial Courts Operations Funds		N/A	N/A
154.	Restroom	Bath Accessories	Toilet paper dispensers (buy/provide)		X	Trial Courts Operations Funds		N/A	N/A
155.	Restroom	Bath Accessories	Toilet paper dispensers (hang/re-hang)	X		Judicial Council		N/A	N/A
156.	Restroom	Bath Accessories	Trash cans (buy/provide)		X	Trial Courts Operations Funds		N/A	N/A
157.	Restroom	Bath Accessories	Trash cans (hang/re-hang)	X		Judicial Council		N/A	N/A
158.	Restroom	Fixtures	Partitions	X		Judicial Council		N/A	N/A
159.	Restroom	Fixtures	Plumbing fixtures	X		Judicial Council		N/A	N/A
160.	Restroom	Fixtures	Shelves	X		Judicial Council		N/A	N/A
161.	Restroom	Fixtures	Sinks	X		Judicial Council		N/A	N/A
162.	Restroom	Fixtures	Urinals	X		Judicial Council		N/A	N/A
163.	Restroom	Fixtures	Adding new baby changing stations not required by law (Court funded, Judicial Council Installed)	X	X	Not Indicated	Facilities Services & Trial Courts Operations Funds	N/A	Clarification of new line and not a shift of responsibility
163A.	Restroom	Fixtures	Existing Baby Changing Stations' Replacement	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
164.	Roof	Roof Coverings	Roof decking	X		Judicial Council		N/A	N/A
165.	Roof	Roof Coverings	Roof drains/gutter/flashing	X		Judicial Council		N/A	N/A
166.	Roof	Roof Coverings	Roof membrane	X		Judicial Council		N/A	N/A
167.	Roof	Roof Coverings	Roof pads/wear lane/traffic	X		Judicial Council		N/A	N/A

Item #	Building System Category	Subcategory	Building Components and Equipment	Judicial Council	Trial Court Operations Funds	Currently Responsible	Change of Responsibility To	Impact of Change (if known)	Authority for the Change
168.	Services	Administrative	O&M Technician's office	X		Judicial Council		N/A	N/A
169.	Services	Administrative	Space planning functions		X	Trial Courts Operations Funds		N/A	N/A
170.	Services	Pest	Exterior spraying	X		Judicial Council		N/A	N/A
171.	Services	Pest	Indoor traps	X		Judicial Council		N/A	N/A
172.	Services	Pest	Interior spraying	X		Judicial Council		N/A	N/A
173.	Services	Pest	Preventive and Corrective measures	X		Judicial Council		N/A	N/A
174.	Signage	Site Signage	Exterior signage	X		Judicial Council		N/A	N/A
175.	Signage	Identifying Devices	Identification		X	Trial Courts Operations Funds		N/A	N/A
176.	Signage	Identifying Devices	Instructional (e.g. cell phone usage, noise policy, restricted area, etc.)		X	Trial Courts Operations Funds		N/A	N/A
177.	Signage	Identifying Devices	Reader boards (NOT specified in Court Transfer Agreement)		X	Trial Courts Operations Funds		N/A	N/A
178.	Signage	Identifying Devices	Reader boards (specified in Court Transfer Agreement)	X		Judicial Council		N/A	N/A
179.	Signage	Identifying Devices	Room Numbering (maintain, repair and replace)	X		Judicial Council		N/A	N/A
180.	Signage	Identifying Devices	Room numbering (new, adds, or changes)		X	Trial Courts Operations Funds		N/A	N/A
181.	Signage	Identifying Devices	State code compliance (e.g. "No Smoking")	X		Judicial Council		N/A	N/A
182.	Signage	Identifying Devices	Way finding/directional (Includes Evacuation)	X		Judicial Council		N/A	N/A
183.	Site Work	Parking Lots	Curbing (except local authority)	X		Judicial Council		N/A	N/A
184.	Site Work	Parking Lots	Parking (except local authority)	X		Judicial Council		N/A	N/A
185.	Site Work	Parking Lots	Parking lot striping	X		Judicial Council		N/A	N/A
186.	Site Work	Pedestrian Paving	Sidewalk (except local authority)	X		Judicial Council		N/A	N/A
187.	Site Work	Security Structures	Security bollards	X		Judicial Council		N/A	N/A
188.	Hazardous Waste	Court generated waste	Toner cartridges, batteries, court owned equipment such as computer equipment containing heavy metals or equipment with refrigerant containing devices, and items stored in an evidence room		X	Not Indicated	Trial Court Operations Funds	N/A	Clarification of new line and not a shift of responsibility
189.	Hazardous Waste	Janitorial generated waste	Cleaning material such as detergents and solvents, greasy rags or waste water containing hazardous material		X	Not Indicated	Trial Court Operations Funds	N/A	Clarification of new line and not a shift of responsibility
190.	Hazardous Waste	Construction or Building generated waste[6]	Asbestos and lead based paints, and hazardous material contained in building equipment like PBCs and various fluids. All waste generated as a result of maintenance and repairs such as paints, oily rags, acid batteries, etc.	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
191.	Hazardous Waste	Court Funded Request Construction generated waste	Construction or building generated waste that is part of the project that is funded by Court		X	Not Indicated	Trial Court Operations Funds	N/A	Clarification of new line and not a shift of responsibility
192.	Hazardous Waste	Bio-hazard waste	Human feces and blood	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
193.	Hazardous Waste	Bio-hazard waste	Sewer leak and spill from plumbing waste water leakage as part of larger Facility Modification and waste water removal is not the primary purpose of the Facility Modification	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
194.	Equipment Installation	Installation and removal of all equipment not part of the building system	White boards, clocks, file storage systems, portable/movable electronic equipment, court owned appliances, electronic calendars, and display boards		X	Not Indicated	Trial Court Operations Funds	N/A	Clarification of new line and not a shift of responsibility
195.	Equipment	Communication and AV Equipment	All Audio visual equipment		X	Not Indicated	Trial Court Operations Funds	N/A	Clarification of new line and not a shift of responsibility
196.	Electrical	Electrical outlets for communication and AV equipment	Power outlets for the communication and AV equipment	X		Not Indicated	Judicial Council	N/A	Clarification of new line and not a shift of responsibility
197.	Electrical	Emergency Power	Generators for IT Infrastructure and non-emergency services		X	Not Indicated	Trial Court Operations Funds	N/A	Clarification of new line and not a shift of responsibility

CEAC Update: TABLE B –Building security systems

Attachment 7

Item #	Building System Category	Subcategory	Building Components and Equipment	Facilities Services	Trial Court Operations Funds	Judicial Council Security - Special Fund	Others	Currently Responsible	Change of Responsibility To	Impact of Change (if known)	Authority for the Change
1.	Equipment	Alarms	Hardwired duress alarms not integrated with facility security system		X			Trial Court Operations Funds		N/A	N/A
2.	Equipment	Alarms	Wireless Duress alarms			X		Trial Court Operations Funds	Judicial Council Security - Special Fund	Reduction in cost to Trial Courts	Funding through State Budget
3.	Equipment	Alarms	Wireless Duress alarms maintenance and P1 support			X		Judicial Council Security - Special Fund		N/A	N/A
4.	Equipment	Building Access	Access control cards or fobs, replacement and programming for access levels. Badges and badge making equipment and software		X			Trial Court Operations Funds		N/A	N/A
5.	Equipment	Building Access	Access control system hardware and head end controller in accordance with California Trial Court Facilities Standards	X				Judicial Council		N/A	N/A
6.	Equipment	Gun Locker	Gun locker installation, repairs and keys				X	Trial Court Operations Funds	Others	N/A	Clarification only, no shift in responsibility
7.	Equipment	Holding Cells	Holding cell access control systems	X				Judicial Council		N/A	N/A
8.	Equipment	Holding Cells	Holding cell keys				X	Trial Court Operations Funds	Others	N/A	Clarification only, no shift in responsibility
9.	Equipment	Communication & Security	Detention Control - active communication	X				Not Indicated	Judicial Council	N/A	N/A
10.	Equipment	Interview Rooms	Passive communication	X				Not Indicated	Judicial Council	N/A	New item aded
11.	Equipment	Interview Rooms	Active communication	X				Not Indicated	Judicial Council	N/A	New item aded
12.	Equipment	Magnetometers & Related Equipment	Cabinet X-Ray System/magnetometers and associated monitors or accessories. Trust fund purchase includes 5 year service agreement. Service and maintenance agreements after the 5 years is responsibility of the Court		X	X		Trial Court Operations Funds & Judicial Council Security - Special Fund		N/A	N/A
13.	Equipment	Magnetometers & Related Equipment	Hand wand metal detectors		X			Trial Court Operations Funds		N/A	N/A
14.	Equipment	Magnetometers & Related Equipment	Registration, record keeping, signage and training for Cabinet X-Ray Systems/magnetometers and associated monitors or accessories		X			Trial Court Operations Funds		N/A	N/A
15.	Equipment	Security related	Stand-alone plugged equipment (e.g., enhancements or additions to existing screening equipment)		X				Trial Court Operations Funds	N/A	N/A
16.	Equipment	Safes	Fixed Safes maintenance and repair	X				Judicial Council		N/A	N/A
17.	Equipment	Safes	Gun Safes				X		Others	N/A	N/A
18.	Equipment	Safes	Portable Safes		X			Trial Court Operations Funds		N/A	N/A
19.	Equipment	Surveillance	Maintenance, repair and replacement of Camera's installed in excess of the Judicial Council Trial Court Facility Standards or existing number of cameras		X			Trial Court Operations Funds		N/A	N/A
20.	Equipment	Surveillance	Digital video recording (DVR) as components of complete security system and plan			X		Judicial Council	Judicial Council Security - Special Fund	N/A	Funding through State Budget
21.	Equipment	Surveillance	Digital video recording (DVR) for court operations and limited security application		X			Trial Court Operations Funds		N/A	N/A
22.	Equipment	Surveillance	Facility security systems, including controllers, facility security cameras, security specific digital recording systems and monitoring stations.	X				Judicial Council		N/A	N/A
23.	Equipment Monitoring	Alarms	Fire alarm system	X				Judicial Council		N/A	N/A
24.	Equipment Monitoring	Alarms	Hardwired duress alarms integrated with facility security system	X				Judicial Council		N/A	N/A
25.	Equipment Monitoring	Alarms	Intrusion alarm, monitoring and response		X			Trial Court Operations Funds		N/A	N/A
26.	Equipment Monitoring	Alarms	Intrusion alarm, repairs and maintenance		X			Trial Court Operations Funds		N/A	N/A
27.	Equipment Monitoring	BAS	Building Automation System (BAS)	X				Judicial Council		N/A	N/A
28.	Equipment Monitoring	Elevator	Elevator and vertical conveyance monitoring and notification	X				Judicial Council		N/A	N/A
29.	Equipment Monitoring	Vehicles	Vehicle control system (gates and overhead doors at sally port)	X				Judicial Council		N/A	N/A
30.	General Building	Equipment	Manage and maintain facility operations equipment	X				Judicial Council		N/A	N/A
31.	General Building	Janitorial	Porter services and routine spill cleanup (janitorial) in secure and inmate areas		X			Trial Court Operations Funds		N/A	N/A
32.	General Building	Janitorial	Recurring janitorial services and supplies in secure and inmate areas		X			Not Indicated	Trial Court Operations Funds	N/A	N/A
33.	General Building	Personnel	Private and/or Non-Sheriff Security personnel		X			Trial Court Operations Funds		N/A	N/A
34.	Hardware	Fencing & Gates	Security fencing and gates, vehicle barriers and bollards	X				Facilities Services		N/A	N/A
35.	Hardware	Keys & Locks	Cabinet and cash drawer keys and locks in fixed furnishings		X			Trial Court Operations Funds		N/A	N/A
36.	Hardware	Keys & Locks	Removable locks		X			Not Indicated	Trial Court Operations Funds	N/A	N/A
37.	Hardware	Keys & Locks	Door hardware/automatic door openers	X				Judicial Council		N/A	N/A

CEAC Update: TABLE B –Building security systems

Attachment 7

Item #	Building System Category	Subcategory	Building Components and Equipment	Facilities Services	Trial Court Operations Funds	Judicial Council Security - Special Fund	Others	Currently Responsible	Change of Responsibility To	Impact of Change (if known)	Authority for the Change
38.	Hardware	Keys & Locks	Key schedule	X				Judicial Council		N/A	N/A
39.	Hardware	Keys & Locks	Lock sets (includes cipher and access systems)	X				Judicial Council		N/A	N/A
40.	Hardware	Keys & Locks	Rekeying due to loss of key		X			Trial Court Operations Funds		N/A	N/A
41.	Hardware	Windows	Ballistic glazing assemblies	X				Judicial Council		N/A	N/A
42.	Hardware	Windows	Ballistics protection (courtrooms, security spaces, etc.)	X				Judicial Council		N/A	N/A
43.	System	Notification	Panic, duress or similar emergency notification systems not following under items 1,2,3 of this Table B		X			Not Indicated	Trial Court Operations Funds	N/A	N/A

ATTACHMENT 8

Guidelines for Prioritizing and Ranking Facility Modifications

ADOPTED BY
THE TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE,
APRIL 13, 2015

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

1. Overview

This document presents a methodology and process adopted by the Trial Court Facility Modification Advisory Committee (Advisory Committee) for prioritizing and ranking facility modifications to trial court facilities. It also includes operating guidelines established to help guide Advisory Committee meetings and to establish JCC versus court funding for a variety of facility related issues.

2. Facility Modification Defined

Facility Modifications (FM) as defined by the Judicial Council in its December 2, 2005, report titled Prioritization Methodology for Modifications to Court Facilities are a generally emergency, physical modification to a facility component or components that restores or improves the designed level of function of a facility or facility components. On December 12, 2014, the Judicial Council (JCC) adopted a revised version of the policy titled Trial Court Facility Modifications Policy.

A facility modification may consist of:

- A modification that alters or increases the designed level of services of a building;
- A "special improvement" meaning a one-time modification to a facility that is not expected to be repeated during the lifetime of the facility;
- An alteration, addition to, or betterment of a facility that changes its function, layout, capacity, or quality;
- A rehabilitation, which restores a facility to its former state or capacity;
- A renovation, which restores a facility to a former or better state, including by repairing or reconstructing facility components;
- A replacement, which puts a new facility component of the same or better quality or function, in the place of an existing facility component;
- The addition of new systems, equipment, or components to a facility that would not otherwise exist;
- A modification to a facility that is required to bring the facility into compliance with law, including but not limited to the Americans with Disabilities Act, title 24 of the California Code of Regulations, and federal and state hazardous materials laws and regulations;
- Any of the foregoing where a facility or its components are damaged, seriously deteriorated, dysfunctional, subject to intermittent service outage, or otherwise in insufficient operating condition as a result of deferred maintenance, emergency, acts of God, severe wind or weather conditions, vandalism, or criminal activity; and
- A correction of collateral damage arising from an emergency incident or unanticipated finding that is discovered during the performance of facility modification work.

A facility modification differs from routine maintenance and repair of a court facility, which is the routine, recurring, and generally anticipated work that must be performed periodically throughout the life of a facility to keep the building and its grounds, equipment, and utilities

infrastructure in a condition adequate to support their designed level of service. Routine maintenance and repair includes annual or more frequent periodic repairs and replacements of building components and equipment consistent with manufacturers' recommendations or industry-recommended service cycles. While a facility modification may either restore or improve a facility's designed level of function, routine maintenance and repair always maintains, without materially improving, the facility and its components at their designed level of function. Routine maintenance and repair is the basic and ongoing work that is needed, as part of ordinary facility operation and management, to keep the facility and its components in a condition adequate to support existing facility operations and to prevent deterioration, break down, and service interruptions.

In some instances, it is difficult to distinguish between a facility modification and routine maintenance and repairs. Facility modifications are distinguished from routine maintenance and repair based on the scope and complexity of the work to be performed, and the anticipated impact of the work on the ongoing operation of the facility. Factors to be considered in evaluating the scope, complexity, and impact of a project include:

- The amount of time and materials needed to complete the work;
- The number of steps involved in completing the project;
- The type and number of tools required to perform the work;
- The extent to which facility structures or equipment must be altered or moved to complete the project;
- Whether the facility component involved is a substantial part of a major facility system;
- Whether one or more facility systems will be disrupted or taken out of service as a result of the project; and
- Whether the project involves critical facility systems such as life safety or security equipment, HVAC equipment, utilities infrastructure, roofs and other structural components, or accessibility features (i.e., elevators, escalators, doors, parking lots and structures).

Projects of greater scope and complexity or with a more critical impact on the ongoing safe and secure operation of the court facility are more likely to be facility modifications; however, for projects that are more difficult to distinguish, case-by-case evaluation is required.

There is no upper or lower dollar limit for FM. Small repairs will normally be handled as Job Orders but depending on the operations and maintenance budget, some smaller repairs either individually or collectively may need to be funded as FMs. Larger projects may be funded as Capital Projects.

A facility modification is distinguished from a capital project in that the latter significantly increases the facility's gross area; substantially renovates the majority (more than 50 percent) of the facility; involves the construction of a new facility or a facility acquisition; or changes the use of the facility, as in a conversion from another use to court use.

3. Priority Categories

Facility modifications are assigned one of six priority categories. These categories, adopted by the Judicial Council, are based on methods commonly used by private sector facility management firms. Facility modifications that are determined to be Priority 1 will be addressed immediately and regardless of whether the court occupies a shared-use facility. Planned Priority 2–6 facility modifications requested for court exclusive and shared-use facilities will be assigned an appropriate priority category. Implementation of modifications in shared-use facilities, however, may be dependent on financial participation by the county that occupies space in the building.

Priority 1—Immediately or Potentially Critical. Condition requires immediate action to return a facility to normal operations, or a condition that will become immediately critical if not corrected expeditiously. Such conditions necessitate the need to stop accelerated deterioration or damage, to correct a safety hazard that imminently threatens loss of life or serious injury to the public or court employees, or to remediate intermittent function and service interruptions as well as potential safety hazards. Such conditions may include, but are not limited to, the following: major flooding; substantial damage to roofs or other structural building components; or hazardous material exposure. Depending on scope and impact, a severe deterioration in life safety protection may also be considered a priority 1 condition requiring a facility modification.

Owing to their critical nature, priority 1 requests will be addressed immediately by JCC staff using internal procedures that ensure timely and effective responses to unplanned emergency or potentially critical conditions, including a method and a process for setting aside funds to address priority 1 conditions.

Priority 2—Necessary, but Not Yet Critical. Condition requires correction to preclude deterioration, potential loss of function or service, or associated damage or higher costs if correction is further deferred.

Priority 3—Needed. Condition to be addressed will reduce long-term maintenance or repair costs or will improve the functionality, usability, and accessibility of a court. The condition is not hindering the most basic functions of a facility, but its correction will support improved court operations.

Priority 4—Does Not Meet Current Codes or Standards. Condition does not conform to current code requirements, yet it complied at the time of initial construction. Such conditions are considered legally nonconforming and are generally not required to be modified to meet current code requirements.

Priority 5—Beyond Rated Life, but Serviceable. Condition is currently adequate but cannot be expected to function as designed in the future.

Priority 6—Hazardous Materials, Managed but Not Abated. Hazardous materials, such as asbestos or lead-based paints, which are currently managed in place but not yet remediated.

4. Ranking Requests for Priority 2–6 Facility Modifications

JCC staff will work with Trial Court Executive Officers and their staff to document the court's operational needs. Facility conditions will be assessed by JCC staff and contractors periodically to identify facility modification requests and requirements for each forthcoming fiscal year. JCC staff will assign a priority category to each modification requested or indicated, develop a preliminary cost estimate, and determine a high-level scope of work for the facility modification. JCC staff will then prepare a report for each committee meeting on pending trial court facility modifications.

Each periodic report will include a preliminary ranked list of all pending requests by priority category, including a quantitatively-scored rationale for the ranking. Preliminary ranked lists of all facility modification requests will be prepared by JCC staff based on criteria outlined in the July 27, 2012, Judicial Council adopted policy on facility modifications. The policy outlines the priority categories; specific justifications; effect on court operations and public/employee safety; risk management and mitigation; funding availability; equity among the courts; implementation feasibility; cost/benefit analysis; design and plan status; and planned major capital improvements. JCC staff will provide scoring on the following seven facility modification components, which incorporates the criteria outlined in the policy:

1. **Priority Category:** As defined above, this will be used to create the initial ranking of facility modifications. By assigning point values to the criteria listed below, a score is produced to rank the facility modifications within each priority category.

2. **Justification and Effect on the Court**: This will be a score between 5 and 50 (with 5 indicating the court is closed or is significantly impacted and 50 indicating this is a wish list item). *Please note that any number between 5 and 50 can be used to quantify the justification and the effect this requirement has on the court*. The chart below will assist in determining the correct number. Equity among courts can be taken into consideration when assigning appropriate values below.
    - 5-15 court operations are *significantly* impacted (negatively)
    - 16-20 court is operating but at less than standard productivity
    - 21-35 court appearance and dignity is diminished by the conditionof the facility
    - 36-50 a "wish list" item

3. **Safety, Security, Risk Management**: This will be a score between 5 and 25 (with 5 indicating there is a potential for serious risk and 25 indicating there is no risk) The focus here is on safety, security, and risk management/mitigation by taking into consideration public and employee safety. *Please note that any number in between 5 and 25 can be used to quantify the effect this requirement has on the court*. The chart below will assist in determining the correct number.
    - 5-15 potential serious risk
    - 16-20 no significant risk
    - 21-25 no risk

    Facility Modifications that are for the express purpose of enhancing court security systems and functions may have an evaluation performed by the JCC Office of Security. Once a project is ranked using the standard methods, means, and interpretations, The Security scoring matrix below will be applied against the final ranked score. For this specific class of

project the above scoring method will only be interpreted as a score associated with the Safety and Risk Management aspects of the project.

4. **Feasibility**: This will be a score of 10, 15, 20, or 25 (with 10 indicating the project is easy to perform and 25 indicating the project requires major design efforts and may not be practical to perform). Factors to consider when assigning a score are shared-costs with Counties, permitting issues, funding availability, design and plan status, court approvals, and fire plans.
    - 10 Easy to perform with little/no planning or design
    - 15 Requires some planning and design
    - 20 Requires major design effort or shared cost difficult to receive
    - 25 Requires major design effort, may not be practical, shared cost highly unlikely

5. **Cost/Benefit**: This will be a score based on the Simple Return on Investment (ROI) value associated with the project. Deduction will be 3 points for each year of ROI less than seven creating a potential score of between -21 and -3.. This criterion allows for facility modifications that will pay back the cost of the effort over shorter time frames to move up the list by using a negative score. An energy-saving improvement yielding reduced utility bills or an automation project resulting in a demonstrable reduction in labor expenses are good examples. Project documentation must be validated by utility analysis staff.
    - 0 ROI in excess of 7 years
    - -3 ROI of 7 years
    - -6 to -21 ROI of 6 to 1 year
    -

6. **Design Status**: This will be a score of 5, 15, or 25 (with 5 indicating the project is designed and ready to perform today, and 25 indicating the designs will take more than 90 days to complete). Facility modifications that require no design effort, or are already in design, will receive higher scores than those still requiring design effort.
    - 5 Designed, ready to perform today
    - 15 Designs will be ready within 90 days
    - 25 Designs will take more than 90 days to complete

7. **Planned Major Capital Improvements:** This will utilize a yes/no test for *implementation* of a facility modification project, though this will not affect the ranking of those facility modifications requests or needs. A facility modification may be implemented even though a major capital project that would address the need, but is not funded. If a planned major capital project will address the facility modification need in a reasonable period of time, the request may not need to be implemented. A specific funding guideline is included in Attachment 1 as Guideline 10.

5. Budget Allocation

Prior to the commencement of the fiscal year, JCC staff will produce a proposed spend plan detailing projected expenditures and plans of approach to plan, allocate and expend the anticipated FM budget in the forthcoming year. This proposal will be presented to the advisory committee including allocations for the following categories:

1. Statewide Facility Modification Planning
2. Priority 1 Facility Modifications Allocation
3. Planned Facility Modifications Allocation
4. Priority 2-6 Facility Modifications Allocation

The methodology and process used to produce the proposed budget allocation will be reviewed with the Advisory Committee to evaluate the approach and answer any questions. The Advisory Committee will have the opportunity to modify the prioritization ranking methodology, adjust the allocation of the facility modifications budget among the four categories, make other changes as necessary, or validate the methodology adopted and budget allocation proposed by JCCJCC staff.

Upon approval of the final draft proposal staff will submit the budget proposal to the Judicial Council in alignment the requirements of the FM Policy.

6. Implementation of Approved FM Budget

JCC staff will proceed to implement facility modifications using the Council approved FM budget allocations. JCC staff will manage the work through design, construction, inspection, and acceptance. The JCC will work collaboratively with local courts to implement all facility modifications.

JCC staff will prepare a prioritized project lists in alignment with section 4 of this document prior to each committee meeting.

The Advisory Committee will meet approximately every 45 days to review facility modifications for Priority 1 emergency, unforeseen/out-of-cycle Priority 2-6 requests.

JCC staff will provide regular reports to the committee regarding project approved expenditures compared to original approved budgets. Staff will make recommendations as necessary to the committee to adjust budget allocation pursuant to their authority in order to maximize appropriate utilization of FM funding over the course of the fiscal year.

The Advisory Committee's decisions are normally implemented by the JCC without further consideration or approval. Reconsideration of decisions made by the Advisory Committee will only be reviewed in accordance with Guideline 1 located in Attachment 1.
In the event a facility modification can be performed using funds from sources other than the facility modifications budget, implementation without regard to the prioritization and ranking methodology may be considered by the Advisory Committee. An example would be the provision of grant funds for the purchase and installation of security equipment. If facility modification funds were required to complete the installation of any equipment, provided it was a Priority 1 facility modification, the installation would still be eligible to proceed without ranking. If the modification was classified as a Priority 2 or higher, it would be subject to the ranking methodology.

7. JCC VERSUS COURT FUNDING

Not all request for facility related services are funded though the JCC facility modification budget. Some items such as furniture are expressly excluded while others such as painting and floor covering are only funded under certain circumstances. To help establish a predictable outcome when requesting facility work the Advisory Committee has established a number of Guidelines cover a variety of areas. The full text of the guidelines is included as Attachment 1. The guidelines cover the following topical areas:

- Guideline 1: Request for Reconsideration of Advisory Committee Decisions
- Guideline 2: Paint/Wall Covering and Window Covering
- Guideline 3: Floor Covering
- Guideline 4: Special Purpose HVAC
- Guideline 5: Security Related Projects
- Guideline 6: Hazardous Material Management and Disposal
- Guideline 7: Patron Seating
- Guideline 8: Installation and Support of Court Owned Equipment/Furniture
- Guideline 9: Art, Interior Decorations, and Special Purpose Decorations
- Guideline 10: Facility Modifications in Facilities to be Replaced with Funded Capital Projects
- Guideline 11: Funding of Facility Modifications in Court-Funded Leased Facilities
- Guideline 12: Americans with Disabilities Act (ADA) Project Guidelines
- Guideline 13: Using Cost to Assist in Facility Modification Determinations
- Guideline 14: Vandalism/Graffiti Mitigation
- Guideline 15: Court-Funded Facilities Requests
- Guideline 16: Charging Stations for Electric Vehicles
- Guideline 17: Building and Security Systems Funding Responsibility

The Advisory Committee may establish additional Guidelines or modify existing guidelines as necessary to achieve the goal of the Judicial Council, consistent with budget restraints.

8. Advisory Committee Meeting Protocols and Other Guidance

Cost as a Prioritizing and Ranking Factor: The cost of a FM will not be a factor when prioritizing and ranking FMs.

$15/5 Rule: FMs with a Priority 2 or 3 and a cost of less than $15K, and FMs with a Priority of 4 or 5 with a cost of less than $5K can be approved and funded by the facility modification program budget without first going through the Advisory Committee. All $15/5 Rule facility modifications will be limited to $100,000 annually for each 100,000 square feet of space per facility. For example, an 80,000 square foot facility is limited to $100,000 and a 120,000 square foot facility is limited to $200,000.

All such FMs will be reported to the Advisory Committee at the next meeting and will be funded using Out of Cycle funds. Approval thresholds will be adjusted based on committee approval and budget limitations.

Facility Modification Cost Increases: Facility modification cost increases do not have to be approved by the Advisory Committee in advance. Cost increases of more than $50K over that initially approved budget, by the Advisory Committee, will be reported at the next meeting.

Meeting Materials for the Advisory Committee: Meeting materials for the Advisory Committee will include an Executive Summary, an agenda, a cumulative list of policy decisions, PowerPoint slides, and facility modification lists. Meeting materials for the Advisory Committee will be sent out at least five business days prior to the meeting. The PowerPoint slides should be sent in black and white and handouts formatted as three slides per page.

Notice of Meetings for the Public: A meeting notice and an agenda with a brief description of each item to be considered during the meeting will be posted to the California Courts website (www.courts.ca.gov) at least five business days before the meeting. (CRC 10.75(e) (1).) The meeting notice must state whether the meeting is open or closed and, if partly closed, which agenda items are closed. For meetings that are open in part of in full, the meeting notice must provide: (1) the telephone number or other electronic means that a member of the public may use to attend the meeting; (2) the time of the meeting, whether the public may attend in person, and, if so, the meeting locations; and (3) the email address or other electronic means that the public may use to submit written comments regarding agenda items, requests to speak at a meeting, or requests to make an audio recording of a meeting. (CRC 10.75(f).)

Meeting Materials for the Public: Meeting materials provided to the public will be posted to the California Courts website (www.courts.ca.gov) at least three business days before the date of the meeting, except in extraordinary circumstances. (CRC 10.75(h).)

Members Absences: In the event a member cannot attend, they cannot have someone else represent them at the meeting. A quorum will consist of the members present for a scheduled meeting.

Guideline 1
Requests for Reconsideration of Advisory Committee Decisions

Courts and the JCC may request a decision made by the Advisory Committee be reconsidered. Such requests could address funding, prioritization, or scoring decisions. All such requests must be in writing and signed by the Presiding Judge or Court Executive Officer or if from the JCC, the Director of the Office of Real Estate and Facilities Management (OREFM). Request for reconsideration should be submitted to the Facility Operations Manager of OREFM.

The Facility Operations Manager will forward the request to the Chair of the Advisory Committee along with a summary of the request and the decision made by the Advisory Committee.

The Advisory Committee will review the request for reconsideration, the initial decision of the Advisory Committee, and any other pertinent information related to the request. The Advisory Committee or a member, may based on the situation visit the facility, meet with court and/or JCC personnel, or meet with any other person(s) who may provide information on the request.

The Advisory Committee will then review all the data and the report from the appointed member and make a final determination. The Chair will prepare a reply informing the requestor of the decision of the Advisory Committee.

The decision of the Advisory Committee is considered final.

Guideline 2
Paint/Wall Covering and Window Covering

The JCC has the responsibility for the interior painting and maintenance of wall/window coverings. Rule 10.810 (See Attachment 2) allows the courts to use their operating funds for painting and wall/window coverings, but does not require them to fund the maintenance to a JCC standard. Thus if the court is not willing or able to fund this to meet the JCC standard of finish and appearance the JCC as the building owner must provide necessary funding

This guideline does not apply to art work such as murals, paintings, or other non-standard wall covering that is intended as decorative items. It also does not apply to wall finishes that are a part of a larger renovation or remodeling project.

Use the following to guide when the JCC will fund and what priority painting and wall/window covering request should receive.

Priority 1: Only when done as part of a larger Priority 1 FM that would require painting to complete the repair. Example; If a water leak resulted in replacement of sheetrock, painting to match the preexisting color would be included in the renovation effort.

Priority 2: Only used for significant safety hazards (e.g., peeling lead-based paint). Priority 2 facility modifications should be limited to the minimum effort needed to address the immediate concern (corner to corner painting versus whole room).

Priority 3: Use when excessive wear does not justify a Priority 2 but impacts the dignity of the court to a level that its correction will improve court operations and provide minimal maintenance standards. E.G.: Repainting and wall covering repairs in public common areas and courtrooms where the wear/damage indicates a total lack of concern for basic maintenance standards. This is often in the eye of the beholder but should not include work that covers *normal wear and tear*. Priority 3 projects should be limited to the minimum effort needed to address the immediate concern (corner to corner painting versus whole room). Priority 3 facility modifications should limit planned work in alignment with this requirement during project scope development.

Priority 4: Only used where painting is required for code compliance.

Priority 5: Most painting and wall/window covering replacement will fall into this priority. The JCC will develop a cyclical painting program that will set standards for desirable painting cycles. Due to the limited funding for this priority, courts should be encouraged to budget for recurring painting and wall covering replacement.

Priority 6: Only used to provide repairs/covering after the removal of manage but not abated hazardous materials.

Guideline 3
Flooring

The JCC has the responsibility for maintenance of flooring. Rule 10.810 allows the courts to use their operating funds for flooring, but does not require them to fund the maintenance to a JCC standard. Thus if the court is not willing or able to fund this to meet the JCC standard of finish and appearance the JCC as the building owner must provide necessary funding for flooring.

Use the following to guide when the JCC will fund and what priority flooring request should receive.

Priority 1: Only used when there is a complete collapse of the subflooring that results in damage to the floor finishing or when done as part of a larger Priority 1 FM that would require flooring repairs/replacement to complete the repair. Example; If a water leak resulted in molding carpeting, replacing the carpet to match the preexisting carpet would be included in the repair effort.

Priority 2: Only used for significant safety hazards, i.e. tripping hazards. Before flooring replacement is approved repairs of the existing flooring should be attempted. Only when repairs are not practical or cost efficient should total area flooring be replaced. Even then it should normally be limited to the room/area and not extended to the entire floor or department.

Priority 3: Use when excessive wear does not justify a Priority 2 but impacts the dignity of the court to a level that its correction will improve court operations and provide minimal maintenance standards. E.G.: Repairs in public common areas and courtrooms where the wear/damage indicates a total lack of concern for basic maintenance standards. This is often in the eye of the beholder but should not include work that covers *normal wear and tear or aging*. Priority 3 work should be limited to the minimum effort needed to address the immediate concern (single room versus whole floor).

Priority 4: Only used where flooring repairs/replacement is required for code compliance.

Priority 5: Most flooring replacement will fall into this priority. Due to the limited funding for this priority, courts should be encouraged to budget for normal life cycle flooring replacement.

Priority 6: Only used to provide repairs/replacement after the removal of manage but not abated hazardous materials.

Guideline 4
Special Purpose HVAC

Special Purpose HVAC is any system or portion of a system that is not necessary for people comfort but is needed to control the temperature or humidity for equipment or items being stored and/or backup units to supplement the building system for these types of requirements. Examples of this would be computer room HVAC units, HVAC systems for evidence storage rooms/units, built in or stand alone refrigerators, and other such systems.

The determination of what specialty HVAC equipment is part of the courts equipment and what is a part of the facility is often a very fine line. Refrigerators, freezers, and other such stand alone appliance used for court employees or even for evidence storage are clearly court equipment and the responsibility of the court. Responsibility for computer room HVAC whether a computer rack air conditioner (CRAC) or a whole room system is less clear. Due to the nature of this equipment and the fact that it is often tied to the building HVAC either through shared ducting, chilled water, etc; it is normally treated as part of the facility.

It is imperative on the courts that they consult with the JCC anytime the heat load is going to change for this type of equipment. Adding new computers, removal of computers and adding staff into a computer room will all have an impact on these standalone/back up units. Failure to plan with the JCC facility staff could result in delays in changes to the HVAC equipment and thus the ability to support the heat load.

Prioritization of work related to this type of equipment should follow the normal prioritization process and consideration.

Guideline 5
Security Related Projects

The determination of what specialty security projects is part of the court's equipment and what is a part of the facility as a whole is often a very fine line. Metal detectors, scanning equipment, and other such stand alone plugged in equipment used by court employees, sheriff or contractors are clearly court equipment and the responsibility of the court. Exterior security lighting, making accessible entry areas that can house security equipment, perimeter alarms, normal exterior locks and hardware, and holding cells are all clearly part of the facility and thus a JCC responsibility. Responsibility for cameras, interior locks, and other security related but attached equipment is less clear.

To determine funding responsibility the following criteria should be considered:

The JCC funds:

- permanent changes to the facility and accessibility;
- permanent changes to fixed counters and access areas;
- exterior security to include lighting, and alarms;
- repair and maintenance of "transferred" holding cells ;
- installation and maintenance of JCC recommended camera systems;
- all locks and hardware permanently install as part of the building; or
- all attached security equipment found in a typical office building.

The Courts fund

- all security related personnel cost and portable equipment;
- all furniture and removable locks;
- the replacement of all keys/cards lost by court personnel ;
- panic, duress, or similar emergency notification systems; or
- all security related equipment not found in the typical office building unless identified as not court allowable per Rule 10.810 (See Attachment 2).

It is imperative on the courts that they consult with the JCC anytime they are planning to add, change, or remove security equipment, or change security procedures that could have a facilities impact. Adding new equipment, removal of equipment, and changing the entry locations for either court staff or the public could all have an impact on the facility. Failure to plan with the JCC facility staff could result in delays in changes necessary to support the new security requirements.

Facility modification projects are limited in the replacement of failed equipment. Prioritization of work related to failed equipment should follow the normal prioritization process and consideration. Work shall be limited to like-for-like replacement as much as is technically possible.

Projects enhancing facility security systems shall be prioritized as a Priority 3 project.

All security related project must be coordinated with Emergency Response and Security (ERS). All justification and related scoring for these projects should be confirmed by ERS as being valid requirements and not outside the scope of normal JCC standards.

Guideline 6
Hazardous Waste Management and Disposal

Hazardous waste includes a wide range of materials and substances ranging from small disposable batteries to substances such as asbestos and polychlorinated biphenyl (PCB). Because of this wide range of materials a simple guideline is difficult to develop that will clearly cover every possible situations. For the purpose of this guideline, hazardous waste is divided into three groupings based on who uses or generates the waste. The three groups are court generated, janitorial related materials, and building materials. Management and disposal of generated waste must comply with all environmental regulations governing the packing, containment and disposal of hazardous waste regardless of who is responsible.

Court generated materials include all items that are not janitorial related or a part of the building construction or its equipment. Examples include toner cartridges, batteries, court owned equipment such as computer equipment containing heavy metals or equipment with refrigerant containing devices, and items stored in an evidence room.

Janitorial related materials include all cleaning material such as detergents and solvents, as well as, any waste generated as a result of cleaning such as greasy rags or waste water containing hazardous material. Management and disposal of janitorial materials and generated waste is the responsibility of the court through their janitorial service and must comply with all environmental regulations governing the packing, containment and disposal of hazardous waste.

Building generated hazardous material covers the vast majority of hazardous material in the facilities. It includes building construction materials like asbestos and lead based paints, and hazardous material contained in building equipment like PBCs and various fluids. All waste generated as a result of maintenance and repairs such as paints, oily rags, acid batteries, etc. fall in this category. The appropriate packing, containment, and disposal of all building generated hazardous material are the responsibility of the JCC and due to the cost of disposal is routinely a FM.

[NOTE: The one exception to this would be when a court-funded project impacts the hazardous material. For example, in a court funded renovation the court assumes all responsibility and cost for the protection of the building occupants and property, as well as, the cost associated with the proper packing, containment, and disposal of all materials removed during demolition and material left over at the end of the project.]

Some items are more difficult to clearly identify into one category or the other. One of these is human waste in its various forms to include blood and feces. While normally this type of waste is a janitorial issue, there are occasion when the quantity or location of the waste make it beyond the capability of a normal janitorial function. For example cleanup after a violent assault which leaves blood on the carpeting or walls or a major sewage line break that deposit large amounts of human waste into either the building or the grounds. Both examples shift responsibility for the containment and disposal of the hazardous waste from part the normal janitorial function to a larger facility management issue. This becomes a JCC responsibility and likely will be part of the larger FM needed to restore the facility to it normal functionality.

Prioritization of work related to these types of efforts should follow the normal prioritization process and consideration. In many cases the disposal of hazardous waste is not the sole purpose of the effort and is simply an additional task related to a larger project.

Guideline 7
Patron Seating

Parton seating is considered any seating that is not normal court employee seating and is not seating around a table. This includes all public seating in court rooms, public hallway, waiting areas, jury assembly rooms, and other public access areas.

This seating is normally multi-person seating such as benches, pews, and other gang seating, and individual seating that is by design attached to the facility such as chairs that are bolted to the floor. The exception to this is couches and similar types of multi-person seating that is normally seen as standalone furniture and not normally bolted in place.

Court Employee seating, seating around a table, and couches are considered as furniture. Furniture is a court funding responsibility.

As an example in the courtroom, the audience seating and jury seating would be a JCC responsibility while the court employee seating and the litigate seating would be a court responsibility. All seating in the jury assembly area, except for employee seating and couch type seating, would be a JCC responsibly. Chairs in a jury deliberation room would be furniture and thus a court responsibly.

Prioritization of work related to fixture seating should follow the normal prioritization process and consideration.

Guideline 8
Installation and Support for Court Owned Equipment/Furniture Guidelines

Court owned equipment and furniture cover a very broad range of items ranging from small white boards up to large computer racks, and includes all furniture items that are not built into the building. For the purpose of this guideline these items are broken into three categories; furniture, equipment, and electronic equipment to include all computers, communications, and audio/visual equipment.

Furniture is normally a court funding responsibility. The exceptions are when the furniture is built into the building and not simply attached. A good example of this is the judge's bench and public service counter. This applies even if these benches and counters are made of modular furniture construction. Built-in bookcases and service counters are other good example of items that the JCC will maintain.

Equipment includes all items that are not building systems. They could be stand-alone, attached or built-in. This covers a wide range of items including but not limited to items such as white boards, clocks, file storage systems, portable/movable electronic equipment, court owned appliances, electronic calendars, and display boards. The cost of this equipment and the cost to move, mount, or install this equipment is the sole responsibility of the court. If additional 110/220v standard electrical outlets that could be used for other purposes are needed to support portable equipment, the outlet will be installed at the JCC cost.

The installation or removal of built in equipment must be coordinated with the JCC. Installation and removal of such items often result in damage or changes to the facility. For example, the installation of built-in electronic calendars requires the cutting into wall finishes, and the additional electrical load. Removing them will require the wall finishes being repair. The JCC can provide these service at the court's expense or the court can contract the services themselves but must have the plans/designs approved by the JCC in advance.

Communications and audio/visual equipment is the responsibility of the court. The JCC's only cost related to this type of equipment would be to provide adequate power as needed. This could be as simple as adding an outlet or bringing a whole new electrical panel in for a new set of communication routing switches. During equipment failures the JCC will check and confirm that adequate power is going to the equipment, any additional support will be at the court's expense.

Prioritization of work related to equipment should follow the normal prioritization process and consideration.

Guideline 9
Art, Interior Decorations, and Special Purpose Decorations

Artwork can take many forms. Some art is purely decorative in nature such as paintings; other artwork is both decorative and functional such as seating walls, planting areas, and decorative flooring and wall covering. This guideline applies to both types of artwork.

Artwork, interior decorations and special purpose decorations are the responsibility of the court and not the JCC. Any of these types of items that were transferred to the JCC as part of the SB 1732 transfer process become the property of the JCC unless ownership is assumed by the court. If the court does not take ownership of the property the JCC at its discretion can remove, change, or maintain the artwork or decorations.

The court is responsible for those items simply hung on the walls or sitting in the facility. This would include most framed paintings, plants not part of a built-in atrium or similar structure, movable or temporary displays, temporary decorations such as holiday decorations and community displays. These items are considered the property of the court or employees working in the facility.

Some facilities have artwork on loan or maintained by local organizations such as historical societies or the artist. Both the JCC and the court must work closely with such organizations or owners to ensure artwork is properly maintained. If the owner or responsible organization request assistance in the maintenance and/or movement of the artwork the JCC will provide support in accordance with any established agreements with the artist or local organization. In the event no established agreement exists, the JCC will at its discretion may assist or determine that the requested assistance is not in the interest of the JCC and thus decline to provide the support without reimbursement of cost.

Guideline 10
Facility Modifications in Facilities To be Replaced With Funded Capital Projects

The use of Facility Modification funds in facilities with funded Capital Project that will result in the courts vacating the existing facility need to be carefully scrutinized. Since the time from funding of a Capital Project to move in is often five or more years, it is unreasonable to say that no FM funding will be permitted. The challenge is to fund those FMs that are critical to continue the operations of the facility and prevent excessive deterioration but are cost proportionate to the amount of time the court will remain in the facility. The following guidelines should be used in making funding decisions:

1. FM's that are critical to continue the normal operations of the facility should be funded.
2. Fire, life, safety and security issues normally will be funded.
3. When the cost of maintenance or operations due to failing systems is determined to exceed the cost of repair work to fix said failed system. For example: the impact to operations and cost of deterioration to the facility due to leaks may justify the replacement of a roof even though the roof will last for 20 years when the Courts are scheduled to leave after 5 years.
4. The JCC will take the limited life for the facility into consideration when determining the necessary FM actions needed.

FMs to enhance court operations, improve the appearance of the facility, and other items not required to maintain the existing operations must be evaluated on a cost versus years of service remaining. Items having short life cycles such as painting may be justified if the facility still has three or more years of court usage. Some items are required to maintain the dignity of the court. Generally, the following formula should be used as a guide to determine the amount to be spent on the above type items.

- Number of years of remaining usage ***multiplied by*** the square foot of court space ***divided by*** 10 ***equal's*** amount to be spent in any fiscal year.
- Using this formula a facility with five years of remaining court usage with 50,000 square feet could have approximately $25,000 of FMs to enhance court operations and improve the appearance of the facility. While a similar sized facility with only two years of usage would have $10,000.
- All requests beyond the scope of the formula will be highlighted to the Advisory Committee.

Courts may at their discretion fund additional enhancements or improvements to the facility, but JCC and court funding should not be combined for a single project.

Additionally FM funds will not be used to supplement or reimburse costs relating to a Capital Project: this includes contributing FM funds to a Capital Project, reimbursing the JCC for cost overruns or Court for work performed as part of a Capital Project. This fund exclusion does not extend to work after the completion of a Capital Project to enhance operations, improve the maintainability of the facility, or maintain the facility after expiration of warrantees. In Capital Projects that occur in an existing facility, this exclusion does not pertain to repair or maintenance of items outside the scope of the Capital Project.

Guideline 11
Funding of Facility Modifications in Court-Funded Leased Facilities

This guideline applies to all leases managed by the JCC but funded by the courts. This could include leases for new judgeships, storage, or for any of a number of court-supported programs for which the local court pays the lease costs.

Most court-funded leases are like the majority of leases managed by the JCC, in that the lessee provides the majority of the facility maintenance needs. This routinely includes many items that would be facility modifications if done in a JCC owned facility. Normally these costs are included in the lease and no additional funding is required.

In some cases, there may be items that are not included in the lease cost that may fall into the category of facility modification. The TCFMAC will consider funding such items using the same prioritization and scoring methodology as with any facility modification. If funded the JCC will work with the lessee to determine how the work will be performed.

Facility modification funding will not be used for any of the following. See Guideline 15 for details regarding Court-Funded Facility Requests.

- To increase leased space.
- To change the basic function of the space, e.g. turn a warehouse into an office space.
- To pay for work that is the responsibility of the lessee.
- To pay for any cost that is amortized over the course of the lease or is a part of the operational expenses paid on a recurring basis.
- To pay for initial Tennant Improvements. Facility modification funding will only be considered after the court has occupied the space for six months or more.
- To pay for any cost related to storage space.

Guideline 12
Americans with Disabilities Act (ADA) Projects

The JCC has the responsibility to make all of their buildings comply with the Americans with Disabilities Act (ADA) most current regulations.

This is not an ADA guideline, but a guideline for projects that have ADA upgrades as the primary scope of work, the priority's focus must be specific to these upgrades.

This guideline does not apply to buildings constructed after the year 2000 as these buildings were constructed to the latest ADA guidelines and any modifications to these structures should have ADA compliance as a standard and not an upgrade in this construction.

Use the following to guide when the JCC will fund and what priority ADA upgrades should receive.

Priority 1: ADA projects will not fall under this priority as this priority is for projects that are immediately or potentially critical in nature. Such conditions may include, but are not limited to, the following; major flooding; substantial damage to roofs or other structural building components; or hazardous material exposure.

Priority 2: Only used to mitigate a legal action or written complaint and only for the items noted in the action or complaint. Example; if the complaint or legal action identifies no ADA accessible bathrooms on the first floor, the focus will be on providing an accessible bathroom on the first floor and not throughout the building. If ADA compliance is part of the overall repair, then compliance must be followed for that specific repair. Example; if the priority 2 is to replace a washroom lavatory and fixtures, that particular lavatory and associated fixture and its components must be ADA compliant.

Priority 3: Use when there is an impact to the dignity of the court to a level that it's correction will improve functionality, usability and accessibility of court operations. Priority 3 work should be limited to the minimum effort needed to address the immediate concern. If ADA compliance is part of the overall repair, then compliance must be followed for that specific repair. Example; if the priority 3 is to replace or add a break room cabinet, sink and fixtures, that particular cabinet and associated fixtures, and its components must be ADA compliant.

Priority 4: Most ADA work will fall under this priority. Example; Doors do not have closers or proper pull weight, bathrooms are not compliant, ramps needed, service counter heights to high and Elevator operating panels not compliant.

Priority 5: ADA projects will not fall under this priority.

Priority 6: ADA projects will not fall under this priority.

Guideline 13
Using Cost to Assist in Facility Modification Determinations

This guideline applies to work performed by the JCC that is funded from either the facility modification or operations and maintenance (O&M) funds. The Facility Modification Policy, approved by the Judicial Council on July 27, 2012, provides a definition of a facility modification. The definition acknowledges the difficulty in distinguishing a facility modification from routine maintenance. This Guideline is intended to supplement and aid in making that distinction not change the definition itself. This guideline will only be used after all other criteria in the definition have been used and a determination cannot be made as to whether or not the project is a facility modification.

The definition asks several questions related to making the distinction between a facility modification and O&M. One question relates to the amount of time and materials needed to complete the work. The amount of time and material could be considered to be the cost of the effort. Thus, cost could be one of the factors used to determine the distinction when other specific criteria listed in the Policy do not provide a clear distinction. Based on this, Service Work Orders with an estimate of over $2,000 are generally considered to be facility modifications, while those under $2,000 are generally considered to be O&M.

Projects should not be scoped with this guideline in mind. The levels of effort should be based on the need to deliver a complete and usable end product not be scoped to be a specific dollar amount. Breaking larger projects into smaller pieces to avoid them being over $2,000, or combining unrelated items to ensure the estimate is over $2,000 is not permitted.

Guideline 14
Vandalism & Graffiti Mitigation

It is the responsibility of the JCC to address vandalism. Vandalism includes graffiti related damage. Projects where a facility or its components are damaged, seriously deteriorated, dysfunctional, subject to intermittent service outage, or are otherwise in insufficient operating condition due to vandalism should be treated as facility modifications and processed through the standard facility modification process. Minor graffiti related vandalism projects will be treated as routine maintenance work. Standard processes and authorities should be used for planning, approval and execution.

Graffiti/Vandalism projects that qualify as Facility Modifications, as defined above, should use the following guide to determine what priority ranking the Graffiti/Vandalism should receive.

Priority 1: Vandalism Mitigation projects may fall under this priority. These projects immediately impact and/or are potentially critical in nature. Such conditions may include, but are not limited to, the following; major flooding; substantial damage to roofs or other structural building components; or hazardous material exposure. It would be exceedingly rare for a graffiti related vandalism project to reach this level of impact to court operations.

Priority 2: Graffiti/Vandalism Mitigation can only be justified as a Priority 2 if it is described as vandalism, in a public area that must be repaired immediately to prevent further deterioration of the building infrastructure. Public areas are generally described as building lobby areas, restrooms within free access areas, and corridors outside of courtrooms where the public congregate. Priority 2 facility modifications should be limited to the minimum effort needed to address the immediate concern.

Priority 3: Use when there is an impact to the dignity of the court to a level that its correction will improve functionality, usability, and accessibility of court operations. Priority 3 work should be limited to the minimum effort needed to address the immediate concern.

Priority 4: Only used where Graffiti/Vandalism Mitigation is required for code compliance.

Priority 5: Graffiti/Vandalism Mitigation projects will not fall under this priority.

Priority 6: Graffiti/Vandalism Mitigation projects will not fall under this priority.

Classifications of Graffiti/Vandalism Mitigation:

Examples of Minor Graffiti/Vandalism using Operations and Maintenance Funding:

- Vandalism – Graffiti Removal – Fill, sand, and paint bathroom two (2) partitions and/or urinal screens. Graffiti has been etched in the metal partitions and urinal screen in the men's public restroom.
- Vandalism – Graffiti Removal – Sand and refinish the public corridor side of one (1) door that was vandalized with graffiti.

- Vandalism – Graffiti Removal – Sand, stain, and refinish two public benches (Bench top's only) which were vandalized by graffiti outside the courtrooms, this work will need to be completed after hours.
- Vandalism – Graffiti Removal – Remove and replace the anti-graffiti film on three mirrors in the men's public rest room in the lobby.
- Vandalism – Graffiti Removal – Seal and paint one wall (approximately 80sf) to cover the graffiti in the women's public restroom.

Examples of major Vandalism using Facility Modification Funding:

- FM Priority Rating - 2 Vandalism - Apply 1/8 inch Petra-coat finish to the 1st and 2nd floor Men's public restrooms and replace two damaged mirrors with four new ones as well as one damaged paper towel dispenser. Currently Court visitors are scribing into the drywall above the tile on the walls in the 1st and 2nd floor men's public restrooms. Much of the vandalism is gang related.
- FM Priority Rating - 2 Vandalism – Sand, stain, and refinish 20 public benches which were vandalized by graffiti outside the courtrooms, this work will need to be completed after hours.
- FM Priority Rating - 2 Vandalism - Grind out and buff etched in graffiti at the stainless steel inner elevator doors. After removal, furnish and install anti-graffiti film on doors and side panels.
- FM Priority Rating - 3 Vandalism – Holding Cells Benches - Renovate 88 LF of vandalized benches in four (4) holding cells. Metal cladding will be placed over approximately 88 LF of wooden benches that have been vandalized by in-custodies.

Guideline 15
Court-Funded Facilities Requests (CFRs)

The Judicial Council has delegated to the Trial Court Facility Modification Advisory Committee the authority to approve new Court-Funded Facilities Requests (CFRs) if all of the following are true:

1. The court contribution will be used exclusively to pay for the following urgent court facilities needs:
    i. Lease-related costs (i.e., lease payments and operating costs, repairs, or modifications required by a lease);
    ii. Costs that are allowable court operations expenditures under rule 10.810 of the California Rules of Court (i.e., equipment, furnishings, interior painting, flooring replacement or repair, furniture repair, or records storage), if the court prefers to have the JCC handle the matter on its behalf;[1] or
    iii. Other facility improvements that are not allowable court operations expenditures under rule 10.810 (i.e., facilities operations, maintenance, repairs, and modifications but not capital projects), if they would improve a court's functioning or reduce ongoing court operating costs.
2. If the court financial contribution will pay lease-related costs:
    i. The JCC holds or has accepted assignment of the lease;
    ii. The lease term will not exceed five years; and
    iii. Any lease renewal (including renewals pursuant to an option contained in an existing lease contract) must be considered as a new CFR.
3. Courts wishing to contribute funding for multiple small projects that are non-lease items in a fiscal year may expedite the approval process by submitting a single CFR, under the following procedure:
    i. The CFR proposes a maximum fiscal year budget (i.e., the court's cumulative total financial contribution) for small projects that year;
    ii. Following approval of that amount, the court will submit individual service work order requests, to be charged against its authorized maximum annual fiscal year budget as follows:
        a. Individual service work orders may not exceed $15,000.
        b. Each service work order will identify the type of service requested, and state whether the work is rule 10.810 allowable or unallowable.
        c. If the work is rule 10.810 allowable, the service work order will provide a brief explanation of the reason that the court prefers to have the JCC handle the matter on its behalf.
        d. If the work is not allowable under rule 10.810, the service work order will provide a brief explanation of how the requested work will improve the court's functioning or reduce ongoing court operating costs.

[1] Courts retain the option of making rule 10.810 allowable expenditures on their own, without resorting to the new CFR Procedure or an allocation reduction.

e. Once a maximum fiscal year budget for small projects has been approved, a regional manager for the JCC's Facilities Management Unit may approve individual service work order requests.
f. The JCC's Facilities Management Unit must report at each meeting of the Trial Court Facility Modification Advisory Committee on disposition of all individual service work order requests received since the committee's last meeting.

iii. A court's cumulative financial contribution via service work orders may not exceed the maximum fiscal year budget established under the original CFR. Work requiring expenditures beyond that established budget will require a new CFR.

4. The court's presiding judge or court executive officer submits a CFR application demonstrating the court's ability to meet the financial commitment.
5. The JCC's Fiscal Services Office (FSO) will review the court's application and any other relevant information, may request further information from the court as needed, and will advise if it has concerns about the court's ability to meet the proposed financial commitment.
6. If there are no unresolved FSO concerns, the court will execute an intra-branch agreement (IBA) with the JCC, authorizing the JCC to directly pay the costs covered by the court's CFR from the Trial Court Trust Fund (TCTF), making a corresponding reduction to the court's TCTF allocation.
7. Any court submitting a CFR application must agree that its TCTF allocation will be reduced, during the period specified in the application, if approved, to meet the full financial commitment, notwithstanding any other court financial needs that may arise, as other court facilities funding sources are fully committed and therefore not available to replace a court contribution.
8. If the JCC's FSO has concerns about a court's ability to meet a proposed financial commitment, it may present those concerns to the Trial Court Facility Modification Advisory Committee, and the court may present a response.

The Trial Court Facility Modification Advisory Committee will provide, on a quarterly basis, an informational report to the Judicial Council about all CFRs granted during the previous quarter, with reports to specify the nature of the cost covered by each court's contribution, the reason each request was considered urgent, and key terms for any leases (e.g., start and end date of term, options to renew, early termination provisions, total cost, and covered improvements).

Guideline 16
Charging Stations For Electric Vehicles

As use of electric-powered passenger vehicles increases in California, requests have been made by various Judges and Commissioners for installation of charging stations or the use of existing outlets for the charging of personally owned vehicles. This raises at least two questions: (1) should judicial officers, court employees or other court users be allowed to use existing outlets to charge their personal vehicles, and (2) should the judicial branch install formal electric car charging stations, which might be operated on a pay-per-use basis.

Use Of Existing Outlets. In general, the use of public resources by public employees in the workplace for personal benefit is not acceptable pursuant to California Government Code section 8134. Therefore, while de minimis use of electricity by employees may be legitimate in emergency or other special circumstances, court employees should not take advantage of the court's electric power to charge personal vehicles on a regular basis. The Trial Court Facilities Modifications Advisory Committee and the JCC personnel responsible on a regional basis for courthouse maintenance are not in a position to monitor the use of existing outlets by judicial officers, court employees and other courthouse users for abuse of public resources. Therefore, responsibility for the proper use of public resources (e.g. electric power) must remain primarily with local court managers and responsible judicial leaders on site.

Addition Of New Charging Stations As Facility Modification. While it would be wonderful if the judicial branch could afford to add electric charging stations to existing courthouses or to new courthouses, this is not a service which is in any way central to the mission of the courts. Since there is a continuing shortfall in resources needed to keep existing courthouses in habitable, usable condition for public service, the installation of new electric charging stations is a capital improvement which falls below Priority 6 (the lowest Priority on the existing scale). For this reason, a new category of Priority 7[2] has been created for the category "Desirable For Reasons Not Related To Court Operations." This will distinguish this kind of improvement from Priority 3, which includes improvements to existing courthouses which "improve the functionality, usability, and accessibility of a court facility" and which "will improve court operations."

Local Option To Arrange For Charging Stations. Since there are many different ways in which new electric charging stations can be installed (e.g. Blinknetwork.com, Plugshare.com, Chargepoint.com), the judicial branch will allow local courts to experiment with the installation of charging stations if suitable locations are available. As a policy matter, the Trial Court Facilities Modifications Advisory Committee strongly recommends against installations which will serve only secured parking areas for judicial officers. Any such new facilities should be available to at least court employees generally, not just for judicial officers.

The local court or an outside provider needs to invest the capital needed to make a code-compliant installation which does not overload existing circuits, switches and transformers. All such work must be approved in advance by the responsible JCC regional facilities manager, even

[2] The Facility Modification Policy as currently approved by the Judicial Council does not provide this priority. Until such time as this priority is formally adopted by the Council, the work meeting this definition shall be categorized as Priority 5 work.

for courthouses which are locally managed through the delegation pilot program. All such requests must be submitted for pre-approval to the TCFMAC as a Court-Funded Request; see also Guideline 8 "Installation and Support for Court Owned Equipment/Furniture Guidelines" for additional provisions applicable to such improvements.

Users should pay some fee consistent with comparable public charging stations and the cost of electricity consumed, and the provider must make arrangements in writing with JCC facilities management to reimburse the judicial branch for the power used unless it is supplied via a separate meter charged directly to the provider.

These rules do not apply to county managed courthouses and parking lots because responsibility for these issues is with the relevant county.

Guideline 17
Building and Security Systems Funding Responsibility

The Judicial Council (JCC) has the responsibility for the system infrastructure replacement and renewal. JCC funding generally carries legislated restrictions and therefore may only be used for specific functions and within specific circumstances. Rule 10.810 (See Attachment 2) allows the courts to use their operating funds for painting, wall/window coverings, carpet, and security. But it does not require them to fund this work.

All work whether a renewal, renovation, replacement or repair is subject to budget availability regardless of the fund source. The table below identifies three potential fund sources which would bear primary responsibility for work associated with specific components and systems should available budgets allow for it.

Available funding will lag behind demand and therefore work funded by the Real Estate and Facilities Management office must be prioritized in alignment with the FM Policy. Work funded by the Office of Security will be required to comply with the strictures of their funding rules.

The following tables A and B intend to provide definition on primary funding ownership for many different building systems, components and equipment. While not a complete and exhaustive list, it is generally comprehensive and deals with the majority of systems, components, and equipment common to court facilities.

Table A deals with building systems and components in general. It should be used as a guideline to identify responsibility of specific components and systems found within the building.

Table B deals with building security systems exclusively. It should be used as guideline to identify primary responsibility for the various security components that support the security function within the court.

Ownership of systems can be, and many times is, also the responsibility of the county. Engaging the county in the maintenance and renovation of their owned systems falls to the party identified as having primary funding responsibility. For example in a facility where the JCC has partial equity and the county serves as the managing party the JCC is responsible for working with the county to ensure that the HVAC system is properly maintained and, when appropriate, renovated.

Table A – Building Systems

Building System Category	Subcategory	Building Components and Equipment	Real Estate and Facilities Management[1]	Trial Court Operations Funds[2]	Office of Security (Special Funds)
Building Envelope	Exterior Doors	Doors and Doorknobs	X		
Building Envelope	Exterior Doors	Exterior entrance power washing	X		
Building Envelope	Exterior Walls	Exterior wall finish	X		
Building Envelope	Exterior Windows	Clearing or Cleaning cobwebs from windows, corners (janitorial)		X	
Building Envelope	Exterior Windows	Window cleaning exterior	X		
Building Envelope	Exterior Windows	Windows (repair, occasional replacement)	X		
Building Envelope	Foundation	Foundation	X		
Building Envelope	Interior Windows	Window cleaning Interior (janitorial)		X	
Building Envelope	Other Site System	Flag Poles and Flag replacement	X		
Electrical	Branch Wiring	Raceway	X		
Electrical	Service & Distribution	ATS switches	X		
Electrical	Branch Wiring	Cabling work stations		X	
Electrical	Communications & Security	Plug-in power monitoring for data systems		X	
Electrical	Communications & Security	Server room electrical requirements	X		
Electrical	Low Voltage Electrical	Antennas/communication dishes		X	
Electrical	Low Voltage Electrical	Business Data Cabling		X	
Electrical	Low Voltage Electrical	Lower voltage cable	X		
Electrical	Low Voltage Electrical	Security cabling	X		
Electrical	Low Voltage Electrical	Telephone/telephone cabling (Move, Change, or add)		X	
Electrical	Low Voltage Electrical	TV Cable/CCTV		X	
Electrical	Service & Distribution	Lighting (cubicle, desk or task)		X	
Electrical	Service & Distribution	Lighting (except cubicle, desk or task)	X		
Electrical	Service & Distribution	Switchgear	X		
Electrical	Service & Distribution	Transformers	X		
Electrical	Service & Distribution	Ballasts	X		
Electrical	Service & Distribution	Capacitance bank	X		
Electrical	Service & Distribution	Electrical outlets (new)		X	
Electrical	Service & Distribution	Electrical outlets (repair and replace)	X		
Electrical	Service & Distribution	Face plates (replace/install)	X		
Electrical	Site Lighting	Exterior lights	X		
Electrical	Site Lighting	Parking lot lighting	X		
Fire Life Safety	Fire Protection	Computer fire suppression system	X		
Fire Life Safety	Fire Protection	Extinguishers	X		
Fire Life Safety	Fire Protection	Fire alarm system	X		
Fire Life Safety	Fire Protection	Fire sprinkler system	X		
Fire Life Safety	Communications & Security	Fire alarm system monitoring	X		
Fire Life Safety	Emergency Power	Emergency Exit Lighting	X		
Fire Life Safety	Emergency Power	Emergency Generator	X		
Fire Life Safety	Emergency Power	Emergency lighting	X		
Fire Life Safety	Emergency Power	UPS - uninterruptible power supply (hard-wired)	X		

**Please note that the ability for the responsible party to replace, repair and/or maintain any of the systems or equipment described below will be subject to available budgets*

Table A – Building Systems

Building System Category	Subcategory	Building Components and Equipment	Real Estate and Facilities Management[1]	Trial Court Operations Funds[2]	Office of Security (Special Funds)
Flooring	Floor Finishes	Carpet maintenance and repair		X	
Flooring	Floor Finishes	Floor covering maintenance and repair		X	
Flooring	Floor Finishes	Maintenance and repair (safety-related ONLY)	X		
Flooring	Floor Finishes	Non-cosmetic repairs	X		
Flooring	Floor Finishes	Raised floor panels maintenance and repair		X	
Furnishings	Appliances	Appliances (hard connected to mechanical or electrical systems)	X		
Furnishings	Appliances	Break room water dispensers (unfixed)		X	
Furnishings	Appliances	Built-in amenities (maintain, repair and replace existing)	X		
Furnishings	Appliances	Counter style appliances		X	
Furnishings	Appliances	Garbage Disposals		X	
Furnishings	Appliances	Ice-Makers (standalone)	-	X	-
Furnishings	Appliances	Microwaves		X	
Furnishings	Appliances	Ovens and Stoves		X	
Furnishings	Appliances	Refrigerators		X	
Furnishings	Appliances	Trash Compactors		X	
Hardware	Interior Doors	Automatic door openers	X		
Hardware	Interior Doors	Door closers	X		
Hardware	Interior Doors	Hinges	X		
Hardware	Interior Doors	Key schedule	X		
Hardware	Interior Doors	Keys	X		
Hardware	Interior Doors	Lock sets (includes cipher and access control connected hardware)	X		
Hardware	Interior Doors	Rekeying (due to loss)		X	
Hardware	Lock Specialty	Unfixed furnishing, cabinet keys and locks		X	
Hardware	Exterior Windows	Window screens	X		
HVAC	Air Distribution	Balancing air distribution	X		
HVAC	Air Distribution	Air conditioning	X		
HVAC	Air Distribution	Diffusers - cleaning room-side of vents (janitorial)		X	
HVAC	Air Distribution	Distribution supply and return duct	X		
HVAC	Air Distribution	VAV box controllers	X		
HVAC	Controls & Instrumentation	Building Automation System (BAS)	X		
HVAC	Controls & Instrumentation	Energy Management System	X		
HVAC	Cooling System	Chiller	X		
HVAC	Cooling System	Data room air conditioning systems	X		
HVAC	Cooling System	Roof-top units	X		
HVAC	Cooling System	Swamp coolers	X		
HVAC	Heating System	Boiler	X		
HVAC	Heating System	Steam boiler	X		
HVAC	Vent Pipe & Fittings	Roof-top exhausts	X		
HVAC	Vent Pipe& Fittings	Exhaust duct	X		
Interior Finishes	Ceiling Finishes	Ceiling Tiles	X		
Interior Finishes	Movable Furnishings	Artwork (owned and/or loaned)		X	
Interior Finishes	Movable Furnishings	Blinds/Drapes/Shades (maintain, repair and replace)	X		
Interior Finishes	Movable Furnishings	Blinds/Drapes/Shades - Cleaning		X	
Interior Finishes	Movable Furnishings	Office pictures or personal decorations		X	

**Please note that the ability for the responsible party to replace, repair and/or maintain any of the systems or equipment described below will be subject to available budgets*

Table A – Building Systems

Building System Category	Subcategory	Building Components and Equipment	Real Estate and Facilities Management[1]	Trial Court Operations Funds[2]	Office of Security (Special Funds)
Interior Finishes	Special Coverings	Visual security barriers (tinting)	X		
Interior Finishes	Special Finishes	Kick plates	X		
Interior Finishes	Wall Coverings	Paneling[3]		X	
Interior Finishes	Wall Coverings	Wall coverings		X	
Interior Finishes	Wall Finishes	Minor touch-up painting	X		
Interior Finishes	Wall Finishes	Paint - Exterior	X		
Interior Finishes	Wall Finishes	Paint - Interior (cosmetic purposes) (Court-Exclusive Areas)		X	
Interior Finishes	Wall Finishes	Paint - Interior (non-cosmetic) (Shared Use/Common Areas)	X		
Interior Finishes	Wall Finishes	Wall/Sheetrock patching or repairing	X		
Landscaping	Fertilizing	Chemical lawn treatments	X		
Landscaping	Irrigation System	Landscaping irrigation system	X		
Landscaping	Plantings	Boulevard plantings	X		
Landscaping	Plantings	Shrubs/plantings/annuals	X		
Landscaping	Movable Furnishings	Employee/Office plants at work stations/bathrooms, etc.		X	
Mechanical	Energy Supply	Duct insulation	X		
Mechanical	Energy Supply	Heat exchanger	X		
Mechanical	Sanitary Waste	Waste water system	X		
Mechanical	Water Distribution	Faucets	X		
Mechanical	Water Distribution	Pipe insulation	X		
Mechanical	Water Distribution	Water fountains	X		
Mechanical	Water Equipment	Hot water heater	X		
Mechanical	Water Equipment	Water filters (As required by specific building wide distribution systems)	X		
Mechanical	Water Equipment	Water softener (building wide)	X		
Mechanical	Water Equipment	Water treatment	X		
Mechanical	Water Equipment	Drinking Water Dispensing equipment (temporary/mobile/countertop)		X	
Office Equipment	Communications & Security	Server harware and LAN infrastructure		X	
Office Equipment	Communications & Security	Telephone system		X	
Office Equipment	Equipment	Shredder		X	
Office Equipment	Fixed Furnishings	Furniture (fixed)	X		
Office Equipment	Movable Furnishings	Bulletin or white boards		X	
Office Equipment	Movable Furnishings	Computer equipment		X	
Office Equipment	Movable Furnishings	Furniture (unfixed)		X	
Office Equipment	Movable Furnishings	Furniture moves		X	
Office Equipment	Movable Furnishings	Furniture set-ups		X	
Office Equipment	Movable Furnishings	High-density filing system		X	
Office Equipment	Movable Furnishings	Modular furniture		X	
Office Equipment	Equipment	Copier		X	
Office Equipment	Equipment	Printers		X	
Restroom	Floor Finishes	Carpet, VCT, Terrazzo, and bathroom floor material cleaning		X	
Restroom	Floor Finishes	Mopping or Cleaning spills or water overflow		X	
Restroom	Interior Specialties	Counter	X		
Restroom	Bath Accessories	Electrical hand driers (buy/provide)		X	
Restroom	Bath Accessories	Electrical hand driers (hang/re-hang)	X		

**Please note that the ability for the responsible party to replace, repair and/or maintain any of the systems or equipment described below will be subject to available budgets*

Table A – Building Systems

Building System Category	Subcategory	Building Components and Equipment	Real Estate and Facilities Management[1]	Trial Court Operations Funds[2]	Office of Security (Special Funds)
Restroom	Bath Accessories	Paper towel dispensers (buy/provide)		X	
Restroom	Bath Accessories	Paper towel dispensers (hang/re-hang)	X		
Restroom	Bath Accessories	Seat cover dispensers (buy/provide)		X	
Restroom	Bath Accessories	Seat cover dispensers (hang/re-hang)	X		
Restroom	Bath Accessories	Soap dispensers (buy/provide)		X	
Restroom	Bath Accessories	Soap dispensers (hang/re-hang)	X		
Restroom	Bath Accessories	Stocking restrooms (janitorial)		X	
Restroom	Bath Accessories	Toilet paper dispensers (buy/provide)		X	
Restroom	Bath Accessories	Toilet paper dispensers (hang/re-hang)	X		
Restroom	Bath Accessories	Trash cans (buy/provide)		X	
Restroom	Bath Accessories	Trash cans (hang/re-hang)	X		
Restroom	Fixtures	Partitions	X		
Restroom	Fixtures	Plumbing fixtures	X		
Restroom	Fixtures	Shelves	X		
Restroom	Fixtures	Sinks	X		
Restroom	Fixtures	Urinals	X		
Roof	Roof Coverings	Roof decking	X		
Roof	Roof Coverings	Roof drains/gutter/flashing	X		
Roof	Roof Coverings	Roof membrane	X		
Roof	Roof Coverings	Roof pads/wear lane/traffic	X		
Services	Administrative	O&M Technician's office	X		
Services	Administrative	Space planning functions		X	
Services	Pest	Exterior spraying	X		
Services	Pest	Indoor traps	X		
Services	Pest	Interior spraying	X		
Services	Pest	Preventive and Corrective measures	X		
Signage	Site Signage	Exterior signage	X		
Signage	Identifying Devices	Identification		X	
Signage	Identifying Devices	Instructional (e.g. cell phone usage, noise policy, restricted area, etc.)		X	
Signage	Identifying Devices	Reader boards (NOT specified in Court Transfer Agreement)		X	
Signage	Identifying Devices	Reader boards (specified in Court Transfer Agreement)	X		
Signage	Identifying Devices	Room Numbering (maintain, repair and replace)	X		
Signage	Identifying Devices	Room numbering (new, adds, or changes)		X	
Signage	Identifying Devices	State code compliance (e.g. "No Smoking")	X		
Signage	Identifying Devices	Way finding/directional (Includes Evacuation)	X		
Site Work	Parking Lots	Curbing (except local authority)	X		
Site Work	Parking Lots	Parking (except local authority)	X		
Site Work	Parking Lots	Parking lot striping	X		
Site Work	Pedestrian Paving	Sidewalk (except local authority)	X		
Site Work	Security Structures	Security bollards	X		

DEFINITIONS:
Fixed Furnishings are defined as those furnishing that are bolted to the building structure.
Unfixed Furnishings are defined as those furnishings not affixed or only soft connected to the building structure.
Fixed Equipment is defined as those installed as part of the facility infrastructure or hard connected to mechanical or electrical systems.

**Please note that the ability for the responsible party to replace, repair and/or maintain any of the systems or equipment described below will be subject to available budgets*

Table A – Building Systems

Unfixed Equipment is defined as those not installed as part of the facility infrastructure or hard connected to mechanical or electrical systems.

**Please note that the ability for the responsible party to replace, repair and/or maintain any of the systems or equipment described below will be subject to available budgets*

Building System Category	Subcategory	Building Components and Equipment	Real Estate and Facilities Management[1]	Trial Court Operations Funds[2]	Office of Security (Special Funds)
Equipment	Alarms	Hardwired duress alarms not integrated with facility security system		X	
Equipment	Alarms	Wireless Duress alarms		X	
Equipment	Alarms	Wireless Duress alarms installed by Office of Security include a 5 year service agreement. New systems installed through Capital Projects do not have a 5 year service agreement. Repairs outside of a service agreement will be the responsibility of the Court.			X
Equipment	Building Access	Access control cards or fobs, replacement and programming for access levels. Badges and badge making equipment and software.		X	
Equipment	Building Access	Access control system hardware and head end controller in accordance with California Trial Court Facilities Standards.	X		
Equipment	Gun Locker	Gun locker installation, repairs and keys		X	
Equipment	Holding Cells	Holding cell access control systems	X		
Equipment	Holding Cells	Holding cell keys		X	
Equipment	Magnetometers & Related Equipment	Cabinet X-Ray System/magnetometers and associated monitors or accessories. Trust fund purchase includes 5 year service agreement. Service and maintenance outside of service agreement is responsibility of the Court.			X
Equipment	Magnetometers & Related Equipment	Cabinet X-Ray System and magnetometer and associated monitors or accessories		X	
Equipment	Magnetometers & Related Equipment	Hand wand metal detectors		X	
Equipment	Magnetometers & Related Equipment	Registration, record keeping, signage and training for Cabinet X-Ray Systems/magnetometers and associated monitors or accessories		X	
Equipment	Safes	Fixed Safes maintenance and repair	X		
Equipment	Safes	Portable Safes		X	
Equipment	Surveillance	Camera – Interior		X	
Equipment	Surveillance	Camera maintenance, repair and replacement if in excess of or addition to JCC trial court standards		X	
Equipment	Surveillance	Camera – Perimeter	X		
Equipment	Surveillance	Digital video recording (DVR) as components of complete security system and plan	X		

Building System Category	Subcategory	Building Components and Equipment	Real Estate and Facilities Management[1]	Trial Court Operations Funds[2]	Office of Security (Special Funds)
Equipment	Surveillance	Digital video recording (DVR) for court operations and limited security application		X	
Equipment	Surveillance	Facility security systems, including controllers, facility security cameras, security specific digital recording systems and monitoring stations. (no personnel)	X		
Equipment	Surveillance	Security System – Interior		X	
Equipment	Surveillance	Security System – Perimeter	X		
Equipment Monitoring	Alarms	Duress alarms		X	
Equipment Monitoring	Alarms	Fire alarm system	X		
Equipment Monitoring	Alarms	Hardwired duress alarms integrated with facility security system	X		
Equipment Monitoring	Alarms	Intrusion alarm, monitoring and response		X	
Equipment Monitoring	Alarms	Intrusion alarm, repairs and maintenance		X	
Equipment Monitoring	BAS	Building Automation System (BAS)	X		
Equipment Monitoring	Elevator	Elevator and vertical conveyance monitoring and notification	X		
Equipment Monitoring	Vehicles	Vehicle control system	X		
General Building	Equipment	Manage and maintain facility operations equipment	X		
General Building	Janitorial	Porter services and routine spill cleanup (janitorial)		X	
General Building	Personnel	Security personnel		X	
Hardware	Fencing & Gates	Security fencing and gates, vehicle barriers and bollards	X		
Hardware	Keys & Locks	Cabinet and cash drawer keys and locks in fixed furnishings		X	
Hardware	Keys & Locks	Cipher locks	X		
Hardware	Keys & Locks	Door hardware/automatic door openers	X		
Hardware	Keys & Locks	Key schedule	X		
Hardware	Keys & Locks	Keys	X		
Hardware	Keys & Locks	Lock sets (includes cipher and access systems)	X		
Hardware	Keys & Locks	Rekeying due to loss of key		X	
Hardware	Windows	Ballistic glazing assemblies	X		
Hardware	Windows	Ballistics protection (courtrooms, security spaces, etc.)	X		

[2] Building components and equipment to be included within the funding responsibility of the Judicial Council of California in transferred facilities is in accordance with applicable transfer and joint occupancy agreements.
[2] Court-funded facilities requests (CFRs) should be coordinated with the Judicial Council Customer Service Center.
[3] Artwork, sculpture and intricate design components, such as lit design details, shall be treated on an item-by-item basis determined cooperatively and dependent on initial and future use.

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 5 – (Action Required) – 2021 Draft Trial Court Facility Modification Advisory Committee Annual Agenda

Action Requested:

Approve the 2021 draft *Trial Court Facility Modification Advisory Committee Annual Agenda*.

Supporting Documentation:

- Draft *2021 Trial Court Facility Modification Advisory Committee Annual Agenda*

Trial Court Facility Modification Advisory Committee
Annual Agenda[1]—2021
Approved by Executive Committee: [Date]

I. COMMITTEE INFORMATION

Chair:	Hon. Donald Cole Byrd, Presiding Judge, Superior Court of Glenn County
Vice-Chair:	Hon. William F. Highberger, Judge, Superior Court of Los Angeles County
Lead Staff:	Ms. Pella McCormick, Acting Director, Facilities Services Mr. Jagan Singh, Principal Manager, Facilities Services Ms. Katherine Albertus, Facilities Analyst, Facilities Services

Committee's Charge/Membership:

Rule 10.65 of the California Rules of Court states the charge of the Trial Court Facility Modification Advisory Committee (TCFMAC), which is to make recommendations to the Judicial Council on facilities modifications, maintenance, and operations; environmental services; and utility management. In addition, the committee performs the following:

(1) Makes recommendations to the Judicial Council on policy issues, business practices, and budget monitoring and control for all facility-related matters in existing branch facilities.

(2) Makes recommendations to the Judicial Council on funding and takes additional action in accordance with council policy, both for facility modifications and for operations and maintenance.

(3) Collaborates with the Court Facilities Advisory Committee in the development of the capital program, including providing input on design standards, prioritization of capital projects, and methods to reduce construction cost without impacting long-term operations and maintenance cost.

(4) Provides quarterly and annual reports on the facilities modification program in accordance with the Judicial Council's *Trial Court Facility Modifications Policy.*

[1] The annual agenda outlines the work a committee will focus on in the coming year and identifies areas of collaboration with other advisory bodies and the Judicial Council staff resources.

DRAFT

Rule 10.65(c) sets forth the membership position categories of the committee. TCFMAC currently has 11 members. The current composition shown on the committee roster's web page is as follows:

- Superior court judge – 5 members
- Court executive officer – 3 members
- Deputy Court Executive Officer – 1 member
- Chair and vice-chair of the Court Facilities Advisory Committee, as non-voting members – 2 members

Subcommittees/Working Groups[2]:

None.

Meetings Planned for 2021[3] (Advisory body and all subcommittees and working groups)

Meeting Date	Time	Location / Teleconference
January 29, 2021	10:00 – 4:00	Teleconference
March 8, 2021	12:00 – 1:30	Teleconference
April 12, 2021	10:00 – 4:00	Teleconference
May 14, 2021	10:00 – 4:00	TBD
July 19, 2021	10:00 – 4:00	TBD
August 30, 2021	12:00 – 1:30	Teleconference
October 29, 2021	10:00 – 4:00	Off-site location to be determined
December 6, 2021	12:00 – 1:30	Teleconference

☐ Check here if exception to policy is granted by Executive Office or rule of court.

DRAFT

[2] California Rules of Court, rule 10.30 (c) allows an advisory body to form subgroups, composed entirely of current members of the advisory body, to carry out the body's duties, subject to available resources, with the approval of its oversight committee.

[3] Refer to *Operating Standards for Judicial Council Advisory Bodies* for governance on in-person meetings.

II. COMMITTEE PROJECTS

#	New or One-Time Projects[4]	
1.	***Project Title*** **Conduct Plumbing Assessments for the Top Five Facilities with the Highest Number of Incidents and Costs Resulting from Plumbing Leaks**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***

Project Summary[7]: In July 2020, the advisory committee approved the use of Planning funds for assessments of the Judicial Council's top five facilities with the highest number and most costly domestic water and fixture leaks. There will be a new solicitation to hire a specialty contractor to complete the assessments and provide estimates for the mitigation work.

Status/Timeline: Solicitation and assessments will be completed by FY 2022–23, contingent upon availability of funds.

Fiscal Impact/Resources: Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Branch Accounting and Procurement.

☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.*

Internal/External Stakeholders: Trial courts and justice partners.

AC Collaboration: None.

DRAFT

[4] All proposed projects for the year must be included on the Annual Agenda. If a project implements policy or is a program, identify it as *implementation* or *a program* in the project description and attach the Judicial Council authorization/assignment or prior approved Annual Agenda to this Annual Agenda.
[5] For non-rules and forms projects, select priority level 1 (must be done) or 2 (should be done). For rules and forms proposals, select one of the following priority levels: 1(a) Urgently needed to conform to the law; 1(b) Urgently needed to respond to a recent change in the law; 1(c) Adoption or amendment of rules or forms by a specified date required by statute or council decision; 1(d) Provides significant cost savings and efficiencies, generates significant revenue, or avoids a significant loss of revenue; 1(e) Urgently needed to remedy a problem that is causing significant cost or inconvenience to the courts or the public; 1(f) Otherwise urgent and necessary, such as a proposal that would mitigate exposure to immediate or severe financial or legal risk; 2(a) Useful, but not necessary, to implement statutory changes; 2(b) Helpful in otherwise advancing Judicial Council goals and objectives.
[6] Indicate which goal number of The Strategic Plan for California's Judicial Branch the project most closely aligns.
[7] A key objective is a strategic aim, purpose, or "end of action" to be achieved for the coming year.

#	New or One-Time Projects[4]	
2.	***Project Title*** **Guidelines for the Responsibility of Facility Costs between Judicial Council and Trial Courts**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Approve and adopt the *Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts*. This document serves as a guide for the TCFMAC and Judicial Council staff with respect to determining which facility-related capital and operations/maintenance costs are the responsibility of the Judicial Council and which are the responsibility of the trial courts. ***Status/Timeline:*** Review by the Court Executives Advisory Committee and public comment period are complete. TCFMAC approval expected in January 2021. ***Fiscal Impact/Resources:*** Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.* ***Internal/External Stakeholders:*** Trial courts and justice partners. ***AC Collaboration:*** Court Executives Advisory Committee.	
3.	***Project Title*** **Design for Generators in Preparation for Application to California Governor's Office of Emergency Services (Cal OES)/Federal Emergency Management Agency (FEMA) for Grant Funding**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Contingent upon TCFMAC approval of funding in 2021, develop design documents for 14 like-for-like emergency generator replacement projects in preparation for application to Cal OES/FEMA for grant funding. Grant applications were submitted last year, but not approved because Cal OES required design documents in order to move the applications forward. Completing the designs in advance will better position the Judicial Council to receive grant approval when it reapplies during the next application period. Design costs are estimated to be $750,000. ***Status/Timeline:*** FY 2021–22. ***Fiscal Impact/Resources:*** Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.* ***Internal/External Stakeholders:*** Trial courts and justice partners. ***AC Collaboration:*** None.	

DRAFT

#	Ongoing Projects and Activities[4]	
1.	***Project Title*** **Trial Court Facility Modification Quarterly Activity Reports**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Provide the Judicial Council with a report for informational purposes summarizing the committee's allocation of facility modification funding after the end of each fiscal year quarter. The report for the last quarter also will include a summary of all facility modifications for the fiscal year. These information-only reports are submitted as required by the council's *Trial Court Facility Modifications Policy.* ***Status/Timeline:*** Ongoing. For 2021, reports are proposed for the following Judicial Council meetings: March 2021 for the FY 2020–21, Q1 and Q2 reports; July 2021 for the FY 2020–21, Q3 report; and September/October 2021 for the FY 2020–21, Q4 report. ***Fiscal Impact/Resources:*** Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.* ***Internal/External Stakeholders:*** Trial courts and justice partners. ***AC Collaboration:*** None.	
2.	***Project Title*** **Energy-Efficiency Facility Modification Projects**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Contingent upon TCFMAC approval and funding, develop and implement Priority 3 energy-efficiency facility modification projects for lighting and heating, ventilation, and air conditioning (HVAC) improvements within existing court facilities statewide. ***Status/Timeline:*** Ongoing. ***Fiscal Impact/Resources:*** Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. Savings through energy-efficiency facility modification projects conserves Court Facilities Trust Fund (CFTF) resources. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.*	

DRAFT

#	Ongoing Projects and Activities[4]	
	Internal/External Stakeholders: Trial courts and justice partners. ***AC Collaboration:*** None.	
3.	***Project Title*** **Courthouse Security Systems Maintenance and Replacement**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Maintain and replace security equipment, including aging camera, access control, and duress alarm systems, within existing court facilities statewide. These projects are necessary to maintain trial court facilities at an industry level of care. Effective FY 2019–20, the Court Security Advisory Committee (CSAC) receives $6 million annually for these types of projects, funded through the Governor's Budget. CSAC will have responsibility for projects falling under that budget; however, the TCFMAC will continue to fund some security-related projects not covered by the new funding source and will work in collaboration with the CSAC to identify project responsibility between the two committees. ***Status/Timeline:*** Ongoing. ***Fiscal Impact/Resources:*** Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.* ***Internal/External Stakeholders:*** Trial courts and justice partners. ***AC Collaboration:*** Court Security Advisory Committee.	
4.	***Project Title*** **Develop Proposed Budget Change Proposals (BCPs)**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Determine budget increases to be requested each fiscal year to address the following needs: operations and maintenance, leased space, energy efficiency measures, deferred maintenance and revenue shortfalls in the State Court Facilities Construction Fund (SCFCF). ***Status/Timeline:*** Ongoing. Typical BCPs timeline: drafts due to Judicial Council Budget Services by February 2021; reviewed by the Judicial Branch Budget Committee in March 2021 and approved in May 2021; and submitted to the California Department of Finance (DOF) in September 2021.	

DRAFT

#	Ongoing Projects and Activities[4]	
	Fiscal Impact/Resources: Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.* ***Internal/External Stakeholders:*** Trial courts, justice partners, DOF, Legislature, and Office of Governor. ***AC Collaboration:*** Judicial Branch Budget Committee.	
5.	***Project Title*** **Judicial Branch Facility Modification Projects**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Review and approve facility modification projects proposed by the trial courts, regional service providers, VFA, Inc. (an asset management firm of deferred facility modification projects), and Judicial Council staff. Approve projects receive funding allocations for execution by Judicial Council staff. Submit recommendations as needed for Judicial Council consideration. ***Status/Timeline:*** Ongoing. The committee meets every 30 to 60 days to review proposed projects. ***Fiscal Impact/Resources:*** Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.* ***Internal/External Stakeholders:*** Trial courts and justice partners. ***AC Collaboration:*** None.	
6.	***Project Title*** **Judicial Branch Facility Operations and Maintenance**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Oversight of judicial branch facilities operations and maintenance spending through annual budget allocation approval and re-evaluation as needed. Oversight of policy issues on operations and maintenance of existing facilities, noncapital-related real estate transactions, energy management, and environmental management and sustainability, including but not limited to, review of the Judicial Council's preventive maintenance and energy management plans. Submit recommendations as needed for Judicial Council consideration. ***Status/Timeline:*** Ongoing.	

DRAFT

#	Ongoing Projects and Activities[4]	
	Fiscal Impact/Resources: Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.* ***Internal/External Stakeholders:*** Trial courts and justice partners. ***AC Collaboration:*** None.	
7.	***Project Title*** **Judicial Branch Five-Year Master Plan – Trial Court Facilities Deferred Maintenance List**	***Priority[5] 1*** ***Strategic Plan Goal[6] VI***
	Project Summary[7]: Annually, develop the judicial branch *Five-Year Master Plan - Deferred Maintenance Report* for trial court facilities for submission to DOF for consideration of funding. The report for FY 2020–21 contains a list of 23,268 projects at an estimated rough order of magnitude of $5.2 billion, with the Judicial Council share being $4.1 billion. ***Status/Timeline:*** Ongoing. The five-year master plan is due to the DOF in September of each year. ***Fiscal Impact/Resources:*** Coordination through lead staff to the committee with input from the Judicial Council's offices of Facilities Services and Budget Services. ☐ *This project may result in an allocation or distribution of funds to the courts. We will coordinate with Budget Services to ensure their review of relevant materials.* ***Internal/External Stakeholders:*** Trial courts and justice partners. ***AC Collaboration:*** None.	

DRAFT

III. LIST OF 2020 PROJECT ACCOMPLISHMENTS

#	Project Highlights and Achievements
1.	Ongoing: Developed and implemented Priority 3 energy-efficiency facility modification projects for lighting and HVAC improvements within existing court facilities statewide
2.	Ongoing: Collaborated with the Court Security Advisory Committee to complete security-related projects.
3.	Ongoing: Reviewed and approved facility modification projects, including security-related facility modifications, proposed by the trial courts, regional service providers, VFA, Inc. (an asset management firm of deferred facility modification projects), and Judicial Council staff.
4.	Ongoing: Oversaw judicial branch facilities operations and maintenance spending and policy issues on operations and maintenance of existing facilities, non-capital-related real estate transactions, energy management, and environmental management and sustainability.
5.	Ongoing: Collaborated with the Court Facilities Advisory Committee in the development of the Judicial Branch Capital Program.
6.	Ongoing: Monitored progress of deferred maintenance list projects (DMF II and III) for roof, elevator/lift/escalator replacements, building automation system upgrades (BAS), and fire alarm systems in trial court facilities.
7.	Completed: As informational items in May, July, and September 2020, the Judicial Council received FY 2019–20 quarterly activity reports on the allocation of funding for trial court facility modifications.
8.	Completed: On January 27, 2020, approved FY 2021–22 Budget Change Proposals (BCPs), including a BCP to address the revenue shortfall for the SCFCF (Fund 3037).
9.	Completed: As of May 2020, all projects on the deferred maintenance list (DMF I) for roof and elevator/lift/escalator replacements in trial court facilities were completed.
10.	Completed: On May 15, 2020, approved the expenditure of up to $5 million in Maintenance Budget funds to implement social distancing measures in trial court facilities and approved development of a Social Distancing Best Practices Guide for trial courts. On June 1, 2020, approved a methodology for allocating the funds to trial courts statewide for temporary facilities modifications related to the re-opening of courthouses during the COVID-19 pandemic. As of December 31, 2020, a total of $4.57 million had been disbursed.
11.	Completed: On July 20, 2020, approved submittal of a BCP to fund the fire/life/safety corrections to the Orange County Central Justice Center (CJC) required by the Office of the State Fire Marshal.

DRAFT

#	Project Highlights and Achievements
	On August 31, 2020, approved submittal of a BCP to fund the fire/life/safety corrections to the San Diego County East County Regional Center (ECRC) required by the Office of the State Fire Marshal. In September 2020, staff submitted a BCP requesting $67.7 million General Funds in FY 2021–22 ($52.8 million for the CJC and $14.9 million for the ECRC).
12.	Completed: On August 31, 2020, approved the judicial branch's *Five-Year Master Plan - Deferred Maintenance Report* for trial court facilities for FY 2020–21 for submission to DOF.
13.	Completed: On October 28, 2020, the draft *Guidelines for the Responsibility of Facility Costs between the Judicial Council and Trial Courts* was presented to the CEAC Executive Committee. From November 3 through December 4, 2020, the draft guidelines were posted for public comment.
14.	Completed: In 2020, 35 Facility Modification projects on the Architectural Revolving Fund project list were completed.
15.	Completed: On December 7, 2020, approved the *Sustainability Plan for Trial Court Facilities* that focuses primarily on ensuring that new construction practices comply with state sustainability initiatives and help reduce the judicial branch's impact on climate change. Additional goals include reducing energy usage, carbon footprint, and utility costs by pursuing energy efficiency measures; educating staff, key stakeholders, and service providers on specific energy-saving practices and broader sustainability issues; conserving other natural resources; and improving the power resiliency of the judicial branch's portfolio through onsite renewable energy systems and storage.

DRAFT

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 6 – (Action Required) – Quarter 1/Quarter 2 Trial Court Facility Modification Reports for Fiscal Year 2020-21

Summary:

Review and approve both Q1 and Q2 draft reports for submission to the Judicial Council as Information-Only Items.

Supporting Documentation

- Quarter 1 Trial Court Facility Modification Report for FY 2020-21
- Quarter 2 Trial Court Facility Modification Report for FY 2020-21

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 6 – (Action Required) – Quarter 1/Quarter 2 Trial Court Facility Modification Reports for Fiscal Year 2020-21

Summary:

Review and approve both Q1 and Q2 draft reports for submission to the Judicial Council as Information-Only Items.

Supporting Documentation

- Quarter 1 Trial Court Facility Modification Report for FY 2020-21
- Quarter 2 Trial Court Facility Modification Report for FY 2020-21

JUDICIAL COUNCIL OF CALIFORNIA

455 Golden Gate Avenue · San Francisco, California 94102-3688

www.courts.ca.gov

REPORT TO THE JUDICIAL COUNCIL

Item No.: 21-009
For business meeting on: March 11–12, 2021

Title
Court Facilities: Trial Court Facility Modifications Report for Quarter 1 of Fiscal Year 2020–21

Submitted by
Trial Court Facility Modification Advisory Committee
Hon. Donald Cole Byrd, Chair
Hon. William F. Highberger, Vice-chair

Agenda Item Type
Information Only

Date of Report
January 13, 2021

Contact
Pella McCormick, 916-643-7024
pella.mccormick@jud.ca.gov
Jagan Singh, 415-865-7755
jagandeep.singh@jud.ca.gov

Executive Summary

This informational report to the Judicial Council outlines the allocations of facility modification funding made to improve trial court facilities in the first quarter (July through September) of fiscal year 2020–21. To determine allocations, the Trial Court Facility Modification Advisory Committee reviews and approves facility modification requests from across the state in accordance with the council's *Trial Court Facility Modifications Policy.*

Relevant Previous Council Action

This report is submitted quarterly as required by the Judicial Council's *Trial Court Facility Modifications Policy* (see Link A).[1] Most recently, on September 25, 2020, the council received the quarterly report for the fourth quarter along with the Annual Summary for fiscal year (FY) 2019–20 (see Link B).

[1] Per this policy, each quarterly report includes a list of all facility modifications funded during the quarter as well as any reallocation of funds between the funding categories (i.e., facility modification priority categories 1–6).

DRAFT

Analysis/Rationale

Funding decisions during the first quarter of FY 2020–21 were based on the prioritization and ranking methodologies of the *Trial Court Facility Modifications Policy*. There are six priority categories of facility modifications: Priority 1, Immediately or Potentially Critical; Priority 2, Necessary, but Not Yet Critical; Priority 3, Needed; Priority 4, Does Not Meet Current Codes or Standards; Priority 5, Beyond Rated Life, but Serviceable; and Priority 6, Hazardous Materials, Managed but Not Abated. The current level of funding allows the Trial Court Facility Modification Advisory Committee (TCFMAC) to address only the most critically needed Priorities 1 and 2 and some Priority 3 facility modifications statewide.

Facility modification requests are also reviewed and approved in accordance with the Judicial Council's *Court-Funded Facilities Request Policy* (see Link C). This policy presents the procedures and requirements to allow trial courts to make court-funded facilities requests (CFRs). Trial courts may assist with the funding of certain facilities costs (i.e., facility modifications and lease-related costs) by contributing funds toward urgent facilities costs—not including capital-outlay expenses—through allocation reductions from the Trial Court Trust Fund.

Allowable facilities costs that a trial court can fund through a CFR include (1) facility modifications as defined in the *Trial Court Facility Modifications Policy*; (2) court operations costs allowable under rule 10.810 of the California Rules of Court, such as equipment, furnishings, interior painting, flooring replacement or repair, furniture repair, and records storage; and (3) lease-related costs, such as lease payments and operating costs, repairs, and modifications authorized by a lease. CFRs are approved by Judicial Council staff, with the following exceptions, which require TCFMAC review and approval: ongoing operational cost increases to the Judicial Council beyond the initial outlay for the project (e.g., additional utility or maintenance costs); staff concerns about whether the CFR meets the policy's criteria or whether the proposed budget is accurate; and appeals of staff determinations.

Fiscal Impact and Policy Implications

During the first quarter of FY 2020–21, the TCFMAC reviewed and approved 404 facility modifications for a total estimated cost of $15.4 million (see Attachment A). Of these, 203 were Priority 1 facility modifications and 201 were Priority 2 facility modifications. The Judicial Council's facility modification program's share of the estimated cost was $14.1 million, with the affected counties responsible for the balance. Most of these facility modifications involved elevator, roofing, plumbing, heating, ventilation, and air conditioning repairs or replacements.

In addition, council staff approved and the TCFMAC reviewed 22 CFRs in the first quarter of FY 2020–21 (see Attachment B).

Completed project spotlights

Below are examples of facility modification projects completed during this quarter.

Priority 2: Coil replacement, Compton Courthouse, Los Angeles County

- Replaced 13 coils and refurbished drain pans for air handling units throughout the Compton Courthouse. The final project cost was $1,030,243.

Before

Old failing coils on air handling unit

Priority 2: Coil replacement, Compton Courthouse, Los Angeles County (cont.)

After

Newly replaced coils and refurbished drain pans on air handling unit

Priority 2: HVAC Replacement, Trailer Dept. 34, San Diego County

- Removed and replaced failed three-ton package unit #1. Unit was found not working correctly and low on refrigerant. The final project cost was $12,762.

Before

Old rusted HVAC unit

Priority 2: HVAC Replacement, Trailer Dept. 34, San Diego County (cont.)

After

Newly replaced HVAC unit

Attachments and Links

1. Attachment A: TCFMAC-Funded Project List: Quarter 1, Fiscal Year 2020–21
2. Attachment B: Court-Funded Facilities Requests (CFRs): Quarter 1, Fiscal Year 2020–21
3. Link A: *Trial Court Facility Modifications Policy* (rev. Mar. 15, 2019), *https://www.courts.ca.gov/documents/jc-facility-modification-policy.pdf*
4. Link B: *Court Facilities: Trial Court Facility Modifications Report for Quarter 4 and Annual Summary for Fiscal Year 2019–20* (Sept. 25, 2020), *https://jcc.legistar.com/View.ashx?M=F&ID=9047566&GUID=401ABAC5-5971-4DEE-93C9-40D4B3E74EB1*
5. Link C: *Court Facilities: Court-Funded Facilities Request Policy* (Aug. 26, 2016), *https://jcc.legistar.com/View.ashx?M=F&ID=4625695&GUID=15BB7747-C300-48DA-AA81-5546168A1991*

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Attachment A

TCFMAC-Funded Project List
Quarter 1, Fiscal Year 2020-21

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
1	FM-0143085	Los Angeles	Downey Courthouse	19-AM1	1	Electrical - Replaced (1) 600 amp, 480 volt, Automatic Transfer Switch. During the preventive maintenance measure for the emergency lighting, it was found the Automatic Transfer Switch was not transferring due to water leaking from a drain line onto the switch that was not sealed properly when the roof was replaced, causing the transfer of power not to work. The transfer switch enables emergency power from the generator to critical components for fire, life, safety emergency purposes. Legal is aware and is investigating the incident for possible back charge to contractor.	$ 16,530	$ 13,836	83.70
2	FM-0143239	Los Angeles	Airport Courthouse	19-AU1	1	Plumbing - Replaced (1) 250 PSI Valve, (2) 1/4" Pressure Reducing valves, (2) 1/2 HP hot water recirculating pumps for Boiler #1 & #2. The pumps had internal leaks and the valves were causing the water pressure to drop to 20-50 PSI at a time causing no hot water throughout the building.	$ 28,171	$ 21,740	77.17
3	FM-0143326	Los Angeles	Whittier Courthouse	19-AO1	1	HVAC - Replace 2-pumps, gauges, and drain valves for air supply fan. Both pumps for supply air handler were leaking, not allowing the heat deck to supply warm air. Second and third floors could not sustain temperatures above the mid 60s for staff and Judicial officers.	$ 12,432	$ 10,745	86.43
4	FM-0143328	Los Angeles	Pomona Courthouse South	19-W1	1	Exterior Shell - Replace 6-ceiling tiles in 1st floor clerk's office. Remediation and environmental oversight included. Water leaked through west side of building exterior expansion joint into 1st floor clerk's office. Leaking expansion joints to be addressed as a separate P2 FM.	$ 22,729	$ 20,715	91.14
5	FM-0143329	Los Angeles	El Monte Courthouse	19-O1	1	Plumbing - Replace failed 20-yr old pump for domestic hot water. Hot water pump for domestic water failed, affecting the entire building.	$ 9,872	$ 5,738	58.12
6	FM-0143352	Kern	Bakersfield Superior Court	15-A1	1	Exterior Shell - Replace 2,000 sq. ft. of carpet and cove base, replace 100 sq. ft. of T-bar ceiling with (10) quantity of ceiling tiles in 2 chambers and 2 offices. Water loss incident affected 2 Courtrooms, 2 chambers, 2 offices & 1 Hallway. Rain flooded a flower-bed over a weekend of heavy rain. The planter is sealed, but the water surpassed the seal barrier therefore penetrating the exterior wall building structure, through the ACM fireproofing and into the basement area. Containments, Remediation and environmental oversight included in the scope. Insurance claim has been filed with $100K deductible.	$ 481,651	$ 481,651	100.00
7	FM-0143354	Los Angeles	Compton Courthouse	19-AG1	1	Plumbing - Replace 2 LF of 1-1/2" copper pipe, 1 1-1/2" valve, 1 angle stop, and associated footings in 5th floor plumbing chase. Replaced 2-2' x 2' ceiling tiles in room 403k. Remediation and environmental oversight included. Water leaked from 5th floor holding cell pipe chase into room 403k.	$ 16,672	$ 11,025	66.13
8	FM-0143356	Los Angeles	East Los Angeles Courthouse	19-V1	1	Plumbing - Replace (1) 2" copper cap for cold water supply, replace 150 LF of base cove and extract approx. 60 gallons of grey water. Supply water cooper cap failed and sprung a leak causing water to penetrate From pipe chase (wall cavity) into ground level holding cell#3, secured hallway, room G17, and room G13. Remediate (clean, dry & sanitize) bacterial grey water contamination; 3,300 SF concrete surface, 150 SF drywall & 2,500 SF vinyl tiles. Scope includes environmental testing and oversight.	$ 31,514	$ 24,493	77.72
9	FM-0143357	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Replace (1) concealed flush valve assembly for 4th floor cell #2 toilet. Replace (15) 1ft x 1ft acoustic ceiling tiles on 2nd floor in clerk's office. Flush valve assembly concealed within the wall of 4th floor pipe-chase for holding cell #2 leaked causing water to flow down to the 2nd floor clerk's office. Remediation and environmental oversight included, containment and drying equipment setup.	$ 13,690	$ 11,018	80.48
10	FM-0143358	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace 1-3-way valve, 1-strainer, and 1-actuator for 12th floor air handling unit. Valve failed, causing the 12th floor to be too cold.	$ 6,891	$ 4,557	66.13
11	FM-0143371	San Bernardino	Fontana Courthouse	36-C1	1	Vandalism - Replace (2) 25-1/4"x 83-3/4" dual 1" paned glass. Main entrance and exit door glass is broken and vandalized caused by a rock thrown at each door. Person that caused it is unknown.	$ 858	$ 713	83.13
12	FM-0143374	San Bernardino	San Bernardino Justice Center	36-R1	1	Grounds and Parking lot - Replace 5 LF of 3 inch irrigation line and associated fittings in main parking lot, east side. Replace 40 SF of concrete and 60 SF or asphalt. Remove 13 cubic yards of dirt to expose broken irrigation line. Asphalt was raised in parking area and was dug up to reveal the broken line. Line was broken due to thermal and soil stress.	$ 29,361	$ 29,361	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
13	FM-0143379	Los Angeles	Pasadena Courthouse	19-J1	1	Vandalism - Replaced 1-40 x 90 tempered glass window including anti-graffiti film at main entry front lobby. A member of the public broke the window with his fist. Risk management is investigating the incident for restitution.	$ 2,924	$ 2,028	69.35
14	FM-0143384	Lake	Lakeport Court Facility	17-A3	1	HVAC - Coil Repairs - Find and replace (1) vertical tube in leaking coil; Replace lost refrigerant – Coil is in an air handling unit serving Court Exclusive space. This is an old coil and the leak was at the spot of a previous repair that was done 10 or more years ago. Refrigerant level was down to about 10%. This is after hours/weekend work.	$ 20,000	$ 20,000	100.00
15	FM-0143385	Los Angeles	Whittier Courthouse	19-AO1	1	HVAC - Replaced (1) 7.5 HP motor and 2-valves/floats for cooling tower #2. Motor, pulley, and valves/floats failed Preventative Maintenance. Affecting the temperatures in the entire courthouse. Cooling towers are original to building.	$ 10,761	$ 9,301	86.43
16	FM-0143386	San Diego	North County Regional Center - North	37-F2	1	HVAC - Replace 3-valves and 1-actuator for maintenance shop HVAC. Valves and actuator failed, creating very hot temperatures in the maintenance shop.	$ 4,703	$ 4,703	100.00
17	FM-0143389	Los Angeles	Hollywood Courthouse	19-S1	1	Plumbing - Replace 1ft of 3" cast iron drain pipe, perform build-back of 4 sq ft of drywall including 1" x 1" ceramic wall tiles after plumbing repairs, replace (2) 2ft x 4ft acoustic ceiling tiles, erect (2) containments, and environmental oversight included. The wall to the 2nd floor Dept. 213 jury room restroom had to be opened to access the sink drain pipe within the wall cavity, the drain pipe leaked due to a crack along the pipe, water leaked down through the 2nd floor attic-space and down to the 1st floor Room 118.	$ 13,000	$ 11,842	91.09
18	FM-0143392	San Diego	Kearny Mesa Traffic Court KM5 & KM6 Trailer	37-C4	1	Roof - Repair roof, apply sealant on roof. Replace 135 SF of drywall/paint and insulation. Remediation and environmental oversight included. Water leaked from roof.	$ 33,592	$ 33,592	100.00
19	FM-0143394	San Diego	Juvenile Court	37-E1	1	Roof – Replace 220 SF of water-damaged drywall in main lobby vertical structural columns and paint; Replace damaged water-soaked ceiling tiles at the 1st floor main lobby, using four 7x10x28 ft scaffolding; Remove reseal and reinstall 96 exterior store front windows at front of the courthouse and seal roof parapet using 50 ft tall scissor lift. Remediation and environmental oversight included due to mold. Windows and roof parapet leaking during rain into main lobby structural columns and ceiling tiles. Water testing performed.	$ 197,884	$ 147,661	74.62
20	FM-0143396	San Diego	Juvenile Court	37-E1	1	Interior Finishes - Replaced 360 sq. ft of cracked and popped (9x9 inch) floor tiles. Work was performed under environmental control containment at west emergency exit. The broken floor tiles initially located at double door threshold had tested positive for Asbestos Containment Material (ACM). Upon remediation repair efforts, the entire emergency exit corridor floor tiles popped, cracked and crumbled resulting in increasing size of containment and shutting off add'l. AHU that served Dept. 1 Courtroom.	$ 72,613	$ 54,184	74.62
21	FM-0143399	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Exterior Shell - Replace (3) wet ceiling tiles in basement County Council Office. Environmental oversight and remediation included, containment and drying equipment setup. Rain water leaked through old/failed EIFS (Exterior Insulated Finishing System) Stucco causing water leak in basement.	$ 20,000	$ 13,998	69.99
22	FM-0143400	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Roof - Replace (6) 2 x 4 ft. damaged ceiling tiles at 6th floor secured hallway, rooms 6124, 6208, 6206, and Mechanical Room 11. Remove/replace 40 sq. ft. of expansion epoxy at the corners of wall. Rain water leaked through failed wall expansion joints and into interior of building. Environmental oversight and remediation included, containment and drying equipment setup.	$ 40,000	$ 27,996	69.99
23	FM-0143403	Los Angeles	East Los Angeles Courthouse	19-V1	1	HVAC - Replace 1-integrated service module and install 1-isolation transformer for chiller #1. Replace 1-integrated service module and 1-variable frequency drive module, and install 1-isolation transformer for chiller #2. Both chiller transformers failed causing damage to variable frequency drive module and integrated service modules preventing the chillers from starting up, affecting cooling to the entire building. Transformers failed due to an electrical spike in power.	$ 35,268	$ 27,410	77.72

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
24	FM-0143413	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Replace (1) concealed (behind the wall) flush valve assembly, (1) concealed sink assembly and (1) concealed pneumatic controlled water fixture check stop assembly in the lockup pipe-chase on the 3rd floor. Replace (4) 1ft x 1ft acoustic ceiling tiles on the 2nd floor clerk's office. Remediation and environmental oversight included, containment and drying equipment setup. Water leaked from the failed valve/sink assemblies in the holding cell pipe-chase causing water to travel from the 3rd floor through the attic-space down to the 2nd floor clerk's office room 200.	$ 12,172	$ 9,796	80.48
25	FM-0143414	Los Angeles	Pomona Courthouse South	19-W1	1	Roof - Containment erected and ceiling tiles replaced. Remediation and environmental oversight included. Water leaked from rooftop drain near the cooling towers into 7th floor secure hallway. Roof drain was addressed under warranty by Roof vendor. Reimbursement being sought under warranty from roof vendor.	$ 18,504	$ 16,865	91.14
26	FM-0143415	San Diego	South County Regional Center	37-H1	1	COUNTY MANAGED - Elevators, Escalators, & Hoists - Replace and adjust the escalator step chain, handrail drive chain, handrail idler sheave bearing and low speed seals on the drive machine. Remove/reinstall drive machine to facilitate logistics to machine shop for seal repair. To include 4 escalators and 2 elevators. Reported escalator #2-3 has been stopping by itself. Shut down escalator #2-1 due to numerous discrepancies during preventive maintenance such as leaking gear box seal.	$ 16,511	$ 16,511	100.00
27	FM-0143416	San Diego	North County Regional Center - North	37-F2	1	Grounds and Parking Lot - Repair and reseal approx. 450sq ft of patio slab (two coats), outside Dept. 15, inclusive of perimeter sealant and negative pressure seal. Water is leaking into the basement exhibits room directly below through the slab. Work includes abatement and remediation of original patio sealant, basement ceiling, clean up and environmental oversight. Work includes dye and water testing of new sealant prior to removal of containment.	$ 100,611	$ 100,611	100.00
28	FM-0143418	Los Angeles	Van Nuys Courthouse West	19-AX2	1	HVAC - Remediate Air handler #10 due to fungal growth within the cold deck supply chamber. Clean, sanitize and disinfect 350 sf of surface of the cold deck supply fan chamber, Replace (20) interior insulated wall panels and 560 sf of duct insulation. Containment, remediation, and environmental oversight included. Due to the absence of BAS system and extreme condensation conditions of operating HVAC 24/7 over a prolonged period created a presence of fungal growth within the interior surfaces of Air handler #10, there was a musty odor emanating throughout the 10th floor.	$ 63,534	$ 51,132	80.48
29	FM-0143419	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Replace 40 LF of 2", 6", and 8" cast iron pipe, associated fittings, 24-ceiling tiles and 90 SF of drywall above county council basement offices. Drain lines cracked and flooded the basement offices during rain storm. Remediation and environmental oversight included due to grey water.	$ 45,111	$ 31,573	69.99
30	FM-0143420	Los Angeles	Pomona Courthouse North	19-W2	1	Roof - Replaced 12 ceiling tiles in room 108G on the 2nd floor. Patched 5 locations on roof that were failing and leaking during rain event. Containment erected and ceiling tiles replaced. Remediation and environmental oversight included.	$ 26,339	$ 25,351	96.25
31	FM-0143424	Los Angeles	Inglewood Courthouse	19-F1	1	Roof - Replace 60 ft x 30 ft of deteriorating roof, (106) 1 ft x 1 ft ceiling tiles. Extract 23 gallons of water. Erect a total of (5) containments on multiple floors. Disinfect, clean, and hepa vac app. 630 sq ft of carpet on multiple floors. Clean and disinfect (6) 18 in x 18 in HVAC registers. Sanitize 2,598 sq. ft. of hard surface. Environmental oversight performed on multiple floors due to known ACM work area. The chilled water isolation valve to the air handler unit on the roof failed causing water to continuously flow, and water to penetrate the floors below. Roof is original to the building (1977), and past it life expectancy.	$ 115,000	$ 85,744	74.56
32	FM-0143433	Los Angeles	Torrance Courthouse	19-C1	1	Elevators, Escalators, & Hoists - Replace worn selector sheave and adjust leveling on Judge's elevator #4. Selector sheave is making loud noise while elevator was running and not leveling at each landing creating a tripping hazard.	$ 1,740	$ 1,740	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
33	FM-0143447	Los Angeles	Torrance Courthouse	19-C1	1	Exterior Shell - Remove grout, apply sealant, and re-grout 1,600 square feet of North exterior wall (50) 4 ft x 8 ft panels utilizing 70 ft x 36 ft scaffolding, install (4) containments, and conduct environmental testing due to work being performed in a known ACM area. Rain water penetrated through the North wall affecting areas on the 1st, 2nd, & 4th floors.	$ 50,000	$ 42,570	85.14
34	FM-0143450	Los Angeles	San Fernando Courthouse	19-AC1	1	HVAC - Replace (1) Starter assembly for Chiller #1. Starter assembly failed/leaking preventing Chiller from operating to full capacity and affecting building temperatures.	$ 4,897	$ 4,085	83.41
35	FM-0143460	Los Angeles	Pasadena Courthouse	19-J1	1	HVAC - Replace 1-1.5 HP motor, 1-motor plate, 1-pulley, and 1-belt for chiller exhaust fan 1 in basement. Motor bearings failed and motor mount was cracked, causing a loud noise that was interrupting court proceedings on the 1st floor.	$ 4,402	$ 3,053	69.35
36	FM-0143469	Los Angeles	East Los Angeles Courthouse	19-V1	1	HVAC - Replace 1-integrated starter module for chiller's 1 & 2. Module failed, preventing chillers from starting up, affecting temperatures throughout the building.	$ 4,758	$ 3,698	77.72
37	FM-0143470	Los Angeles	East Los Angeles Courthouse	19-V1	1	HVAC - Replace 3-fan belts for air handling unit 1 and re-seal condensate drain pan. Replace approx. 12 liner feet of insulation for chiller water supply line. Remediation and environmental oversight included for ACM protocols. Condensate drain pan had cracks and water leaked out causing water to flow throughout mechanical room floor. Fan belts were cracked and worn out and could fail affecting the HVAC for the ground floor.	$ 19,133	$ 14,870	77.72
38	FM-0143473	Los Angeles	Compton Courthouse	19-AG1	1	Interior Finishes - Replace 4-1' X 1' ceiling tiles in 1st floor public hallway and secure bracket. Remediation and environmental oversight included in area known to contain ACM. Ceiling tile fell due to loose bracket.	$ 7,061	$ 4,669	66.13
39	FM-0143474	Los Angeles	Compton Courthouse	19-AG1	1	Interior Finishes - Replace 2-1' X 1' ceiling tiles in 3rd floor public hallway. Remediation and environmental oversight included in area known to contain ACM. Ceiling tile fell due to loose bracket.	$ 6,429	$ 4,251	66.13
40	FM-0143476	Fresno	Fresno County Courthouse	10-A1	1	HVAC - Replace 2nd floor air handler supply fan blower wheel and bearings, and repair shaft - Blower wheel is cracked, causing noise and vibration. Unit has been shut down to prevent further damage should the wheel break apart.	$ 32,416	$ 32,416	100.00
41	FM-0143477	Los Angeles	Torrance Annex	19-C2	1	Roof - Replace 48 sq of fascia, shiplap, rafters, basesheet, low-rise dip edge meal, roof membranes, and conduct water testing. Replace (37) 12 inch X 12 inch ceiling tiles, 70 sq ft of drywall, 30 linear ft of water proof sealant, and 20 linear ft of metal flashing. Erect (2) containments, hepa vac 890 sq ft of hard surface, sanitize 650 sq ft of hard surface, and conduct environmental testing as work was completed in a known ACM environment. Rain water leaked into the 1st floor through North and East exits where the roof awning meets the building.	$ 46,102	$ 39,251	85.14
42	FM-0143478	Los Angeles	Torrance Courthouse	19-C1	1	Vandalism - Install stainless steel combo penalware unit, air control valve, and recore toilet location to retro fit unit. Erect (2) containments, sanitize 550 sq ft of hard surface, and provide environmental testing due to work being completed in know ACM area. The porcelain toilet was broken by in-custody causing a safety issue in the only woman's holding cell on the 5th floor. Seeking restitution from the in-custody.	$ 30,363	$ 25,851	85.14
43	FM-0143483	San Diego	North County Regional Center - North	37-F2	1	HVAC - Replace 45-year old motor and belts for air handling unit 8. Motor bearings have failed, affecting ability to control temperatures.	$ 8,988	$ 8,988	100.00
44	FM-0143486	Los Angeles	Van Nuys Courthouse East	19-AX1	1	HVAC - GCI - Based on the findings of investigation, and environmental testing, remediation of air handling units and downstream ductwork up to 8ft is recommended due to fungal growth in (7) of (7) air handler units. Environmental oversight, containment and equipment setup included, see environmental report(s).	$ 182,152	$ 163,463	89.74
45	FM-0143487	Los Angeles	Van Nuys Courthouse West	19-AX2	1	HVAC - GCI - Based on the findings of investigation, and environmental testing, remediation of air handling units and downstream ductwork up to 8ft is recommended due to fungal growth in (12) of (14) air handler units. Environmental oversight, containment and equipment setup included, see initial environmental report(s).	$ 163,155	$ 131,307	80.48

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
46	FM-0143488	San Diego	Trailer - Dept 34	37-F4	1	HVAC - Remove and replace failed 3-ton package unit #1. Unit found not working correctly and low on refrigerant. Current unit uses phased out R22 refrigerant. Due to freezing and unfreezing of the components within the unit, rusting was noted to have occurred. Failure to replace will leave the trailer/Dept 34 without air conditioning.	$ 21,894	$ 21,894	100.00
47	FM-0143489	San Diego	Hall of Justice	37-A2	1	COUNTY MANAGED - Elevators, Escalators, Hoists - Remove brake arms and replace brake pads on escalator 4 to 3. Brake Pads failed resulting in escalator failure. Imminent hazard to the riding public and must be repaired and tested to regulatory requirements prior to being returned to service.	$ 10,714	$ 10,714	100.00
48	FM-0143491	Santa Barbara	Santa Maria Courts, Bldg G	42-F5	1	Exterior Shell - Replace 1-operator and motor for the sally port gate. Motor and operator burnt out making the gate inoperable.	$ 3,576	$ 3,450	96.49
49	FM-0143492	Riverside	Larson Justice Center	33-C1	1	Roof - Remediate rainwater damage caused by water intrusion to 2nd floor womans public restroom and Dept. 3N (3rd floor) courtroom during heavy rains. Work includes installation of HEPA filtered negative pressure containment at the restroom light soffit and near courtroom defendants desk. Remove, dispose and replace approx. 200 sq. ft. of the damaged drywall and insulation. Clean and sanitize exposed framing. Vacuum and clean return air registers (part of water path of travel). Repair affected drywall, texture and paint to match. FACS engaged for environmental and mold testing.	$ 46,855	$ 45,632	97.39
50	FM-0143493	Los Angeles	Downey Courthouse	19-AM1	1	HVAC - Replaced (1) 5 HP air compressor. Pneumatic compressor had a piston failure causing the pump motor to stop working, affecting the HVAC to the courthouse.	$ 19,058	$ 15,952	83.70
51	FM-0143494	Los Angeles	East Los Angeles Courthouse	19-V1	1	Exterior Shell - Seal 225 SF of exterior stucco wall and concrete floor slab. Rain water penetrated through exterior wall and into the building interior. Replace (3) ceiling tiles in public defender's office. Seal around HVAC conduit, second location of leak, water penetrated through worn-out seal. Seal exterior door casing for roof access door due to worn-out seal. Rain water leaked into building interior affecting 1st floor clerk's office, 3rd floor public defender's office, 4th floor lobby, and ground floor file room. Remediation and environmental oversight included due to grey water.	$ 34,193	$ 26,575	77.72
52	FM-0143500	Napa	Napa Juvenile Court	28-C1	1	Fire Protection - Replace one (1) flow switch on fire sprinkler system, test and confirm operation. Flow switch failed causing false alarm activation after hours.	$ 2,885	$ 1,479	51.25
53	FM-0143504	San Diego	North County Regional Center - North	37-F2	1	HVAC - Replace 5-reheat coils, 12-circuit setters, 30 LF of 2" copper pipe and insulation, and 6-2" isolation valves in unit above the Criminal Business Office. Remediation and environmental oversight included. HVAC reheat coils and pipes leaked into Criminal business office.	$ 97,070	$ 97,070	100.00
54	FM-0143506	San Diego	North County Regional Center - North	37-F2	1	HVAC - Refurbish air handler G7, including pipes, valves, and coils. Air handler piping is leaking on the roof. The unit is 11+yrs old, repairs necessitated due to lack of HVAC preventative maintenance.	$ 96,600	$ 96,600	100.00
55	FM-0143508	San Diego	Hall of Justice	37-A2	1	Plumbing - Water heater in 2nd floor failed over the weekend flooding into rooms 262 and 251 and down to 1st floor conference center. 300 gallons of water extracted, set up containment, remediation and environmental oversight included. Water heater only serves court exclusive space, County insurance claim submitted and JCC responsible for the $100k deduct.	$ 209,835	$ 209,835	100.00
56	FM-0143509	Los Angeles	Santa Clarita Courthouse	19-AD1	1	County Managed - Plumbing - Cut and weld/patch 4 sq. ft. of section of the 500 gallon Hot water storage tank. The tank which serves the Santa Clarita Civic Center had a severe leak. Tank insulation required abatement for welder to restore and seal tank.	$ 5,248	$ 5,248	100.00
57	FM-0143510	Los Angeles	East Parking Structure	19-F2	1	Plumbing - Replace (6) 6 inch couplings and re-align 20 feet of 6 inch cast iron storm pipe utilizing a lift. A Sheriff Department subcontractor's moving truck struck the storm drain line in the public parking garage at the ground floor making the pipe leak and unstable. Judicial Council is filing a claim with the County insurance.	$ 3,340	$ 2,490	74.56

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
58	FM-0143511	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Electrical - Replace failed fuel injectors, fuel transfer tubes supply & return, oil & oil filters, and valve seal cover gaskets for the emergency generator. Provide temporary generator while the emergency generator was out of service (10 days). The emergency generator would not start due to fuel & oil mixing in the combustion chamber.	$ 20,535	$ 18,428	89.74
59	FM-0143512	Los Angeles	Downey Courthouse	19-AM1	1	Grounds and Parking Lot - Replace 10 feet of 3 inch irrigation pipe and 36 square feet of asphalt. Irrigation pipe cracked due to age, causing water to come up through the driveway asphalt. Driveway leads to front entrance of the parking lot impacting ingress and egress.	$ 6,848	$ 5,732	83.70
60	FM-0143514	Los Angeles	Van Nuys Courthouse East	19-AX1	1	HVAC - Replace (1) failed 10hp motor #1, (1) 30amp fuse to motor #1, (1) 3" supply flange to motor #1, (1) 4" discharge flange to motor #1 and refurbish (1) 10hp motor #2. Motor #1 failed due to short circuit & Motor #2 windings short to ground & caused pumps #1 and #2 to fail.	$ 10,668	$ 9,573	89.74
61	FM-0143518	Los Angeles	Stanley Mosk Courthouse	19-K1	1	HVAC - Replaced (4) steam regulators and (4) hot water isolation valves on the 3rd floor. Steam regulators are currently leaking steam into mechanical room causing a potential safety concern, and steam system is not properly regulating comfort heating system. Leaks due to deterioration of the 60 year old system.	$ 45,000	$ 43,767	97.26
62	FM-0143519	Los Angeles	Metropolitan Courthouse	19-T1	1	HVAC - Replace (11) 150-lbs Hoffman Valve on 5 Air Handlers, (3) chilled water valves, (8) hot water valves, 11 nipples, and 11 ball valve isolation valves. Hoffman valves on the A Level, Room M-A-13 & M-A-17, 2nd floor Air Handler #2, 4th floor Air Handler #5, and 8th floor Air Handler #9 are deficiently sized to handle the PSI of the loop, and several have developed leaks.	$ 43,033	$ 40,683	94.54
63	FM-0143522	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Apply ceramic water sealant to 240 sq. ft of restroom tiles, sanitize 720 sq. ft of hard surface, sanitize (1) 4x2 light fixture, sanitize (1) 4x6 desk, erected (1) critical barrier, (1) containment, conducted environmental testing, and performed all repairs in a known ACM area. Main line stoppage on 9th floor Men's employee restroom, water has traveled down to the 8th floor Dept. 87 Room 830.	$ 19,608	$ 19,071	97.26
64	FM-0143524	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Roof - Apply urethane caulking to 20 linear ft of wall joints on 2nd floor entrance area, apply plastic cement, fiberglass web to 17 linear open splits & holes on the 2nd floor south roof, erected (1) containment, sanitized 34 linear ft of t-bar, sanitized 250 sq. ft of hard surface, conducted environmental testing, and performed all work in known ACM area. Rain water leaked through the roof and wall joint affecting the 2nd floor secured hallway leading to the Judge's chambers.	$ 7,875	$ 7,659	97.26
65	FM-0143525	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Roof - Reseal approximately 10 linear ft of cracks on exterior wall, sanitize 34 linear ft of T-bar, sanitize 250 sq. ft of hard surface, erected (1) containment, conducted environmental testing, and performed all work in known ACM area. Rain water leaked through cracks in the exterior wall above the Olive Street entrance affecting the 2nd floor public entrance lobby.	$ 11,824	$ 11,500	97.26
66	FM-0143530	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Exterior Shell - Replace 10 sf of ceiling drywall and paint approximately 40 sf to color match the ceiling in the 9th floor public hallway. Repair & seal penetration cracks on the 10th floor exterior balcony and unclog debris in the balcony floor drain above the 9th floor, anchor points and safety harnesses used to access the unsecure 10th floor balcony. Remediation and environmental oversight included, containment and drying equipment setup. Balcony floor drain was clogged/obstructed, water overflowed onto the 10th floor balcony causing water to pool and leak through penetration cracks in the balcony floor, causing water to leak down through the attic-space into the 9th floor public hallway.	$ 37,826	$ 30,442	80.48
67	FM-0143531	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Replace (1) 1-1/2" failed gate valve, 2LF of 1-1/2" copper pipe, and associated pipe fittings in the Sheriff's Men's Locker Room in the Penthouse pipe-chase above the 10th floor Room 1028. Replace (18) 1ft x 1ft acoustic ceiling tiles in room 1028. Gate valve within the pipe-chase in the penthouse sheriff's men's locker room failed causing water to leak within the pipe-chase and leak through the attic-space down into the 10th floor room 1028. Remediation and environmental oversight, containment and drying equipment setup included.	$ 15,466	$ 12,447	80.48

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
68	FM-0143532	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Interior Finishes - Replace (2) 1ft x 1ft acoustic ceiling tiles in the 2nd floor cafeteria. Containment installed due to known ACM in the area. Ceiling tiles fell due to the deterioration of the drop ceiling interlocking concealed grid/spline failing between the tiles.	$ 2,178	$ 1,955	89.74
69	FM-0143536	Contra Costa	Family Law Center	07-A14	1	HVAC - Replace three (3) condenser fan motors and two (2) high pressure safety switches. Components have failed resulting in chiller compressors tripping off on high head pressure.	$ 4,915	$ 4,915	100.00
70	FM-0143537	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Interior Finishes - Replace 35 linear ft of 2-inch cast iron drain line, install (3) caps on 1/2 inch copper lines to drinking fountains, replace 32 sq. ft of tile floor, (1) 12x12 access panel, 84 sq ft of wall plaster, and 50 linear feet of wood trim, (14) 24 in x 24 in wood panels and 34 audience chairs. Erect (4) containments, conducted environmental oversight, and complete all work in a known ACM area. Cast iron piping cracked in multiple areas affecting areas on the 5th, 4th, 3rd, & 2nd floors.	$ 52,701	$ 51,257	97.26
71	FM-0143540	San Diego	East County Regional Center	37-I1	1	Vandalism - Replace 1-2' x 4' lower window at front entrance. Window was broken by a thrown rock by unidentified individual.	$ 3,657	$ 2,476	67.71
72	FM-0143541	Kern	Bakersfield Juvenile Center	15-C1	1	HVAC - Replace (1) hot water coil for air handler unit that serves office and public space. Air handler unit was leaking and water traveled into public area.	$ 5,614	$ 3,748	66.76
73	FM-0143542	Los Angeles	Pomona Courthouse South	19-W1	1	HVAC - Replace 1-pressure relief valve for chiller #2 and add 100 Lbs. of R 123 refrigerant. Pressure relief valve for chiller 2 is leaking, causing it to lose refrigerant.	$ 9,727	$ 8,865	91.14
74	FM-0143544	Orange	North Justice Center	30-C1	1	HVAC – Perform Procedure 5 asbestos abatement cleanup on all associated interior HVAC supply and return air ducts serviced by Air Handler Unit #13 due to asbestos release in ventilation system on the third floor, Phase II, of the building; approx. 15k sq. ft. Work includes containment of the spaces, remediation (wet wiping, HEPA vacuum), air quality testing, and disposal of contaminated materials and items. As a result of the release, 3rd floor is locked down while Procedure 5 remediation occurs. Insurance Policy will not cover this cost per JCC Risk Management.	$ 139,000	$ 125,531	90.31
75	FM-0143548	Contra Costa	Wakefield Taylor Courthouse	07-A2	1	HVAC - Replace failed motor on main exhaust fan #1 which has failed because it is beyond the useful life (30 yrs).	$ 1,607	$ 1,607	100.00
76	FM-0143551	Los Angeles	San Fernando Courthouse	19-AC1	1	Plumbing - Replace (2) cracked 2 inch p-traps, erect (3) containments, extract 6 gallons of water, sanitize 1270 square feet of hard surface, and conduct environmental testing due to work being completed in known ACM area. P-traps leaked category 2 water in the 2nd floor attic space affecting the 2nd floor Jury room 2102 restroom, 1st floor Jury room 1051 restroom, and the basement shop. Remediation and environmental oversight.	$ 22,352	$ 22,352	100.00
77	FM-0143552	Los Angeles	San Fernando Courthouse	19-AC1	1	HVAC - Replace (1) 10 horsepower two-speed motor, 1 contactor, 2 belts, and 1 adjustment bolt. The motor replacement was due to degradation of the winding insulation as a result of overheating and the adjustment bolt was stripped, preventing cooling tower from functioning which affected the comfort cooling for the court.	$ 10,275	$ 8,570	83.41
78	FM-0143553	Los Angeles	Norwalk Courthouse	19-AK1	1	Plumbing - Replace 12-1' x 1' ceiling tiles, 1-2 1/2" copper valve, 1-1 1/2" copper valve, 1 LF of 2 1/2" copper pipe, 1 LF of 1 1/2" copper pipe, 1-2 1/2" copper Tee and associated fittings above 1st floor public hallway. Domestic cold water copper pipe had a leak above ceiling of the 1st floor public hallway, affecting the men's public restroom on the 1st floor. Remediation and environmental oversight included due to known ACM area.	$ 13,900	$ 11,819	85.03
79	FM-0143554	Los Angeles	Norwalk Courthouse	19-AK1	1	Roof - Replace 10-1' x 1' ceiling tiles on 1st floor room 101. Replace original roof drain ring in roof above 1st floor and sealed deck. Replace approx. 100 liner feet of window sealant at 4th and 5th floor hallways and 3rd floor. Rain water leaked through roof/drain ring into public area 101, 3rd floor windows, and 4th/5th windows into public hallways. Remediation and environmental oversight included due to known ACM environment.	$ 29,134	$ 24,773	85.03

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
80	FM-0143558	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Install 22-popup containments on floors 2 through 12 to allow access to pneumatic controls for HVAC systems above ceilings in areas known to contain ACM. Rectify leaking pneumatic lines throughout to enable control of temperatures. Sanitize areas inside of the popups subsequent to pneumatic corrections. Pneumatic lines were leaking and temperatures could not be controlled.	$ 43,467	$ 28,745	66.13
81	FM-0143561	Los Angeles	Santa Monica Courthouse	19-AP1	1	Plumbing - Replace 15 LF of 6" fire sprinkler supply line and 5 LF of 4" drain line. Earth had to be trenched in two locations for a total of 400 cubic feet of earth, after saw cutting through concrete. Earth was backfilled and compacted. Concrete replaced under separate P1 SWO. 6" sprinkler line cracked and water leaked into basement mechanical room. With earth excavated, 4" drain line was discovered to be cracked also. The drain line was original to the building, installed in 1950.	$ 53,096	$ 41,675	78.49
82	FM-0143566	Los Angeles	Inglewood Juvenile Court	19-E1	1	Interior Finishes - Remove wood door and jambs and replace with custom steel frame, two new hollow metal doors, new hinges. Replace threshold, rain drip guard and seal inside/outside of newly installed frame. Patch and paint walls around newly installed doors. The emergency exit doors on the 2nd floor East of building were rotting and ready to fail causing a security/safety concern.	$ 13,367	$ 10,798	80.78
83	FM-0143568	Los Angeles	Van Nuys Courthouse West	19-AX2	1	HVAC - Replace (1) Water flow restrictor tee for cooling tower #1 & #2, and repair (2) water leveling floats. Replace (4) 2ft x 2ft acoustic ceiling tiles on the 10th floor secure hallway. The water flow restrictor tee and leveling floats for the cooling towers failed causing water to overflow out of the cooling tower basin, water leaked from the penthouse down through the attic space to the 10th floor secured hallway. Environmental oversight, remediation, containment and drying equipment setup included.	$ 19,450	$ 15,653	80.48
84	FM-0143569	Los Angeles	Van Nuys Courthouse West	19-AX2	1	HVAC - Replace (1) condensed water return pump #8. Repair & epoxy seal coat mechanical room flooring in the Penthouse Mechanical Room. Replace (4) 1ft x 1ft acoustic ceiling tiles in room 1062 on the 10th floor. Condensing water return pump to the chilled water system for HVAC failed causing water to flow onto the penthouse flooring and leak down through the attic space to the 10th floor room 1062. Remediation, environmental oversight, containment and drying equipment included.	$ 22,607	$ 18,194	80.48
85	FM-0143572	Los Angeles	Inglewood Juvenile Court	19-E1	1	Plumbing - Replace 4 - 1/2 in x 1/2 in copper supply line, 16 - 1/2 in copper drop ear elbow 90, 4 - 1/2 in x 1/2 in angel stops, 4 - 1/2 in chrome escutcheon, 4 - 1/2 in copper tee, 6 - 1/2 in brass x copper drop ear 90, 2 - 1/2 in copper ball valves to re-pipe hot and cold from ceiling for 1st flr, janitor mop sink and 1st flr Men's public restroom lavatories on the opposite wall. Replace 80 sq ft of plaster wall (drywall, sand, and paint), install 18 in x 18 in access panel, Containment, removal of TSI, sanitize 430 sq ft of hard surface, and conduct environmental testing due to work in a known ACM area. The 1st floor Men's public restroom and janitor's closet sink had no hot water. Due to corrosion from a longstanding leak behind plaster wall.	$ 43,412	$ 35,068	80.78
86	FM-0143575	Los Angeles	East Los Angeles Courthouse	19-V1	1	HVAC - Replace 1- evaporator and 1- replace thermostat for IT room which services court and county equipment. Evaporator failed due to multiple leaks, causing high temperatures in computer room on 1st floor. Work performed using ACM testing protocols.	$ 20,823	$ 16,184	77.72
87	FM-0143579	Santa Clara	Morgan Hill Courthouse	43-N1	1	HVAC - Emergency repair to IDF (server) room - Replace (2) failed AC compressors, diagnose to confirm failure, lock out tag out units, reclaim refrigerant, remove defective compressors circuit 1 and 2, reinstall new compressors with recommended liquid line driers, leak check and evacuate the circuits, replace and top off refrigerant, start up and insure proper operation, currently affecting courts communication A/C system.	$ 19,684	$ 19,684	100.00
88	FM-0143580	Los Angeles	Burbank Courthouse	19-G1	1	Plumbing - Replace (1) concealed flush valve assembly for lockup holding cell toilet, sanitize approximately 200sq ft of hard surface due to wastewater leak. Water leaked from a failed concealed flush valve assembly at the valve body within the pipe-chase, causing water to overflow within the 1st floor pipe-chase through the attic space and down to the Basement. Remediation and environmental oversight, containment, and drying equipment setup included.	$ 11,814	$ 10,722	90.76

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
89	FM-0143582	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Replace 4LF of 4" cast iron drainpipe and associated fittings for storm drain on the exterior balcony between the 2nd & 3rd floors. Replace (12) 1ft x 1ft acoustic ceiling tiles in the 2nd floor clerk's office. There was a crack along the drainpipe to the balcony storm drain, water leaked in through the attic space down into the 2nd floor clerk's office. Remediation and environmental oversight, containment and drying included. High lift was needed to access the area.	$ 20,421	$ 16,435	80.48
90	FM-0143584	Los Angeles	Van Nuys Courthouse West	19-AX2	1	HVAC - Replace (1) 30amp fuse for pneumatic compressor #1. Refurbish pneumatic compressor #2, including replacement of pump, motor, belts, pulley, pressure switch, oil, and filters. The pneumatic compressors #1 & #2 are both offline due to an electrical short circuit, causing the equipment to over amp and fail. This affected the ability to control all pneumatic HVAC equipment throughout the entire building, which caused extremely uncomfortable temperature fluctuations.	$ 25,145	$ 20,237	80.48
91	FM-0143587	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Exterior shell - Replace 3 - ceiling tiles, remediate category 2 water intruision to mitigate impacted surfaces including environmental oversight. Rain water leaked into 1st floor DCFS office, through worn out/failed north wall exterior EIFS system.	$ 9,281	$ 6,496	69.99
92	FM-0143589	Los Angeles	El Monte Courthouse	19-O1	1	Roof - Replace a total of 48-1' x 1' ceiling tiles on the 3rd floor office and public lobby. Apply 50 linear feet of roof sealant to affected metal flashing areas and 10 square feet at roof drain. Roof leak was due to roofing materials splitting away from metal flashing and around the roof drain. Remediation and environmental oversight included.	$ 30,420	$ 17,680	58.12
93	FM-0143592	San Diego	East County Regional Center	37-I1	1	Elevator, Escalator & Hoist - Lift and install the generator motor into elevator #2 utilizing hoisting company. Elevator # 2 generator caught on fire and is pending further investigation. Elevator #9 generator motor will be removed as part of elevator modernization project on 6.8.20 and ABM will follow up with lift and install to out-of-service elevator #2 so that elevator #2 can resume normal operations.	$ 13,731	$ 9,297	67.71
94	FM-0143593	Los Angeles	Norwalk Courthouse	19-AK1	1	Interior Finishes - Replace 1-1' x 1' ceiling tile, Erect (1) containment 6'x 6'x7', in 6th floor secure hallway outside Dept R. Work completed in known ACM environment. Ceiling tile fell due to age (original to building, 1965).	$ 9,627	$ 9,627	100.00
95	FM-0143596	San Bernardino	Rancho Cucamonga Courthouse	36-F1	1	Plumbing - Replace 1-air valve for plumbing in chase above 1st floor felony unit and replace 4-1' x 1' ceiling tiles that were damaged due to leak. Remediation and environmental oversight included. Valve in 2nd floor chase failed, causing leak and collapsing of ceiling in 1st floor felony unit.	$ 21,381	$ 16,260	76.05
96	FM-0143406	Los Angeles	Metropolitan Courthouse	19-T1	1	Plumbing - Replaced 60 ft of 8 inch cast iron pipe, (6) no hub fittings, and (2) 45 fittings on storm drain piping in the Judge's Level A parking area. The storm drain piping is cracked and water is leaking above parked cars.	$ 6,549	$ 6,191	94.54
97	FM-0143586	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	HVAC - Replace (16) Failing 150 pound Hoffman Valves on the 4 Air Handlers (4 valves on each AHU - 1 cold water in, 1 cold water out, 1 hot water in, & 1 hot water out), 16 connection accessories, and (16) ball valve isolation valves on the 19th floor. Erect 4 containments, replace approximately 200 linear feet of related piping insulation. Followed environmental testing protocols due to work performed in known heavy ACM environment. One Hoffman valve failed due to weld delamination, testing of the remaining 16 show great potential for catastrophic failure prompting the P1 effort.	$ 369,940	$ 254,482	68.79
98	FM-0143599	Los Angeles	Parking Structure-Lot 53 Pasadena Court	19-J3	1	Electrical - Replaced block heater, hose clamps, bracket, and oil drain cap on generator. Block heater was found to be inoperable during a preventive maintenance. The oil drain cap was leaking, hose clamps were worn/failing, and the bracket for the shroud was broken.	$ 636	$ 441	69.35
99	FM-0143606	San Diego	East County Regional Center	37-I1	1	HVAC - Replace 1-20 HP motor for the supply fan for air handler #7. Supply fan motor failed due to age, affecting the main lobby and departments 7 & 8.	$ 3,931	$ 2,662	67.71

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
100	FM-0143609	Los Angeles	Pomona Courthouse South	19-W1	1	HVAC - Replace 4-ceiling tiles in room 730 and repair water intrusion entry points. Rain water leaked in from rooftop area from within the HVAC package unit and water flowed onto ceiling tiles in the 7th floor communications room. Vendor sealed water intrusion entry points around the HVAC package unit and sealed areas inside package unit as well. Environmental oversight and remediation included.	$ 14,218	$ 12,958	91.14
101	FM-0143610	Los Angeles	Pomona Courthouse South	19-W1	1	Fire Protection - Replaced 1-1 1/2 HP electric motor and 1-compressor and pump for pneumatic pre-action system for the fire sprinklers. Compressor was not working and motor was getting hot which affects the fire/life safety system to the courthouse.	$ 6,389	$ 5,823	91.14
102	FM-0143611	Los Angeles	Pomona Courthouse South	19-W1	1	Fire Protection - Replaced 1- 4 inch check valve, 1-6 inch check valve, and 1-6 inch control valve for main fire pump. Valves failed during Preventive Maintenance. Check valves were not holding correct regulated pressures and control valve was identified broken in the open position.	$ 2,959	$ 2,697	91.14
103	FM-0143612	Tulare	Dinuba Division of the Tulare Superior Court	54-E1	1	HVAC - Remove old rooftop Package Unit #6 serving the IT and security equipment rooms and install new 4-ton unit with economizer, gas and condensate connections, and new fusible disconnect. Existing 20-year-old unit is non-operational and beyond repair after experiencing severe vibration, causing metal failure and cracked coils with multiple refrigerant leaks.	$ 14,662	$ 14,662	100.00
104	FM-0143613	Fresno	B.F. Sisk Courthouse	10-O1	1	HVAC - Drain and flush Variable Speed Drive (VSD) cooling system on Chiller #1, remove and dispose of old VSD drive components, replace drive rectifiers (base plates) and associated logic board, re-fill coolant loop with inhibitor. Chiller #1 is non-operational due to the base plates deteriorating, causing rust to build up and clog the VSD cooling system, thus overheating and shutting off the chiller.	$ 76,581	$ 76,581	100.00
105	FM-0143617	Solano	Hall of Justice	48-A1	1	HVAC- Replace two (2) BCUs with two (2) new controllers; replace one (1) workstation; install (1000') Cat5e cabling; provide all programming to convert existing system to new platform; perform cutover to new system and commission all points/controls. Both main BCU controllers have failed (old system for which parts are no longer available) and this work is needed to restore BAS control over HVAC system.	$ 74,910	$ 54,549	72.82
106	FM-0143619	San Bernardino	Joshua Tree Courthouse	36-E1	1	COUNTY MANAGED - Grounds and Parking Lot- Remediate failure of the plumbing in two seepage pits that caused an 11 foot deep sink hole in the asphalt parking lot. Scope of work includes installing a pump in the pits, install sleeves to aid in drainage, backfill with rock and gravel, and replace damaged asphalt. Work is needed due to safety concerns and to avoid any future incidents.	$ 8,550	$ 8,550	100.00
107	FM-0143621	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Replace 1-1" copper 90, 3 LF of 3/4" copper pipe, and associated fittings for domestic cold water supply line and replace 25 SF of drywall in chambers 424. Environmental oversight and remediation included category 2 water. 1 inch domestic supply line cracked above chambers 424 causing leak.	$ 14,526	$ 10,167	69.99
108	FM-0143622	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Replace 3-2' x 2' ceiling tiles, 45 LF of 2" cast iron pipe, P-trap, and associated fittings above room 2707. Remediation and environmental oversight for category 3 (Black water) leak due to cracked cast iron sewer pipe which leaked into the room 2707.	$ 12,491	$ 8,742	69.99
109	FM-0143624	San Bernardino	San Bernardino Courthouse - Annex	36-A2	1	Plumbing - Replace 130 SF of drywall and 12 LF of cove base in 5th floor men's public restroom. Replace 20 SF of drywall in 4th floor women's public restroom. Remediation and environmental oversight included. Snake out floor drain in penthouse mechanical room. Penthouse mechanical room floor drain was clogged by a buildup of dirt/sludge, causing water to overflow and travel to 5th and 4th floor public restrooms.	$ 85,857	$ 82,114	95.64
110	FM-0143625	Los Angeles	San Fernando Courthouse	19-AC1	1	HVAC - Replace (4) 6 inch & (2) 8 inch butterfly isolation valves for Chillers #1 & #2. Existing valves seized /stuck & unable to close. Perform 2 treatments of descaler chemical treatment and tube brushing on each chiller. Tubes were heavily scaled and affecting chiller operation. Replace cold water check valve on Chiller #2. Replace 1 - shaft seal, 2 - bearing, machine and balance impeller, clean external and internal housing, and sandblast/paint housing for chilled water pump #3. Shaft had become unbalanced resulting in damaged shaft and bearings. Chillers were down and wouldn't reset affecting the comfort cooling to the building.	$ 67,432	$ 56,245	83.41

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
111	FM-0143628	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Interior finishes - Replace (2) 1ft x 1ft acoustic ceiling tiles on the 3rd floor secure hallway. Containment installed due to known ACM in the area. Ceiling tiles fell due to the deterioration of the drop ceiling interlocking concealed grid & spline support system failing between the tiles, exposing the attic space.	$ 6,174	$ 5,541	89.74
112	FM-0143629	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Interior finishes - Replace (2) 1ft x 1ft acoustic ceiling tiles in the 2nd floor cafeteria. Containment installed due to known ACM in the area. Ceiling tiles fell due to the deterioration of the drop ceiling interlocking concealed grid & spline failing between the tiles.	$ 4,803	$ 4,310	89.74
113	FM-0143632	Solano	Hall of Justice	48-A1	1	HVAC - Repair water leak in 1st floor public hallway above ceiling, originating from 2nd floor heating hot water coil in AHU2. Impacted area treated as ACM in lieu of prior testing, requiring abatement contractor and containment to access area above ceiling to determine source and extent of leak. Needed to prevent water damage to building.	$ 11,556	$ 8,415	72.82
114	FM-0143638	Los Angeles	Parking Structure Lot 48 Van Nuys Court Complex	19-AX6	1	Vandalism - Replace (3) stepdown electrical lighting transformers and re-wire associated connections in the electrical lighting panel. The parking attendant office was broken into and the transformers were stolen, and wires pulled free, causing more than 50% of the lighting to go out in the entire parking structure.	$ 622	$ 558	89.74
115	FM-0143643	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace leaking flow switch on 13th floor boiler #4. Replace 12-1'X1' ceiling tiles in Dept. 260. Remediation and environmental oversight included. Due to boiler flow switch leak, water traveled into the 12th floor Dept. 260.	$ 13,029	$ 8,616	66.13
116	FM-0143644	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace 2-actuators for department G. Remediation and environmental oversight included in area known to contain ACM. Actuators failed, causing cold air to flow instead of heat.	$ 14,188	$ 9,383	66.13
117	FM-0143645	Los Angeles	Compton Courthouse	19-AG1	1	Plumbing - Replace 30 LF of 2" cast iron pipe and associated fittings above 4th floor bookkeeping. Replace 110 SF of carpet and 18-2' x 2' ceiling tiles in room 403-K. Remediation and environmental oversight included. 2" cast iron pipe above room 403-K, bookkeeping cracked and leaked into office.	$ 47,002	$ 31,082	66.13
118	FM-0143646	Los Angeles	Burbank Courthouse	19-G1	1	Interior Finishes - Replace failed 2 ½-inch flange from chilled water coil shroud/casing replace key bolt and fasteners, add sealant to the drain pan of Air Handler #6. Containment and abatement required (2) containments, sanitize 250 sq ft of hard surface, extraction of 80 gallons of water, all environmental protocol followed including pre and post testing. Top chilled water coil shroud failed on the condensate line, causing flooding.	$ 21,491	$ 19,505	90.76
119	FM-0143647	Santa Clara	Palo Alto Courthouse	43-D1	1	HVAC - Provide and install (1) barometric damper, continue to troubleshoot gas boiler failure to operate, modify system to operate one boiler, monitor system until city rectified natural gas operating pressure, restore boilers to normal operation.	$ 8,608	$ 5,685	66.04
120	FM-0143648	San Diego	North County Regional Center - North	37-F2	1	Interior finishes – Remove and replace one fallen 2ft x 4ft ceiling tile in Family Law office with remediation and environmental oversight. Condensate from the roof drain collected onto the ceiling causing the tile to fall.	$ 13,937	$ 13,937	100.00
121	FM-0143649	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Roof - Seal roof above penthouse elevator machine room and above 7th floor public hallway. Replace (10) 1ft x 1ft acoustic ceiling tiles in 7th floor public hallway. Remediation, containment, drying equipment, and environmental oversight included. Rainwater leaked through roof into the elevator mechanical room and into two areas of the 7th floor public hallway.	$ 35,544	$ 31,897	89.74
122	FM-0143650	Los Angeles	Inglewood Courthouse	19-F1	1	Elevators, Escalators, & Hoists - Replace 1 broken selector tape, made floor height adjustments, reset controller, repaired 1- inspection switch, and cycled doors on Elevator #1. The elevator stopped between the 3rd & 4th floor, entrapping one person.	$ 13,682	$ 10,201	74.56
123	FM-0143651	Los Angeles	Beverly Hills Courthouse	19-AQ1	1	Plumbing - Replace 10 linear ft. of 4 inch and 10 linear ft. of 2 inch cast iron drain pipe above ceiling on the 2nd floor chambers room 200c. Remediation and environmental oversight included. Drain pipe is original to the building and fractured due to age. Water penetrated to 2nd floor chambers room 200c, 205j, secure hallway, and 1st floor sheriff and clerk offices.	$ 48,000	$ 38,170	79.52

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
124	FM-0143652	Los Angeles	Monrovia Training Center	19-N1	1	Roof - Replace 5-2' x 4' ceiling tiles in hallway in front of room 100. Remediation and environmental oversight included to known ACM area. Rain water leaked from roof into hallway. Roof repairs covered under warranty. Exploring back-charging the roofing contractor for the interior damage.	$ 18,000	$ 12,652	70.29
125	FM-0143656	Riverside	Banning Justice Center	33-G4	1	Grounds and Parking Lot – Remove and replace fallen tree located at the perimeter of the Court parking lot. It is causing safety issue blocking sidewalk and part of street; sidewalk and street are public accessible and not private. The tree trunk broke due to high winds. Removal and replacement needed to safely restore access to sidewalk and street and restore area to previous condition.	$ 974	$ 974	100.00
126	FM-0143658	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	19-AZ1	1	HVAC - Replace (2) contactors, (1) overload switch, and 80 LF of wire for the supply motor for air handling unit 3. Switch failed causing contactors and wiring to burn out for air handler 3 supply motor, which affected temperature control for floors 1-4.	$ 5,048	$ 3,711	73.51
127	FM-0143660	Los Angeles	Metropolitan Courthouse	19-T1	1	Plumbing - Erected 3 containments, extracted approximately 100 gallons, sanitize 405 sq. ft of hard surface, snaked (2) 2-inch floor sinks, conducted environmental oversight, and performed all work in a known ACM area. Floor sinks backed up due to unknown debris stoppage in 5th floor air handler room, causing water to overflow impacting multiple areas on the 4th and 5th floor.	$ 20,685	$ 19,556	94.54
128	FM-0143662	Monterey	Salinas Courthouse-North Wing	27-A1	1	HVAC - Replace one (1) failed 75hp supply fan motor on AHU-01. Fan motor failed due to age, causing loss of cooling to 60% of the building.	$ 21,760	$ 21,760	100.00
129	FM-0143664	Los Angeles	Pasadena Courthouse	19-J1	1	Plumbing - Replaced 30 linear feet of cast iron pipe, 30-1' x 1' ceiling tiles, and 36 SF of plaster in lockup. Leak above ceiling in basement lockup area was due to a failed 2" waste line pipe with approximately a 1/2 gallon of clear water on floor. Procedure 5 containment and environmental remediation was included.	$ 52,142	$ 36,160	69.35
130	FM-0143665	Alameda	Wiley W. Manuel Courthouse	01-B3	1	HVAC - Replace failed BAS front end computer - Building Automation System computer failure is causing loss of HVAC system controls, all HVAC adjustments must be done manually.	$ 3,884	$ 3,255	83.80
131	FM-0143666	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing – Mechanically clear 60 feet of 4-inch sewer line, hydro-jet 8 inch main sewer line, extract 150 gallons of contaminated water. Erect (1) containment, replace 540 sq. ft of vinyl composition floor tile, remove and abate 540 sq. ft of ACM mastic, sanitize 2,580 sq. ft of hard surface, conduct environmental testing, and perform all work in a known ACM area. Main sewage line blocked with tree roots causing sewage water to flood the P-Level elevator lobby and Judge's parking area.	$ 59,850	$ 41,171	68.79
132	FM-0143667	Alameda	Fremont Hall of Justice	01-H1	1	HVAC - Correct failed Heating Hot Water (HHW) Pump flex connectors. Isolate pumps; replace (2) flex fittings at boiler pump #3 and (2) at pump #4. Loss of two pumps decreases heating capacity.	$ 3,480	$ 2,763	79.40
133	FM-0143668	Los Angeles	Pasadena Courthouse	19-J1	1	Plumbing - Extract grey water, install drying equipment, and erect containment. Sanitize affected area and remove debris. A 4" floor drain line in the basement was clogged with wipes and gloves from in-custody holding areas causing category 3 water intrusion in basement electrical room areas SB1 and SB2. Environmental oversight and remediation included.	$ 20,527	$ 14,235	69.35
134	FM-0143670	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing - Replace 5 ft of cracked 3 inch cast iron roof drain pipe, 2 ft of 4 inch cast iron pipe, (4) 4 inch couplings, (2) 3 inch couplings, and (1) 4in x 3in santee for the rain storm drain. Pipe servicing one of the roof drains was found to be cracked creating a slip/fall hazard in the gym, Room B302.	$ 276	$ 190	68.79
135	FM-0143671	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Vandalism - Replaced broken 25x36 1-1/16 inch security glass that separates the attorney's and inmates in the 14th floor interview room. The separation glass was damaged creating a safety issue to the people on either side of the glass.	$ 215	$ 148	68.79
136	FM-0143672	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists - Replace advancer motor, door board, input output board and card rack boards. Parts have failed on Elevator #1 causing it to stop functioning on the 3rd floor with no entrapments.	$ 7,203	$ 7,006	97.26
137	FM-0143673	Los Angeles	Compton Courthouse	19-AG1	1	Plumbing - Replace (2) LF of 2-inch cast iron sewer pipe, (1) 2-inch cast iron p-trap, (13) 1x1 ceiling tiles, conducted environmental oversight. 2" cast iron sewer pipe above 12th floor cracked, leaking into 12th floor secure hallway.	$ 15,585	$ 10,306	66.13

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
138	FM-0143674	Los Angeles	Glendale Courthouse	19-H1	1	HVAC - Replace (1) 3-way hot water valve, (1) pneumatic actuator, bolt kit, gaskets, and miscellaneous materials for Air Handler Unit #1. Hot water 3 way valve is leaking chemically-treated water from the hot loop.	$ 5,500	$ 4,980	90.54
139	FM-0143676	Los Angeles	Hollywood Courthouse	19-S1	1	Plumbing - Replace (1) toilet wax-ring seal, replace (1) 2" cast iron p-trap, (1) 2" cast iron 90-elbow and associated no-hub cast iron connections in the basement. Snake and clear obstruction 300 linear feet to main waste line, extract 100 gallons of water, sanitize 130 sq ft of hard surface, and clean 25 sq ft of carpet. The 1st floor Judges chamber's restroom toilet along with the basement janitor sink were clogged and overflowed due to an obstruction in the main line causing water to overflow and penetrate through the concrete piping cores down to the basement. Unknown miscellaneous debris was cleared from the main line during snaking. Environmental testing and oversight, installation of (2) containments and drying equipment included due to work being conducted in known ACM area.	$ 26,461	$ 24,103	91.09
140	FM-0143679	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	HVAC - Replace (1) original 40 hp motor, (1) ball bearings, (1) lip seals, (2) shaft seals, (2) o-rings (1) shaft, (2) mechanical seal assemblies, (2) casing gaskets, (2) bearing adaptors, (1) bearing washers & nuts, paint, (2) impeller rings wear rings, and sized for proper running clearances. Comfort heating hot water pumps are leaking water out of seals, have excessive vibration, and are causing multiple areas to get too cold.	$ 45,026	$ 30,973	68.79
141	FM-0143681	San Diego	Kearny Mesa Court	37-C1	1	Vandalism - Replace 1-55 7/8" x 93 1/4" window with tinting on front/ east side of building. Emergency board up required while window was fabricated. Window was broken by vandals with blunt metal object found onsite. Forensic on the metal object is being performed, incident was not captured on video.	$ 7,988	$ 7,988	100.00
142	FM-0143682	San Diego	Kearny Mesa Court	37-C1	1	HVAC - Modify rooftop HVAC unit 10 to have tighter seal to keep out rain. Environmental oversight and testing included as this is an ACM building. Rainwater leaked through HVAC unit 10 into KM-1 courtroom, without causing damage.	$ 4,056	$ 4,056	100.00
143	FM-0143684	Riverside	Southwest Justice Center	33-M1	1	Elevators, Escalators, & Hoists - Elevators 2, 4, & 5 - Return failed lowering devices of elevators 2, 4 and 5 to service and replace associated batteries. The lowering devices and batteries supply emergency/backup power to the elevator controllers in the event of a power outage or failure. Currently, elevator 5, will not function if lowering system turned on and elevator 4 passes the floor and goes into the pit. Quick response required as elevators 4 and 5 are two thirds of the available staff elevators.	$ 5,952	$ 4,547	76.40
144	FM-0143687	San Diego	East County Regional Center	37-I1	1	HVAC - Install new condensate lines from air handler 15 and air handler 13 to drain. Install overflow sensors to air handler unit 15. Clean and reseal condensate pans for air handler units 15 and 13. Replace 4-2' x 4' ceiling tiles and 20 SF of drywall and paint in 1st floor business office. Remediation and environmental oversight included. Condensation and leaks from back pressure blowing back into drain lines prevented proper drainage of air handlers 15 and 13 which flowed into 1st floor business office.	$ 39,032	$ 26,429	67.71
145	FM-0143689	Solano	Hall of Justice	48-A1	1	Plumbing - Repair water leak on 1st floor drain pipe in public hallway. Set up containment to access pipe located behind drywall. Needed to prevent water damage to building.	$ 12,426	$ 9,049	72.82
146	FM-0143690	Solano	Hall of Justice	48-A1	1	Plumbing - Repair water leak from 2nd floor waste line to 1st floor secure hallway. Required containment and testing to access areas behind walls to determine source and extent of leak. Needed to prevent water damage to building.	$ 12,050	$ 8,775	72.82
147	FM-0143691	Los Angeles	Pasadena Courthouse	19-J1	1	Roof - Replaced 2-2' x 4' ceiling tiles in department G. Roof drain underneath cooling tower was clogged with sand and other debris. This caused the water level to reach up to overflow drain ports inside drain, causing the water intrusion down to department G. Remediation and environmental oversight included.	$ 10,657	$ 7,391	69.35
148	FM-0143694	Los Angeles	Whittier Courthouse	19-AO1	1	Roof - Replaced 1-2' x 4' ceiling tile in family law office room 101. Re-sealed roof flashing and water test. Rain leaked through roof flashing and down into 1st floor family law office. Remediation and environmental oversight included. Roof flashing was not touched when roof was replaced, therefore it was not covered under warranty.	$ 9,205	$ 7,956	86.43

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
149	FM-0143695	Los Angeles	Pasadena Courthouse	19-J1	1	HVAC - Replaced variable frequency drive for cooling tower #1 and re-built existing chilled water pump for chiller #1. Variable frequency drive failed and pump was leaking, causing the chiller to fault affecting cooling to the courthouse.	$ 25,000	$ 17,338	69.35
150	FM-0143696	San Diego	Hall of Justice	37-A2	1	HVAC - Replace-1-variable frequency drive for air handling unit 1. Install motor control cabinet for variable frequency drive and provide programming for the new drive with the existing BAS. Variable frequency drive failed, causing inability to control temperatures in 6th floor chambers.	$ 6,664	$ 2,682	40.24
151	FM-0143698	Los Angeles	Pasadena Courthouse	19-J1	1	Grounds and Parking Lot - Replaced 90 linear feet of conduit and electrical wiring for Judges entrance gate. Saw cut 20 square feet of asphalt and remove 60 square feet of dirt to expose conduit. Replaced 1-loop detector for gate under asphalt. Conduit and wiring for gate was damaged at adjacent facility next to Judges secured parking lot. Environmental testing of asphalt included. County was contacted and has denied responsibility for the issue. Since there is no concrete evidence that the County's landscaper was involved, the County will not pay for it.	$ 48,000	$ 33,288	69.35
152	FM-0143699	Los Angeles	Whittier Courthouse	19-AO1	1	Plumbing- Replaced 3 linear feet of 2" cast iron drain line pipe inside wall behind wood panel in Department 201. Replaced 20 square feet of plaster and 1-4' x 8' wood panel in Department 201. A 2" drain line cracked and water leaked into affected department and to the floor below into room 101. Remediation and environmental oversight included.	$ 21,713	$ 18,767	86.43
153	FM-0143704	Merced	New Merced Courthouse/N Street Building	24-A8	1	HVAC - Replace failed fan motor and reprogram variable frequency drive. AHU is offline with failed fan motor.	$ 5,102	$ 5,102	100.00
154	FM-0143705	Los Angeles	Bellflower Courthouse	19-AL1	1	Security - Replace (2) 10"X 13' Sally Port Roll-up door slats, (1) wall angle/guides, (1) operator motor. Sally port gate operator's internal limit controls failed causing door to over roll in overhead damaging door slats and preventing sheriffs transportation access to building.	$ 11,121	$ 11,121	100.00
155	FM-0143706	San Francisco	Youth Guidance Center	38-C1	1	HVAC - Replace (1) failed Fan coil unit for Dept. 3. Loss of unit due to lack of Preventive Maintenance affecting Court Exclusive areas at Chambers and Clerk's office.	$ 14,773	$ 14,773	100.00
156	FM-0143707	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Interior finishes - Replace (1) 1ft x 1ft acoustic ceiling tile on the 3rd floor public hallway. Containment installed due to known ACM in the area. Ceiling tile fell due to the deterioration of the drop ceiling interlocking concealed grid & spline support system failing between the tiles, exposing the attic space.	$ 4,694	$ 4,212	89.74
157	FM-0143708	Los Angeles	Van Nuys Courthouse East	19-AX1	1	HVAC - Replace (1) pneumatic actuator and associated fittings for mixing box above room 201A and recalibrate pneumatic thermostat. Containment and scaffolding setup to access attic-space. Actuator failed in mixing box above room 201A, making temperatures uncomfortable, extremely hot. Remediation included for area known to contain ACM.	$ 10,351	$ 9,289	89.74
158	FM-0143710	San Diego	Hall of Justice	37-A2	1	HVAC-Replace 1-2" valve, 1-high pressure switch, 1-low pressure switch, 1-motor modulator, and 13 LBS of refrigerant for the data room split unit. Equipment failed causing a loss of refrigerant. Split unit went into alarm. Halon fire suppression had to be disabled to complete work and then re-engaged when work was done.	$ 8,938	$ 8,938	100.00
159	FM-0143712	Los Angeles	Santa Monica Courthouse	19-AP1	1	Plumbing - Replace sloan valve from building stock in 2nd floor women's public restroom. Replace 24-1 ft. x 1 ft. ceiling tiles and replace drywall/paint and cove base in 1st floor dept D Judge's chambers. Remediation and environmental oversight included. Sloan valve in 2nd floor women's public restroom failed and toilet flushed continuously. Water flowed down to 1st floor dept D Judge's chambers.	$ 23,649	$ 18,562	78.49
160	FM-0143713	Los Angeles	Beverly Hills Courthouse	19-AQ1	1	Plumbing - Replace 5 LF of 2 inch cast iron sewer pipe and fittings above the sheriff's office on 1st floor. Replace 25-1 ft. x 1 ft. ceiling tiles in sheriff's office. Remediation and environmental oversight included. 2 inch cast iron sewer pipe above sheriff's office cracked, flooding the office.	$ 16,484	$ 13,108	79.52

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
161	FM-0143714	Los Angeles	Beverly Hills Courthouse	19-AQ1	1	HVAC - Replace 1-Hot water pump, frame mount, associated accessories, gauge, and re-insulate pipe for hot water pump. Hot water pump was leaking and could not be refurbished due to damaged impeller. Pump was bypassed during process to avoid heating/cooling issues.	$ 24,481	$ 19,467	79.52
162	FM-0143715	San Bernardino	Fontana Courthouse	36-C1	1	HVAC - Replace compressor, capacitor, contactor fuses, and 12 LBS of refrigerant for HVAC unit on 1st floor court IT room. Compressor failed, causing high temperatures in the IT room. Work is needed to maintain critical equipment running within required temperatures.	$ 3,596	$ 3,596	100.00
163	FM-0143716	Los Angeles	Inglewood Courthouse	19-F1	1	Plumbing - Replace (4) leaking angle stops, extract 50 gallons of water, erect (1) containment, hepa vacuum 120 sq ft of hard surface, sanitize 484 sq ft of hard surface, and conduct environmental testing due to work being completed in known ACM area. Replaced 46 sq ft of metal frame and drywall. Smooth plaster wall, apply primer and color paint to 50 sq ft of new drywall. The domestic water pipe leaked in the northwest wall outside the employee restroom of the 1st floor, Room 107 Self Help Center. Water leaked which affected the carpet and wall base.	$ 36,651	$ 27,327	74.56
164	FM-0144176	Los Angeles	Van Nuys Courthouse East	19-AX1	1	HVAC - Repair (1) pneumatic actuator and recalibrate pressure to comfort heating hot coil valve for supply mixing box to Dept. L Judges Chambers and recalibrate pneumatic thermostat. The 7th floor Dept. L Judges Chamber was too cold making it extremely uncomfortable for the Judge. Remediation, environmental oversight and containment included for area known to contain ACM within the attic-space.	$ 11,678	$ 10,480	89.74
165	FM-0144182	Los Angeles	Burbank Courthouse	19-G1	1	Interior Finishes - Replace 6 ft x 9 ft section of drywall ceiling, erect (1) containment, sand and sanitize 47 sq ft of metal frame and deck, sanitize 270 sq ft of hard surface, and conduct environmental testing. Work being completed in area with visible mold. Visible mold growth was observed on the drywall ceiling in the Basement and Lock Up Secure Corridor. Mold growth due to previous irrigation leak to basement area below grade.	$ 11,657	$ 10,580	90.76
166	FM-0144184	Los Angeles	Inglewood Courthouse	19-F1	1	HVAC - Replace 1- 5 inch custom machined shaft, 2-pulleys, 2 bearings for return fan on Air Handler #5. The 5 inch shaft separated from the rear bearing causing damage, preventing Air Handler Unit #5 from functioning.	$ 11,198	$ 8,349	74.56
167	FM-0144189	Los Angeles	Norwalk Courthouse	19-AK1	1	Roof - Seal 15 LF roof. Replace 4-1' x 1' ceiling tiles in room 106 and 4-1' x 1' ceiling tiles in 2nd floor lobby. Erect scaffold due to high ceilings in 1st floor lobby to conduct remediation. Remediation and environmental oversight included due to known ACM area. Roof sealant was deteriorated and cracked, causing rain water to leak into 2nd floor lobby, 1st floor lobby, and 1st floor room 106.	$ 35,524	$ 30,206	85.03
168	FM-0144191	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Replace (1) air-controlled metering push button valve assembly and (1) vandal resistant concealed flush valve assembly for the 3rd floor lockup cell 349-H. Replace (8) 1ft x 1ft acoustic ceiling tiles on the 2nd floor clerk's area by window 10. The flush valve assembly leaked water and penetrated through holes in the attic-space down to the 2nd floor clerk's office near window 10. Remediation, containment, dry equipment, and environmental oversight included.	$ 8,150	$ 6,559	80.48
169	FM-0144192	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Fire Protection - Replace (1) 6" grooved carbon steel 90-elbow and (2) 6" grooved carbon steel couplings for standpipe drainage system on the penthouse stairwell #4 adjacent to room 1088. Replace (9) 1ft x 1ft acoustic ceiling tile in room 1088 on the 10th floor. During scheduled preventative maintenance the standpipe drain leaked at the deteriorated elbow causing water to leak from the penthouse through the attic-space down into the 10th floor room 1088. Remediation, containment, dry equipment and environmental oversight included.	$ 11,589	$ 9,327	80.48
170	FM-0144193	Los Angeles	Burbank Courthouse	19-G1	1	HVAC - Replace (1) chemical solenoid sensor & display screen on chiller #2 and (1) control board on cooling tower #2. The chiller failed due to high head pressure caused by the cooling tower control board failing. The entire Northside of the building had no cooling, causing extremely hot conditions.	$ 30,000	$ 27,228	90.76
171	FM-0144197	Los Angeles	Santa Monica Court Annex	19-AP3	1	HVAC - Replace filter dryers and filters for package unit 3. Add 8 LBs of refrigerant. Filter dryers were leaking and filters were dirty, causing hot temperatures in department K.	$ 5,824	$ 4,571	78.49

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
172	FM-0144198	Los Angeles	Santa Monica Courthouse	19-AP1	1	HVAC - Replace 1-5 HP motor, 1-bushing, and 3-belts for second stage of cooling tower 2. Motor failed, causing the cooling tower to continually shut down, affecting ability to control temperatures throughout the courthouse.	$ 8,664	$ 6,800	78.49
173	FM-0144199	Los Angeles	Compton Courthouse	19-AG1	1	Plumbing - Replace (3) wax rings for toilets on the 9th-floor judge and jury rooms to seal floor and ensure no water leaks will occur. Replace (30) 1' x 1' ceiling tiles in room 833 below. Containment and environmental testing required including oversight and remediation. The ceiling tiles were wet in room 833. The source of the leak was from the 9th floor that spilled over to the 8th floor. No other source could be detected or replicated no additional leaking has been identified.	$ 27,495	$ 18,182	66.13
174	FM-0144200	Los Angeles	Beverly Hills Courthouse	19-AQ1	1	Vandalism - Extensive graffiti on exterior of building, due to ongoing protests. Graffiti is monitored and covered daily, and when protesting has ended, painting to match building will be scheduled.	$ 3,000	$ 2,386	79.52
175	FM-0144201	Los Angeles	Santa Monica Courthouse	19-AP1	1	Vandalism - Multiple windows and doors broken and graffiti sprayed on walls due to protests. Graffiti painted over and building monitored for new graffiti. Windows temporarily boarded up and new glass ordered.	$ 50,000	$ 39,245	78.49
176	FM-0144206	Ventura	Juvenile Courthouse	56-F1	1	HVAC - Replace (1) flex water line for coil in HVAC unit above room 285. Replace (10) 1' x 1' ceiling tiles in room 285. Remediation and environmental oversight included. Flex water line for coils failed and is causing water to leak into the judge's chambers.	$ 16,240	$ 16,240	100.00
177	FM-0144208	San Diego	Central Courthouse	37-L1	1	HVAC - Replace control board that communicates between building automated system and air handlers 2 & 6. Reprogram the new board with sub-panels and adjust zones. Control board had failed affecting HVAC on floors 5-22 North West side of the building.	$ 14,614	$ 14,614	100.00
178	FM-0144209	Humboldt	Humboldt County Courthouse (Eureka)	12-A1	1	Interior Finishes - Replace approximately 600 sq ft of 12" x 12" VCT tile, including base. Provide containment as needed. Current tile is coming loose near front door because of water infiltration.	$ 35,000	$ 35,000	100.00
179	FM-0144210	Los Angeles	Whittier Courthouse	19-AO1	1	Plumbing - First floor snack shop drain backed up due to roots in line. Snake and hydro jet the roots and debris out of main line. On first floor, room 123, set up containment and conduct remediation. Line was found to be cracked from root intrusion and will be addressed as a separate P2 project.	$ 12,693	$ 10,971	86.43
180	FM-0144214	Fresno	Reedley Court	10-F1	1	HVAC - Remove and replace failed compressor for Package Unit #2 and install new filter drier and contactor. Remove refrigerant and add new refrigerant and acid neutralizer. Unit serves county and common space and is non-functional. Compressor failed due to age.	$ 5,080	$ 3,969	78.13
181	FM-0144218	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing - Replace (1) water hammer, (1) 1 1/2-inch isolation valve, extract 50 gallons of water, erect (4) containments, build back 50 sq. ft of plaster wall, replace 450 sq. ft of carpet, sanitize 1200 sq. ft of hard surface, conduct environmental oversight. Hot water hammer failed within the wall of the 6th floor clerk's area affecting the 6th floor, room 602-B and 5th floor room 5-305.	$ 75,000	$ 51,593	68.79
182	FM-0144221	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace 2 compressor air dryers, 1 exhaust fan, and 10 thermostats. Compressor air dryers failed, causing water build up in pneumatic lines. Water detected in 10 thermostats causing heat load build up and subsequent exhaust fan failure.	$ 11,000	$ 7,274	66.13
183	FM-0144223	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Replace 10ft of 4in cast iron pipe, (2) 4-in wye's, (2) 4-in 45-elbows & associated fittings in the attic-space above the 2nd floor clerk's office. Replace (8) 1 ft x 1 ft ceiling tiles in 2nd floor clerk's Office. Replace 4 sf of drywall in the attic-space above 2nd floor clerk's office. Seal cracks & penetrations around exterior balcony floor drain. 2nd floor exterior balcony floor drain was obstructed causing water to overflow & leak through the attic-space down to the 2nd floor clerk's office. To access the balcony a scissor lift had to be used. Snake could not penetrate the obstruction, the attic-space was opened to expose the drainpipe, there was tar & a bottle found inside the pipe. Remediation, containment, drying equipment & environmental oversight included.	$ 24,029	$ 19,339	80.48

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
184	FM-0144226	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing – Mechanically clear 75 linear feet of main sewer drain line, replace 450 sq. ft of carpet, erect (3) containments, extract 150 gallons of water, sanitize 1,790 sq. ft of hard surface, perform environmental oversight. All work completed in a known ACM area. Main sewer line was clogged by debris causing the toilets in the employee's men's and woman's restrooms to overflow impacting areas on the 9th, 8th, and 7th floors	$ 65,000	$ 44,714	68.79
185	FM-0144227	Los Angeles	Compton Courthouse	19-AG1	1	Security - Replaced (5) - rods, (1) - bottom rail, and (1) - photo eye for the roll-up gate. The gate at the south entrance rolling gate to the underground secured parking was hit by the sheriff's bus and damaged (not able to close, bottom slats were dented, the door barrel was not holding tension and the photo eye is not working). Seeking reimbursement from County.	$ 5,316	$ 3,515	66.13
186	FM-0144228	Los Angeles	Monrovia Warehouse	19-BA1	1	Roof - Replace 3-2' x 2' wet ceiling tiles in 1st floor breakroom. Roof leaked into 2nd floor storage room and 1st floor breakroom. Remediation and environmental oversight included. Roof repair addressed by building owners. Seeking reimbursement from landlord for ceiling replacement.	$ 17,196	$ 17,196	100.00
187	FM-0144229	Los Angeles	Burbank Courthouse	19-G1	1	Plumbing - Replace 48 sq ft of drywall and compound, replace 60 linear ft of cove base and approximately (20) 2 ft x 2 ft carpet tiles, extract 500 gallons of category 2 grey water, erect (4) containments. A toilet flush valve control stop shutoff screw was loose allowing water to leak after hours affecting the 1st floor clerk's office employee women's restroom, office room 126, office room 129, office room 100, and basement file room. Environmental oversight and drying equipment setup due to work being completed in known ACM areas.	$ 24,885	$ 22,586	90.76
188	FM-0144240	Los Angeles	Burbank Courthouse	19-G1	1	Plumbing - Replace leaking 4" fittings pvc cap, replace (2) 24 in x 48 in ceiling tiles, erect (1) containment, sanitize 220 sq ft of hard surface, and conduct environmental testing due to work being completed in known ACM area. Category 3 water leaked from the ceiling into the 1st floor office area.	$ 10,075	$ 9,144	90.76
189	FM-0144241	Los Angeles	Burbank Courthouse	19-G1	1	Vandalism - Run 100 linear feet of clearance cable through 4 inch main sewer line at holding cells #1 & #2, erect (2) containments, sanitize 50 sq ft of hard surface, and conduct environmental testing due to category 3 protocols. Sanitary items and a towel backed up the main sewer line with water penetrating the basement holding cells #1 & #2.	$ 13,805	$ 12,529	90.76
190	FM-0144242	Los Angeles	Norwalk Courthouse	19-AK1	1	Interior Finishes - Replace 30-1' x 1' ceiling tiles in room 104. A section of 16ft x 16ft spline ceiling tiles deteriorated/sagged from the ceiling causing (1) to fall and the others in danger of falling. Work completed in known ACM environment. Ceiling tile fell due to age/deterioration (original to build, 1965).	$ 18,401	$ 15,646	85.03
191	FM-0144243	Los Angeles	Parking Structure-Edelman Court	19-Q2	1	Grounds and Parking Lot - Replace 1-12' x 12' barrel and 1- motor operator for secured employee entrance roll up gate. Motor operator failed due to age (original to building 1994), damaging barrel, preventing gate from opening.	$ 14,684	$ 10,277	69.99
192	FM-0144246	Los Angeles	Norwalk Courthouse	19-AK1	1	Elevators, escalators, & hoists - Replace 1- brake controller and 1-data chip for controller for public elevator #3. Controller and data chip have failed preventing access to the basement.	$ 15,276	$ 12,989	85.03
193	FM-0144248	Los Angeles	Monrovia Training Center	19-N1	1	Exterior Shell - Replace 120 SF of insulation and drywall, 30 LF of base, 2-2' x 4' ceiling tiles and painted 420 SF to match in nurses' office. Sealed penetrations on roof parapet. Remediation and environmental oversight included due to known ACM area. Rain penetrated parapet wall and leaked into nurses' office.	$ 31,376	$ 22,054	70.29
194	FM-0144249	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace (1) - 40 HP variable drive, (1) - motor with bearings, bushings, and belts for air handling unit 7. Equipment failed due to age, causing a burning smell on the 7th floor. These components are not covered under the Preventive Maintenance Program.	$ 15,755	$ 10,419	66.13
195	FM-0144250	Solano	Hall of Justice	48-A1	1	HVAC - Repair above ceiling water leak from mechanical piping in Room 279. Required containment and testing to access area above ceiling to determine source and extent of leak. Needed to prevent water damage to building.	$ 3,737	$ 2,721	72.82
196	FM-0144253	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace 3 way valve and strainer for 4th floor air handler unit. Valve and strainer failed due to age, causing the inability to control temperatures throughout the 4th floor. These components are not covered under the Preventive Maintenance Program.	$ 8,008	$ 5,296	66.13

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
197	FM-0144254	Santa Clara	Hall of Justice (East)	43-A1	1	HVAC - Replace failed chiller compressor circuit 2, isolate electrical, remove chiller cabinet, evacuate system refrigerant and store, erect rigging to remove old compressor and install new, replace all line driers and filter devices. Failure was due to lack of Preventive Maintenance which caused loss of HVAC capacity affecting multiple floors.	$ 73,985	$ 73,985	100.00
198	FM-0144255	San Diego	North County Regional Center - Annex	37-F3	1	Fire Protection - Replace 1 failed 12v 4.5amp firefly battery servicing window 10. Environmental testing required due to battery's location in plenum. Battery failed, causing the alarm to go off at the Fire Panel.	$ 2,305	$ 2,305	100.00
199	FM-0144256	Los Angeles	Glendale Courthouse	19-H1	1	Plumbing - Replace sewage pump float, remediate mold, replace 140 sq ft of dry wall and compound, replace 50 sq ft of VCT floor tiles, replace 35 linear ft of 4 inch cove base, sanitize 410 sq ft of hard surface, sand 100 sq ft of wood frame, erect (1) containment, and conduct environmental testing. Water overflowed from the basement sump pumps due to floats not activating the pumps. During remediation, mold was found inside basement wall.	$ 42,912	$ 38,853	90.54
200	FM-0144261	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Elevators, escalators, & hoists - Replace timer contactor relays for public elevator 1. Public elevators 1-3 all went down, elevators 1 & 2 recalled to the 1st floor and elevator 3 was stuck on the fourth floor. There was a City Brown-Out, brief power outage, that caused the issues with the elevators.	$ 3,029	$ 2,438	80.48
201	FM-0144265	Los Angeles	Santa Monica Courthouse	19-AP1	1	Plumbing - Replace basement drinking fountain. Remediation and environmental oversight included. Tank on drinking fountain failed due to age and water intrusion impacted basement rooms B5, B7, B8, B9 and B10.	$ 25,000	$ 19,623	78.49
202	FM-0144373	San Bernardino	San Bernardino Justice Center	36-R1	1	Vandalism - Replace 4 windows (65" x 60", 64" x 106", 70" x 106", and 66" x 106") utilizing crane and requiring road closure and traffic control over 4 weekends. Windows were broken during protests.	$ 140,000	$ 140,000	100.00
203	FM-0144378	San Diego	Central Courthouse	37-L1	1	Vandalism-Replace 2-60" x 106" windows utilizing crane. Replace 1-glass door. Repair 2-glass hand rails at main entrance handicap ramp. Remove graffiti around entire perimeter of building. Glass was broken and graffiti applied to building exterior during protests.	$ 182,000	$ 182,000	100.00
204	FM-0142366	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	Elevators, Escalators, & Hoists - Replaced 300 linear feet of travel cable, 8 shielded pairs, and 2 coaxial cables on public Elevator #10 per existing code. Issue was identified and requested to be repaired by State elevator inspector.	$ 25,117	$ 17,278	68.79
205	FM-0142670	San Diego	Central Courthouse	37-L1	2	HVAC - Install monitoring device on the three (3) domestic booster pumps at the existing panel to the Building automated Management System (BMS). This work includes a license and the reprogramming the mapping parameters to allow panels to communicate proactively by sending alert notifications to building engineers when boosters are offline. This is a 27-story high-rise building and found necessary to mitigate against loss of water pressure or potential force when re-energizing booster pumps as previously occurred that resulted in tenant complaints of cloudy and brown water that was being dispensed throughout facility. It mitigates against cloudy and brown water that was being dispensed throughout the facility after re-energizing booster pumps as previously occurred.	$ 27,424	$ 27,424	100.00
206	FM-0142749	San Benito	New Hollister Courthouse	35-C1	2	HVAC - Replace (1 each) failed stainless steel Heating Hot Water supply and return flex lines. Includes ACM testing (negative). Water is leaking from heating coil supply lines and is dripping from ceiling tiles in Children's waiting room, disrupting court operations.	$ 8,537	$ 8,537	100.00
207	FM-0142842	San Diego	Juvenile Court	37-E1	2	Interior finishes - Replace 21-ceiling tiles in 1st floor men's public restroom. Containment will be required due to the presence of bacteria. Ceiling tiles have been damaged over time.	$ 4,337	$ 3,236	74.62
208	FM-0142856	Orange	Harbor Justice Center-Newport Beach Facility	30-E1	2	HVAC - Remove and replace two failed control monitors of the two boilers supporting the courthouse. Both monitors have failed (one died completely, the other continuously cycles on and off) and need to be replaced immediately as the boilers cannot be controlled. Monitors are beyond manufacturer warranty.	$ 4,048	$ 3,413	84.32
209	FM-0142881	San Diego	Juvenile Court	37-E1	2	Interior finishes - Replace 6-ceiling tiles. Environmental testing and scope included. Ceiling tiles damaged over time due to previous roof leaks. Containment required due to presence of mold.	$ 5,939	$ 4,432	74.62

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
210	FM-0143012	Los Angeles	Norwalk Courthouse	19-AK1	2	Electrical - Replace 26-chandelier lamp sockets and rectify short circuit issues. Lamp sockets are brittle (original to build, 1965) and lights are flickering/not functioning - high lift equipment will be used to access chandelier.	$ 10,955	$ 9,315	85.03
211	FM-0143021	Fresno	Fresno County Courthouse	10-A1	2	Vandalism - Exterior Shell - Replace (1) broken 48" x 76" 3/16" exterior tempered glass window in the 2nd floor public hallway - A member of the public punched the window and broke it. Restitution is being sought from the responsible individual.	$ 2,986	$ 2,852	95.51
212	FM-0143023	Kings	Hanford Courthouse	16-A5	2	Interior Finishes - Replace 30 failed/failing automatic sink-mounted soap dispensers with manual sink-mounted dispensers in restrooms throughout courthouse - Original product had been replaced under warranty at several locations already. Product appears to be a failed design and the situation is a health issue.	$ 2,387	$ 2,387	100.00
213	FM-0143055	San Benito	New Hollister Courthouse	35-C1	2	HVAC - Provide and install two (2) refrigerant condenser coils. Evacuate refrigerant system and charge to factory specs. Test chiller for correct operation.	$ 16,410	$ 16,410	100.00
214	FM-0143115	Riverside	Southwest Justice Center	33-M1	2	Interior Finishes - Remove and replace broken and cracked solid core mahogany 1-hr rated fire, right side door and the left door, with new. The doors cannot be properly secured causing a safety/egress issue. Work includes replacement of associated hardware including eight 4.5 inch hinges, two panic bars and retrofit locking mechanism to prevent door breaks/cracks in future.	$ 10,667	$ 8,150	76.40
215	FM-0143155	Los Angeles	Stanley Mosk Courthouse	19-K1	2	Vandalism - Remove approximately 200 SF of graffiti along the exterior of the courthouse on Grand & Olive sidewalk and entrances. Power wash, re-claim all contaminated water to properly dispose, on street/sidewalks on Hill Street, 1st street, and Grand street. Graffiti clean up is needed in multiple areas on the exterior of the courthouse.	$ 8,851	$ 8,608	97.26
216	FM-0143207	San Diego	Kearny Mesa Court	37-C1	2	Fire Protection - Replace 8-sprinkler heads, 4 in basement and 4 in 1st floor. The sprinkler heads will be submitted to UL laboratories for testing. Should any of the sprinkler heads fail testing, remaining 275 sprinkler heads will need to be replaced and a cost increase submitted. ACM abatement and remediation and environmental oversight will be necessary to complete sprinkler head replacement. 50 year sprinkler head required due to NFPA requirements.	$ 29,310	$ 29,310	100.00
217	FM-0143249	Santa Clara	Downtown Superior Court	43-B1	2	HVAC - Replace contaminated chiller oil, replace (15) gallons of oil, (1) oil filter, (1) drier, take oil sample before and after, check all associated components and restore to normal condition. Oil for Chiller is contaminated with moisture, corroding the system; will cause catastrophic failure to Chiller Unit.	$ 6,391	$ 6,391	100.00
218	FM-0143255	Alameda	Fremont Hall of Justice	01-H1	2	HVAC - Chiller - Replace one failed condenser fan motor and blade, three fuses, one oil filter, four control panel door safeties - Necessary repairs found during Preventative Maintenance service.	$ 6,876	$ 5,460	79.40
219	FM-0143257	Los Angeles	Pomona Courthouse South	19-W1	2	Fire Protection - Replace 28-power supply batteries, 2-control panel batteries, and 2-smoke detectors that failed Preventive Maintenance.	$ 6,742	$ 6,145	91.14
220	FM-0143260	Contra Costa	Bray Courts	07-A3	2	HVAC - Replace one (1) seal and one (1) gasket on boiler hot water pump. Leaking seal discovered during annual out of cycle preventative maintenance and if not repaired will continue to create a slip hazard at roof location and possible airlock preventing hot water to reheat coils.	$ 1,029	$ 880	85.52
221	FM-0143261	Contra Costa	Wakefield Taylor Courthouse	07-A2	2	HVAC - Refurbish/Replace leaking cold deck coil; Remove and properly dispose of 6 sq.ft. of the coil end cover which contains ACM and Lead Paint. Scope of work includes work to perform ACM abatement and clearance testing. If the coil section is not repairable, it will need to be replaced. Failure to repair coil will cause hot calls during the summer months potentially disrupting court operations.	$ 5,670	$ 5,670	100.00
222	FM-0143281	Los Angeles	Pomona Courthouse South	19-W1	2	Elevators, Escalators, & Hoists - Perform regulatory compliance on 2 elevators (judge and custody). Replace seals for elevator 6. Project will require disassembly of the motor/ machine. The motor has to be removed and hoisted out of the way. Then the machine can be disassembled, seals replaced and reassembled. Motor then will be re-installed.	$ 36,274	$ 36,274	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
223	FM-0143283	Los Angeles	Van Nuys Courthouse West	19-AX2	2	HVAC - Replace (1) filter drier, (1) fan belt, and perform refrigerating leak test for ACU-02 that serves the IT Telecomm Room 151 on the 1st Floor. Replace oil and 18 lbs of R-422D refrigerant. Deactivation and reactivation of fire life safety Halon suppression system coordinated during hot work. Refrigerant leaked from condensing unit, the unit is not operational and unable to properly cool the IT Telecom Room.	$ 6,976	$ 5,614	80.48
224	FM-0143286	Los Angeles	Bellflower Courthouse	19-AL1	2	Elevators, escalators, & hoists - Replace 1- relay starter system with solid state starter, and 2- transformers for the starter for employee elevator #5. Starter system is not functioning properly and continues to shut down the elevator randomly due to an electrical over load short.	$ 7,698	$ 6,000	77.94
225	FM-0143289	Los Angeles	Downey Courthouse	19-AM1	2	Plumbing - GCI - Replace (1) 75-gallon domestic water heater, (1) 100-gallon domestic water heater, installation of (2) new isolation valves to support the new water heaters, new copper piping and hardware from isolation valve to water heaters (Water in/water out), (1) steam trap, (1) expansion tank, and (1) water circulation return pump. A crane will be utilized to lift the water heaters to the 3rd floor, Boiler / Mechanical room. The (2) existing units are leaking and beyond repair due to their age.	$ 70,971	$ 59,403	83.70
226	FM-0143293	Alameda	Fremont Hall of Justice	01-H1	2	HVAC - Chiller - Replace one failed condenser fan motor and blade, three fuses, one oil filter, four control panel door safeties - Failed condenser was found during Preventative Maintenance.	$ 6,875	$ 5,459	79.40
227	FM-0143295	Alameda	Fremont Hall of Justice	01-H1	2	HVAC - Correct refrigeration leak at AC 2; reclaim refrigerant; tighten connections; re-solder (1) refrigerant line fitting; refill refrigerant; test and run. Small refrigeration leak found during Preventive Maintenance on Court IT server room AC unit.	$ 3,310	$ 3,310	100.00
228	FM-0143306	Alameda	Fremont Hall of Justice	01-H1	2	HVAC - Replace failed Supply fan motor for AHU #13 - AHU #13 fan motor issues found during out of cycle Preventive Maintenance; replacement required.	$ 6,550	$ 5,201	79.40
229	FM-0143315	Napa	Criminal Court Building	28-A1	2	Plumbing - Replace gaskets on domestic water backflow. Needed to repair leak and restore to normal operation. Backflow preventer was found leaking during preventive maintenance and was leaking because of age.	$ 10,155	$ 10,155	100.00
230	FM-0143316	Tulare	Tulare Division	54-B1	2	Plumbing - Replace two failed storm sump pumps and 20 LF of galvanized discharge piping - Sump pumps have shorted out and failed, causing water backup in the basement sump/boiler room.	$ 4,096	$ 2,867	70.00
231	FM-0143318	San Diego	North County Regional Center - North	37-F2	2	Plumbing - Replace 1-isolation valve and angle stop for toilet for jury restroom for depts 1& 2. Environmental oversight and remediation included. Toilet is continually running and isolation valve has failed.	$ 6,771	$ 6,771	100.00
232	FM-0143319	Los Angeles	Glendale Courthouse	19-H1	2	Plumbing - Replace 3ft of 3/4" copper pipe and associated copper connection fittings to the circulating pump, replace (1) 1-1/2" shut-off valve and (1) 1-1/2" check valve along with associated copper connection fittings to the domestic water supply into the domestic water heater and replace (1) 3/4" check valve to the domestic water heater. The valves and associated piping are leaking causing temperature fluctuation to the domestic hot water supply, domestic hot water supply to the hot water heater #1 has been isolated and turned off.	$ 4,963	$ 4,494	90.54
233	FM-0143321	Contra Costa	Wakefield Taylor Courthouse	07-A2	2	HVAC - Replace one (1) failing 1/12hp Domestic Hot Water Circulation Pump. Pump is leaking resulting in motor overheating. Needed to circulate hot water throughout building and prevent unnecessary water usage.	$ 1,605	$ 1,605	100.00
234	FM-0143324	Los Angeles	Bellflower Courthouse	19-AL1	2	Electrical - Replace 1-control panel, 1-liquid sensor, and 1-anti-siphon valve for diesel fuel alarm for emergency fuel tank. The Anti-siphon valve and liquid sensor is not functioning, which was discovered during annual Preventive Maintenance.	$ 6,136	$ 4,782	77.94
235	FM-0143327	Los Angeles	Downey Courthouse	19-AM1	2	HVAC - Replace (1) 7.5 HP motor, pulley and bushings for Cooling Tower #1. The bearings inside the motor are loud and must be replaced before additional damage is done to the cooling tower.	$ 4,611	$ 3,859	83.70
236	FM-0143330	Los Angeles	Chatsworth Courthouse	19-AY1	2	HVAC - Replace leaking gasket shaft seals on the circulating pump and motor for Heating Hot Water Boiler #1. The circulation pump is leaking water causing Heating Hot Water Temperatures to fluctuate and affecting the makeup water for the HVAC system to the building.	$ 4,030	$ 3,377	83.80

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
237	FM-0143331	Santa Clara	Palo Alto Courthouse	43-D1	2	Interior Finishes - Correct door closers in Dept. 88; replace (2) failed floor door closers; (2) pivot deactivators and (2) flush panel adapters at floor. Floor door closer failed due to age, causing loss of functionality to Courtroom Entrance Doors.	$ 4,083	$ 4,083	100.00
238	FM-0143332	Santa Clara	Downtown Superior Court	43-B1	2	Interior Finishes - Replace (1) Wire door window approximately 24 X 26 in Holding Cell Control center. Window was accidentally broken by a Sheriff Deputy; reimbursement is being requested from the Sheriff department.	$ 4,911	$ 4,911	100.00
239	FM-0143333	Contra Costa	Bray Courts	07-A3	2	Electrical - Replace one (1) 2hp electric motor on Boiler Hot Water Pump. Bearing is failing causing grinding noise. Failure to replace motor may cause motor to freeze up and not circulate hot water to the VAV coils.	$ 1,739	$ 1,487	85.52
240	FM-0143335	San Diego	East County Regional Center	37-I1	2	Fire protection - Remove lighting fixtures, wires and other materials hanging on fire sprinkler pipes. Install lighting fixtures with 75- lighting fixture hangers on the 7th floor. State Fire Marshal noted to make correction on Annual inspection of high rise.	$ 9,367	$ 6,342	67.71
241	FM-0143336	Calaveras	Calaveras Superior Court	05-C1	2	Exterior Shell - Re-attach two loose siding panels and determine the cause of the detachment - Insulated siding has detached from the overhang at two different locations.	$ 5,995	$ 5,995	100.00
242	FM-0143337	Los Angeles	Norwalk Courthouse	19-AK1	2	HVAC - Replace 6-gaskets, 4-o-rings, 1-relief valve, 1-oil filter, and 12 gallons of oil for compressor for chiller #2. Compressor is leaking refrigerant and affecting cooling throughout the entire building.	$ 19,730	$ 16,776	85.03
243	FM-0143338	Fresno	Fresno County Courthouse	10-A1	2	Plumbing - Clear blocked rusted vent pipe in the wall of the first floor men's public restroom. Cut out 3' x 3' wall section, replace two LF of 2 1/2" cast iron pipe and replace with galvanized pipe, and install access panel. Includes ACM and lead paint testing and applicable remediation - Blocked vent is causing gas buildup in the pipes.	$ 5,084	$ 4,856	95.51
244	FM-0143340	San Bernardino	San Bernardino Justice Center	36-R1	2	HVAC - Replace 2-o-rings and 1-level sensor for chiller 1. Chiller is currently faulting out on "Purge Daily Output Exceeded" and is not operating. This is causing the lag chiller to act as lead and causing chiller 1 to run for short times. All 3 chillers need to operate effectively during upcoming summer months.	$ 11,854	$ 11,854	100.00
245	FM-0143341	Yolo	Yolo Superior Court	57-A10	2	Vandalism - Replace broken tile and grout in main public entry. Tile was chipped when someone threw a rock through the front glass. Set up containment and HEPA air filtration in order to cut grout and remove damaged tile and thinset then install new tile.	$ 2,633	$ 2,633	100.00
246	FM-0143343	San Bernardino	San Bernardino Justice Center	36-R1	2	Elevators, escalators, & hoists - Replace 1-velocity encoder for public elevator #5. Failed velocity encoder is causing the elevator to fault and interruption in service. Elevator has been taken out of service.	$ 3,400	$ 3,400	100.00
247	FM-0143344	Santa Clara	Morgan Hill Courthouse	43-N1	2	HVAC - Boilers Replace cracked burners, (1) failed blower motor assembly, isolate boiler for the system, replace failed devices, restore boiler and ensure operations normal, currently affecting the courts heating system. Issues found during routine maintenance.	$ 8,728	$ 8,728	100.00
248	FM-0143345	Santa Clara	Morgan Hill Courthouse	43-N1	2	HVAC - Boiler; Replace Failed burners stage two, (1) failed temperature sensor, failed booster pump circuit sensors, isolate boiler from the system, replace failed devices, restore boiler and ensure operations normal, currently affecting the courts heating system. Issues found during routine maintenance.	$ 8,146	$ 8,146	100.00
249	FM-0143346	Santa Clara	Morgan Hill Courthouse	43-N1	2	HVAC - Correct failed Chiller; install (1) internal and (1) external oil filter, (1) dual thermistor sensor, (1) failed CT sump heater; test operation. Deficiencies found during out of cycle preventive maintenance, attributed to a reduced preventive maintenance program. Currently affecting the courts comfort cooling system.	$ 8,047	$ 8,047	100.00
250	FM-0143347	San Joaquin	Stockton Courthouse	39-F1	2	Vandalism - Interior Finishes - Replace cracked holding cell window in BC33 - Window was damaged by in-custody. Judicial Council is seeking restitution.	$ 1,930	$ 1,930	100.00
251	FM-0143348	San Joaquin	Manteca Branch Court	39-C1	2	Roof - Reseal approx. 500 linear feet of metal roof seams, replace 2 ceiling tiles in main lobby, repair/paint 2 sq ft of wall due to water damage - roof leaked during rain event.	$ 3,901	$ 3,901	100.00
252	FM-0143353	Riverside	Southwest Justice Center	33-M1	2	Holding Cell - Remove and replace roller and bearing assemblies on cell doors (18 courtroom/23 holding). The doors barely move and are hard to open and close. The sliding cell door rollers and bearings are worn out and continue to deteriorate with the courtroom cell doors on the upper floors in the worst condition.	$ 15,489	$ 11,834	76.40

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
253	FM-0143355	Los Angeles	Van Nuys Courthouse East	19-AX1	2	Vandalism - Graffiti removal 3rd floor men's public restroom - Paint 15sq. ft. of partition wall and use solvents on (1) mirror to remove graffiti.	$ 135	$ 121	89.74
254	FM-0143363	Fresno	Clovis Court	10-G1	2	Vandalism - Exterior Shell - Replace broken window on east side of the building with 1 ea. 34 x 56 1/2, 1/4" bronze anneal single pane glass - Window was broken out by vandals and is currently boarded up.	$ 1,973	$ 1,973	100.00
255	FM-0143364	Monterey	Salinas Courthouse-North Wing	27-A1	2	Plumbing - Install (2) failed vacuum pumps and restore lift station operation, and bring sewage evacuation back online for holding cells, public and private restrooms in the basement level. Check control signal and power consistency. A compromised fitting caused both vacuum operated sewage lift stations to fail including loss of make-up water to the system.	$ 19,905	$ 19,905	100.00
256	FM-0143365	Contra Costa	Richard E. Arnason Justice Center	07-E3	2	HVAC - Replace and relocate two (2) Clogged Refrigerant Dryers for Computer Room Air Conditioner (CRAC) Unit #2. Failure to replace the dryers will prevent unit from providing adequate cooling to computer server room and can cause damage to the HVAC and IT equipment. Clogged Dryer found during Deferred Preventive Maintenance.	$ 16,620	$ 16,620	100.00
257	FM-0143366	Riverside	Larson Justice Center	33-C1	2	Elevators, Escalators, & Hoists - Replace software to correct dispatching issue with elevators #1, 2 and 3. Current software is obsolete. New software must be purchased (3 copies), installed and programmed.	$ 5,490	$ 5,347	97.39
258	FM-0143367	San Joaquin	Stockton Courthouse	39-F1	2	Electrical - Replace 8 nonfunctioning intercom circuit boards in stairwells on floors 5 and 11. When the intercom button is pushed, alerts are not transmitting to the Security monitors.	$ 9,168	$ 9,168	100.00
259	FM-0143368	San Bernardino	Fontana Courthouse	36-C1	2	Elevators, escalators, & hoists- Replace 1-position indicator circuit board for public elevator 1. Failed board was found during preventative maintenance.	$ 2,951	$ 2,453	83.13
260	FM-0143370	Sacramento	Gordon Schaber Sacramento Superior Court	34-A1	2	Electrical - Replace the contactor to repair lighting control issues in one section of the lighting in the West secure hall on the 3rd floor - The lights stay on continuously and it doesn't respond to the lighting timer.	$ 2,386	$ 2,386	100.00
261	FM-0143373	Los Angeles	Parking Structure Lot 48 Van Nuys Court Complex	19-AX6	2	Electrical - Replace (20) 12v 35Ah 20-hr batteries and service terminals for the uninterrupted power supply system (UPS), the UPS is used for emergency backup power to lighting and equipment in the parking structure, there are (2) offices in the ground level (offices are used by Parking Vendor), there are (2) sump pumps in the ground level and there are (4) rollup gates. The batteries failed during Annual Preventative Maintenance.	$ 6,567	$ 5,893	89.74
262	FM-0143375	Fresno	B.F. Sisk Courthouse	10-O1	2	HVAC - Replace failed refrigerant management system controller, reprogram and test - Controller has faulted out, causing communication failures and system is non-functional.	$ 5,086	$ 5,086	100.00
263	FM-0143376	Contra Costa	Wakefield Taylor Courthouse	07-A2	2	HVAC - Boiler - Replace two (2) check valves and add (2) circuit setters on Condensate Tank Feeder Lines to Boilers #1 and #2. Failure to replace the check valves is causing the boiler pressure to push the water from the boiler back into the condensate tank, causing the boiler to trip off on low water alarm and creating cold calls. Failed Items find during Deferred Preventive Maintenance.	$ 1,198	$ 1,198	100.00
264	FM-0143378	Contra Costa	Walnut Creek Courthouse	07-C1	2	HVAC - Replace Holding Cell #1 & #2's Exhaust Fan #6. Unit has failed and failure to replace the motors will cause heat buildup in the holding cells, and not provide proper air exchanges to the cell.	$ 748	$ 748	100.00
265	FM-0143381	Contra Costa	Walnut Creek Courthouse	07-C1	2	HVAC - Replace Holding Cell #3 Exhaust Fan #5- Unit has failed and if not replaced the motors will cause heat buildup in the holding cell, and not provide proper air exchanges to the cell.	$ 604	$ 604	100.00
266	FM-0143382	Contra Costa	Richard E. Arnason Justice Center	07-E3	2	HVAC - Chemically/brush clean Chiller#2 (CLR02) condenser tubes and bells. Scale has built up in the condensing tubes. Failure to clean the tubes will cause an increase in the thermal resistance causing higher refrigerant gas temps/pressures which could shut down the chiller and create hot calls during the spring/summer season. Issue found during the Deferred Annual Chiller Preventive Maintenance.	$ 6,439	$ 6,439	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
267	FM-0143383	Contra Costa	Richard E. Arnason Justice Center	07-E3	2	HVAC - Chemically/brush clean Chiller#1 (CLR01) condenser tubes and bells. Scale has built up in the condensing tubes. Failure to clean the tubes will cause an increase in the thermal resistance causing higher refrigerant gas temperatures /pressures which could shut down the chiller and create hot calls during the spring/summer season. Issue found during the Deferred Annual Chiller Preventive Maintenance.	$ 6,439	$ 6,439	100.00
268	FM-0143388	Santa Clara	Palo Alto Courthouse	43-D1	2	Plumbing - Replace (1) failed duplex booster pumping system. Coordinate initial tie in to existing system, Demo existing system, install replacement skid complete with plumbing accessories, modify piping and electrical as required to standalone controls, start and test for proper operation, currently affecting courts water distribution system. Failed domestic water booster pressure system causing inadequate pressures.	$ 76,807	$ 50,723	66.04
269	FM-0143393	Santa Clara	Palo Alto Courthouse	43-D1	2	HVAC - Remove and dispose of existing refrigerant and compressor oil, repair (4) refrigerant leaks, replace (1) failed solenoid valve, replace (1) failed terminal plate gasket, evacuate system, repair leaks replace failed solenoid, system vacuum, test for leaks, apply (30lbs) of refrigerant, install new oil, test for proper operation, currently affecting the courts comfort cooling system. Chiller repairs needed found during routine maintenance, likely resulting in reduced Preventive Maintenance program.	$ 15,303	$ 10,106	66.04
270	FM-0143395	Santa Clara	Palo Alto Courthouse	43-D1	2	HVAC - Replace (1) failed isolation valve to refrigerant driers, provide and install (1) valve access port to oil line for proper filter drier replacement, evacuate system to apply repairs, place system on vacuum, test for leaks, reinstall existing refrigerant, test for proper operation, currently affecting the courts comfort cooling system. Issues identified during routine maintenance, likely related to reduced Preventive Maintenance program.	$ 14,134	$ 9,334	66.04
271	FM-0143397	Tulare	Tulare Division	54-B1	2	Roof - Seal seven roof drains, all equipment curbs, and all parapet wall inside and outside corners with a three-course method using mastic and webbing. Seal all pipe penetrations and repair roof splits. Remove and replace approx. 50 ceiling tiles covering 5' x 9' in the lobby and Dept. 1 courtroom, and scrape, float, prime and paint 7' x 3' section of damaged ceiling between lobby and courtroom - Roof leaked in various locations, causing interior damage.	$ 20,449	$ 14,314	70.00
272	FM-0143401	Los Angeles	Chatsworth Courthouse	19-AY1	2	Elevators, Escalators, & Hoists - Replace (1) defective controller printed circuit board, associated wiring connections, and reprogram circuit board. The controller circuit board for the Judge's Elevator #12 short circuited causing the controller to fail and recalled the elevator cab to the ground floor landing with the doors open.	$ 3,654	$ 3,062	83.80
273	FM-0143402	Los Angeles	Norwalk Courthouse	19-AK1	2	Fire protection - Replace (9) firehoses, (3) on the 7th floor, (3) on the 6th floor, (1) on the 5th floor, and (2) in the basement. Failed fire hoses were found during stand pipe preventive maintenance.	$ 3,331	$ 2,832	85.03
274	FM-0143405	Los Angeles	Stanley Mosk Courthouse	19-K1	2	Vandalism - Replace (1) 26x96 & (1) 18x36 1/4" clear mirrors, apply graffiti film on both replaced mirrors. 1st floor Men's public restroom Hill side have etched graffiti on mirrors.	$ 1,310	$ 1,274	97.26
275	FM-0143422	Los Angeles	Norwalk Courthouse	19-AK1	2	Vandalism - Remove graffiti and install anti-graffiti film on mirrors, re-glaze sinks/urinals, remove graffiti from stainless steel surfaces for 1st -6th floor public restrooms and jury waiting room. Bathrooms have extensive graffiti.	$ 8,175	$ 6,951	85.03
276	FM-0143423	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	2	Plumbing - Replace 1-250 gallon water heater, 4" exhaust vent and (2) 2" isolation valves for domestic hot water heater#2. The water heater has failed due to age (original to building 1992), all parts are obsolete and is affecting domestic hot water throughout the building.	$ 24,526	$ 17,166	69.99
277	FM-0143434	Los Angeles	Torrance Courthouse	19-C1	2	Fire Protection - Replace (2) leaking and corroded fire sprinkler heads and (1) water gong that failed to sound in the Basement hallway. Deficiencies were found while performing preventative maintenance on the main fire system.	$ 4,834	$ 4,116	85.14
278	FM-0143435	Los Angeles	Torrance Courthouse	19-C1	2	HVAC - Replace (1) coil and (1) contact on MagStarter on Motor Control Center Panel for chilled water pump #3. Chiller #2 is not functioning and could effect comfort cooling to the building if the temperatures go up.	$ 2,598	$ 2,212	85.14

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
279	FM-0143436	Sacramento	Juvenile Courthouse	34-C2	2	Plumbing - Remove and replace pump motors and mechanical seals for the domestic water booster assembly. Reinstall and perform operational testing. Pumps motors have failed. The pump has failed because of the lack of preventive maintenance.	$ 4,388	$ 4,388	100.00
280	FM-0143437	San Diego	East County Regional Center	37-I1	2	Fire Protection - Replace 3-gate valves for cabinet fire hoses. Valves failed and were leaking. Discovered during annual fire extinguisher service.	$ 4,537	$ 3,072	67.71
281	FM-0143440	San Diego	Kearny Mesa Court	37-C1	2	HVAC - Replace 1-smoke detector, 1-filter drier, and 1-service port for HVAC unit 1. Add 10 lbs. of 410A refrigerant. Refrigerant leaked from suction line and smoke detector, filter drier, and service port failed, creating hot temperatures in courthouse.	$ 5,289	$ 5,289	100.00
282	FM-0143441	San Diego	Central Courthouse	37-L1	2	Vandalism - Repair/Replace exterior security camera housing, EXT-01, located on the North/West corner State St. & B St. Environmental testing included. Camera was vandalized; seeking restitution.	$ 4,229	$ 4,229	100.00
283	FM-0143442	San Diego	Central Courthouse	37-L1	2	Fire Protection - Replace 20-batteries for fire alarm panels throughout building. Batteries for fire alarm panels have expired and failed the Preventative Maintenance.	$ 5,825	$ 5,825	100.00
284	FM-0143443	Calaveras	Calaveras Superior Court	05-C1	2	Exterior Shell - Replace shattered window on 2nd floor east side of building - The tempered glass spontaneously shattered. No evidence of vandalism was found.	$ 3,006	$ 3,006	100.00
285	FM-0143444	San Joaquin	Stockton Courthouse	39-F1	2	Electrical - Replace failed safety-trip unit on generator load bank (unit tripping off on safety at wrong setpoint) - Unit required to trip at 500KW load, was tripping off at 200KW load- This item is not under warranty	$ 5,684	$ 5,684	100.00
286	FM-0143445	Alameda	New East County Hall of Justice	01-J1	2	HVAC - Correct failed chilled water valve on Computer Room Air Conditioning unit #1 (CRAC); replace failed chilled water valve. Loss of CRAC unit limiting cooling capacity.	$ 9,730	$ 9,730	100.00
287	FM-0143448	San Joaquin	Stockton Courthouse	39-F1	2	Vandalism - Replace broken window in cell BC38 - The responsible detainee is unknown because the vandalism was not immediately reported. We are not seeking restitution.	$ 2,178	$ 2,178	100.00
288	FM-0143449	Los Angeles	Santa Clarita Courthouse	19-AD1	2	County Managed - Exterior Shell - Replace (1) barrel spring for the Sally Port door. Barrel spring has failed due to normal wear and tear preventing the door from operating.	$ 2,568	$ 2,568	100.00
289	FM-0143455	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	19-AZ1	2	Security - Replace 308 LA County Sheriff owned ASSA keyways/key cylinders, with JCC owned keyways and cylinders. The Sheriff owned ASSA keyways are no longer being serviced by the Sheriff and keys cannot be made. The ownership of the keyways cannot be transferred from Sheriff to JCC. If addressed individually, during a P1 event, the cost would be significantly higher, potentially more than double.	$ 79,176	$ 79,176	100.00
290	FM-0143456	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	2	Security - Replace 209 LA County Sheriff owned ASSA keyways/key cylinders, with JCC owned keyways and cylinders. The Sheriff owned ASSA keyways are no longer being serviced by the Sheriff and keys cannot be made. The ownership of the keyways cannot be transferred from Sheriff to JCC. If addressed individually, during a P1 event, the cost would be significantly higher, potentially more than double.	$ 41,329	$ 41,329	100.00
291	FM-0143457	Los Angeles	Bellflower Courthouse	19-AL1	2	Security - Replace 24 LA County Sheriff owned ASSA keyways/key cylinders, with JCC owned keyways and cylinders. The Sheriff owned ASSA keyways are no longer being serviced by the Sheriff and keys cannot be made. The ownership of the keyways cannot be transferred from Sheriff to JCC. If addressed individually, during a P1 event, the cost would be significantly higher, potentially more than double.	$ 8,702	$ 8,702	100.00
292	FM-0143458	Los Angeles	Eastlake Juvenile Court	19-R1	2	Security - Replace 21 LA County Sheriff owned ASSA keyways/key cylinders, with JCC owned keyways and cylinders. The Sheriff owned ASSA keyways are no longer being serviced by the Sheriff and keys cannot be made. The ownership of the keyways cannot be transferred from Sheriff to JCC. If addressed individually, during a P1 event, the cost would be significantly higher.	$ 4,844	$ 4,844	100.00
293	FM-0143459	Los Angeles	Alhambra Courthouse	19-I1	2	Security - Replace 27 LA County Sheriff owned ASSA keyways/key cylinders, with JCC owned keyways and cylinders. The Sheriff owned ASSA keyways are no longer being serviced by the Sheriff and keys cannot be made. The ownership of the keyways cannot be transferred from Sheriff to JCC. If addressed individually, during a P1 event, the cost would be significantly higher, potentially more than double.	$ 8,559	$ 8,559	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
294	FM-0143461	Los Angeles	Burbank Courthouse	19-G1	2	Security - Replace 68 LA County Sheriff owned ASSA keyways/key cylinders, with JCC owned keyways and cylinders. The Sheriff owned ASSA keyways are no longer being serviced by the Sheriff and keys cannot be made. The ownership of the keyways cannot be transferred from Sheriff to JCC. If addressed individually, during a P1 event, the cost would be significantly higher, potentially more than double.	$ 12,885	$ 12,885	100.00
295	FM-0143462	Los Angeles	Chatsworth Courthouse	19-AY1	2	Security - Replace 258 LA County Sheriff owned ASSA keyways/key cylinders, with JCC owned keyways and cylinders. The Sheriff owned ASSA keyways are no longer being serviced by the Sheriff and keys cannot be made. The ownership of the keyways cannot be transferred from Sheriff to JCC. If addressed individually, during a P1 event, the cost would be significantly higher, potentially more than double.	$ 60,262	$ 60,262	100.00
296	FM-0143463	Los Angeles	Airport Courthouse	19-AU1	2	Interior Finishes - Replace 202 LA County Sheriff owned ASSA keyways/key cylinders, with JCC owned keyways and cylinders. The Sheriff owned ASSA keyways are no longer being serviced by the Sheriff and keys cannot be made. The ownership of the keyways cannot be transferred from Sheriff to JCC. If addressed individually, during a P1 event, the cost would be significantly higher.	$ 51,020	$ 51,020	100.00
297	FM-0143464	Los Angeles	Airport Courthouse	19-AU1	2	HVAC - Replace 20 linear ft. of 8 in. condenser pipe to cooling towers. The pipe is showing signs of heavy corrosion and must be replaced to avoid loss of cooling system if pipe were to fail. Replace (2) supply valves, (2) return valves, and (1) equalizer line valves, to include mounting hardware and gaskets. The condenser isolation valves are frozen open and not allowing the cooling towers to be isolated for preventative maintenance or emergency repairs. Valves are original to the building.	$ 24,700	$ 19,061	77.17
298	FM-0143467	Los Angeles	Van Nuys Courthouse West	19-AX2	2	HVAC - Replace (1) 5hp fan motor, (1) motor pulley & bushing, and setup scaffolding to access exhaust fan #12 in the ceiling located in the penthouse chiller mechanical room. Fan motor failed due to an electrical short and is not functioning, affecting the chiller mechanical room air circulation.	$ 10,652	$ 8,573	80.48
299	FM-0143468	Sacramento	Juvenile Courthouse	34-C2	2	HVAC - Remove and replace old Refrigerant Monitoring System (RDS) with new and updated model, the existing RDS is old and obsolete and constantly in Alarm. Parts required to repair current system are no longer available and system is obsolete.	$ 13,628	$ 13,628	100.00
300	FM-0143471	Contra Costa	Family Law Center	07-A14	2	HVAC - Replace Building Automation System Computer. Hard disk drive is failing, and current operating system is Windows 7 which is no longer supported. Failure to replace computer will cause the loss of control of the BAS, creating temperature issues within the building and potentially disrupting court operations.	$ 4,649	$ 4,649	100.00
301	FM-0143472	Contra Costa	Richard E. Arnason Justice Center	07-E3	2	Plumbing - Replace top and bottom motor bearings for the domestic water Booster Pump #2 - Failure to change out the bearing may cause the bearing to freeze and make the booster pump non-operational and put additional stresses on Booster #1 - Bearing Issue found during deferred preventive maintenance.	$ 2,157	$ 2,157	100.00
302	FM-0143480	San Bernardino	San Bernardino Justice Center	36-R1	2	Fire protection - Replace 5-1/2" pressure relief valves for sprinkler system on floors 3, 5 through 7. Pressure relief valves failed causing slowly bleeding water into the fire sprinkler system which causes the jockey pump to frequently turn on. This, in turn, was causing high temperatures in the jockey pump.	$ 3,801	$ 3,801	100.00
303	FM-0143481	San Bernardino	Fontana Courthouse	36-C1	2	Elevators, escalators, & hoists-Replace rubber mufflers for public elevator 1 with rubberless mufflers. Rubber mufflers are failing and contaminating the hydraulic systems.	$ 7,631	$ 6,344	83.13
304	FM-0143482	Alameda	New East County Hall of Justice	01-J1	2	Exterior Shell- Correct (2) sections of curtain wall (window flashing), one each at 2nd & 5th floors (approx. 16' each); 120' lift required - Two areas of window flashing were damaged and fell due to strong winds.	$ 8,544	$ 8,544	100.00
305	FM-0143495	El Dorado	Main St. Courthouse	09-A1	2	HVAC - Replace fan in VAV (ACM containment is included by a certified vendor) - Fan assembly in VAV broke and is making noise in Family Law area where interviews of parents and sometimes children take place. The noise is distracting and clients are making remarks about it.	$ 4,248	$ 4,248	100.00
306	FM-0143496	Los Angeles	West Covina Courthouse	19-X1	2	County Managed - HVAC - Replaced air conditioning mixing box above ceiling tile in Department 10 courtroom. Containment and environmental protocols were conducted. Courtroom was too hot and unable to control air temperature.	$ 5,105	$ 5,105	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
307	FM-0143497	Los Angeles	West Covina Courthouse	19-X1	2	County Managed - HVAC - Replaced air conditioning mixing box above ceiling tile. Mixing box is not opening and closing. Containment and environmental protocols were conducted. Department 1 courtroom was too hot and unable to control air temperature.	$ 5,587	$ 5,587	100.00
308	FM-0143498	Los Angeles	West Covina Courthouse	19-X1	2	County Managed - HVAC - Replaced air conditioning air handler variable frequency drive in mechanical room. Variable Frequency Drive failed due to age, and is unable to control air handler serving common first floor areas.	$ 6,351	$ 6,351	100.00
309	FM-0143499	Los Angeles	West Covina Courthouse	19-X1	2	County Managed - HVAC - Replaced air conditioning mixing box above ceiling tile. Mixing box is not opening and closing. Containment and environmental protocols were conducted. Department 3 chambers was too cold and unable to control air temperature.	$ 5,453	$ 5,453	100.00
310	FM-0143502	Los Angeles	Inglewood Courthouse	19-F1	2	Vandalism - Graffiti on building, and trees of Florence side of the building. Removed app. 300 sq. ft. of graffiti.	$ 600	$ 447	74.56
311	FM-0143503	San Diego	Central Courthouse	37-L1	2	Fire Protection - Replace 27 - sprinkler heads that are either corroded or were painted and 2-missing escutcheons throughout building. Deficiencies were noted during Preventive Maintenance inspections.	$ 11,777	$ 11,777	100.00
312	FM-0143520	Los Angeles	Stanley Mosk Courthouse	19-K1	2	Vandalism - Remove Approximately 5 sq.ft. of graffiti on the marble by the urinal in the men's public restroom.	$ 100	$ 97	97.26
313	FM-0143529	San Francisco	Civic Center Courthouse	38-A1	2	Fire Protection - Correct failed Fire Alarm Panel at 5th floor; replace (1) failed power supply and (1) transceiver board on FAP; parts are special order due to age of system. Issue found during preventive maintenance.	$ 15,100	$ 15,100	100.00
314	FM-0143533	Los Angeles	Compton Courthouse	19-AG1	2	Elevators, escalators, & hoists - Replace sheave bearing cover plate and seal for public elevator 3. The seal has failed, allowing oil/grease onto the brake drum, which caused an entrapment. Elevator is currently out of service.	$ 23,376	$ 15,459	66.13
315	FM-0143538	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	Electrical - Replace (4) thermostats with gaskets, (4) seals, (12) 1-inch silicone hose with hose clamps, hose box, and flush out engine coolant and replace with 30 gallons of Antifreeze Red. Work was found during the preventative maintenance for the standby Emergency Generator #2.	$ 10,355	$ 7,123	68.79
316	FM-0143539	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	Electrical - Replace (4) thermostats with gaskets, (4) seals, (12) 1 inch silicone hose with hose clamps, hose box, and flush out engine coolant and replace with 30 gallons of Antifreeze Red. Work was found during the preventative maintenance for the standby Emergency Generator #1.	$ 10,355	$ 7,123	68.79
317	FM-0143563	Los Angeles	Compton Courthouse	19-AG1	2	Plumbing - Replace 1-drinking fountain and associated hardware in 10 floor public corridor. Area is known to contain ACM. Containment and remediation included. The existing fountain has exposed water lines and is missing a cover.	$ 12,931	$ 8,551	66.13
318	FM-0143567	Fresno	B.F. Sisk Courthouse	10-O1	2	Fire Protection - Add five missing sprinkler heads underneath the duct work in the north penthouse fan room and replace leaking 3" butterfly valve in south penthouse fan room per findings from annual PM inspection and spot inspection by State Fire Marshal. The additional sprinkler heads include plans and permit through GOVmotus - To correct fire sprinkler deficiency items.	$ 13,588	$ 13,588	100.00
319	FM-0143590	Los Angeles	Van Nuys Courthouse East	19-AX1	2	HVAC - Replace (1) 1-1/2hp motor, (2) pulleys, bearings, and bushings including belts for air handling unit #2. Air handling unit motor failed due to a short circuit causing the motor to over amp and seize, causing the LADWP main electrical power vault to overheat.	$ 6,310	$ 5,663	89.74
320	FM-0143300	Amador	Amador Superior Court	03-C1	2	Vandalism - Holding Cell - Replace shattered window in holding cell 137 - Inmate shattered window.	$ 2,225	$ 2,225	100.00
321	FM-0143466	Los Angeles	Hollywood Courthouse	19-S1	2	Interior Finishes - Remove/replace door knob & failed door closer and replace with (1) heavy duty door closer and lever lock to the roof access door. The door closer internal parts no longer function and the existing door knob does not have a lock function. Locking function critical due to increased transient population, recent breach on the 1st floor main entrance and accessible rooftop from adjacent buildings.	$ 2,171	$ 1,978	91.09

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
322	FM-0143521	Los Angeles	Stanley Mosk Courthouse	19-K1	2	HVAC - Replace (2) isolation valves, (1) pressure regulator and (1) pressure relief valve to hot water make up tank. Water is leaking at relief valves, system is unable to keep chemicals within parameters, and system is wasting 1000 gallons per day. The components are past their life expectancy will require to be replaced, and HVAC system is not operating efficiently.	$ 4,999	$ 4,862	97.26
323	FM-0143528	San Francisco	Civic Center Courthouse	38-A1	2	Electrical - Repair failed Automatic Transfer Switch, replace failed internal components. ATS took 10 min to switch back to source power (utility), failure found during special release preventive maintenance will cause loss of power to facility in event of utility power drop/restore.	$ 3,072	$ 3,072	100.00
324	FM-0143545	Los Angeles	Pomona Courthouse North	19-W2	2	HVAC - Replace 1-400,000 BTU/HR boiler and circulating pump. Reconfigure pipes to connect gas to boiler. Install drain line from boiler to existing floor sink. Install 1-outdoor exhaust/vent cap. Existing boiler is not functioning and is obsolete, with replacement parts unavailable, and will need to be replaced. 1st and 2nd floors of the building's east wing cannot currently be heated.	$ 23,078	$ 22,213	96.25
325	FM-0143546	Los Angeles	Pasadena Courthouse	19-J1	2	HVAC - Install additional layers of sheet metal over existing condensation 5 feet x 10 feet drain pan and apply epoxy resin coating to seal pan. Drain pan is original to the building. Power wash coils and apply sealant to sides and bottom. Condensation drain pan is currently leaking onto mechanical room floor, posing slip/fall hazards and possible flooding of Judges elevator pit.	$ 10,859	$ 7,531	69.35
326	FM-0143549	Santa Clara	Downtown Superior Court	43-B1	2	Interior Finishes - Replace (1) 42 x 38 clear tempered window in ante-chambers Department 4. Sheriff broke window due to locking keys inside the Chambers, reimbursement is in work.	$ 2,013	$ 2,013	100.00
327	FM-0143550	Contra Costa	George D. Carroll Courthouse	07-F1	2	Fire Protection - Replace thirteen (13) fire hoses, twenty-six (26) corroded or impacted sprinkler heads, one (1) tamper valve and add required signage on PIV (Post Indicator Valve). Items were noted during recent 5-year fire inspection / preventative maintenance.	$ 17,140	$ 13,232	77.20
328	FM-0143557	Los Angeles	Compton Courthouse	19-AG1	2	HVAC - Replace 1-3 way valve, actuator, and pump for HVAC boiler #6. Insulate pipe and add unions to valve for easy service. The 3 way valve seized causing the boiler to short cycle and over heat and needs to be replaced. The short cycling has caused the pump motor to start to fail and the pump to leak, due to over heating.	$ 10,941	$ 7,235	66.13
329	FM-0143559	Los Angeles	Beverly Hills Courthouse	19-AQ1	2	HVAC - Refurbish exhaust fan for staff restrooms, including 1-shaft, 2-bearings, 2-pulleys, and 2-belts. Existing shaft is bent and bearings have failed. Failed exhaust fan has made staff restrooms stuffy and foul-smelling.	$ 10,660	$ 8,477	79.52
330	FM-0143560	Orange	North Justice Center	30-C1	2	Fire Protection - Remove and replace 63 fire sprinklers in the detention area of the courthouse that are 50 years and older, as identified during annual fire inspection. Replacement of the sprinklers is more cost effective than having them individually tested.	$ 5,310	$ 4,795	90.31
331	FM-0143562	San Bernardino	San Bernardino Justice Center	36-R1	2	HVAC - Replace 1-large bore seal kit for the HVAC condenser water pump. Seal is leaking, and if it fails will affect the operation of the chillers and the ability to control temperatures throughout the courthouse.	$ 2,248	$ 2,248	100.00
332	FM-0143571	Los Angeles	Norwalk Courthouse	19-AK1	2	Vandalism - Remove approximately 6 sq. Ft. of graffiti on the 1st floor public West facing window.	$ 202	$ 172	85.03
333	FM-0143576	Santa Clara	Family Justice Center Courthouse	43-B5	2	Fire Protection – Replace (14) failed horn and strobe devices, test wiring and confirm panel operation. Failed horn/strobe causing intermittent troubles at 4th floor affecting Courtroom 67 and adjoining interview rooms.	$ 7,119	$ 7,119	100.00
334	FM-0143577	Santa Clara	Family Justice Center Courthouse	43-B5	2	HVAC - Replace vibration safety switches, install protective covering on new switches and test operations.- Vibration safeties are failing due to corrosion and locking out cooling towers.	$ 3,927	$ 3,927	100.00
335	FM-0143578	Monterey	Salinas Courthouse-North Wing	27-A1	2	Plumbing - Replace approximately 6' of 4" cast iron pipe and combination fitting. Water leaks when cooling tower is in full drain which could cause water damage to equipment and loss of cooling to the building.	$ 8,018	$ 8,018	100.00
336	FM-0143581	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	HVAC - Replace (1) 6 inch knock out spool piece, (1) 3/4 inch steam rated condensate isolation valve, (1) 1/2 inch steam rated isolation valve, (1) steam rated control valve, and (1) 3/4 inch drain line. Steam leaks were found in the seals during the rebuild of the chilled water pump and motor. Leaks in the system can cause the system to be inefficient and could cause burns to someone working nearby.	$ 15,908	$ 10,943	68.79

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
337	FM-0143585	Los Angeles	San Fernando Courthouse	19-AC1	2	Vandalism - Remove approximately 3 sq. ft. of graffiti in the Men's Public Restroom on the 1st Floor. Graffiti is on the hydraulic door closer and top of the door.	$ 224	$ 187	83.41
338	FM-0143588	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	2	Fire protection - Replace 1-smoke detector, 2-batteries for fire alarm panel. Smoke detector is giving faulty reading at basement main lockup and the batteries are at the end of their life cycle. Found during annual Preventive Maintenance.	$ 2,361	$ 1,652	69.99
339	FM-0143591	Los Angeles	Airport Courthouse	19-AU1	2	Plumbing - Replace (1) 3 inch pressure regulator, (1) 2 1/2 inch pressure regulator, 1 1/2 inch pressure regulator, associated flanges, bolt kits, and gaskets. The water pressure to the building is high causing issues to the plumbing and water supply to the building which can caused leaks.	$ 17,656	$ 13,625	77.17
340	FM-0143594	San Bernardino	Barstow Courthouse	36-J1	2	HVAC - Repair leaks in chiller #2 discovered during preventive maintenance. Scope includes recover refrigerant, check for additional leaks, seal and repair of leak at service port. If existing refrigerant is still usable, system will be topped off at a reduced cost. Work is needed to maintain building and equipment at comfortable and spec temperatures.	$ 8,618	$ 6,716	77.93
341	FM-0143597	Calaveras	Calaveras Superior Court	05-C1	2	HVAC - Replace 10HP VFD on Pump #2 - The VFD is original from the new construction and is at the end of serviceable life. It no longer carries electrical current and cannot be repaired.	$ 11,476	$ 11,476	100.00
342	FM-0143602	Santa Barbara	Santa Barbara Jury Assembly Bldg.	42-G1	2	Interior Finishes - Replace (5) bottom seals and hardware for partition wall panel doors in jury assembly room. Hardware has failed and partitions are unable to close.	$ 7,775	$ 7,775	100.00
343	FM-0143603	Napa	Criminal Court Building	28-A1	2	Plumbing - Replace one (1) heating hot water ball valve. Required ACM testing of pipe insulation is included. Valve has failed and is needed to restore heating capacity to affected areas of building.	$ 7,670	$ 7,670	100.00
344	FM-0143605	Alameda	New East County Hall of Justice	01-J1	2	Electrical - Replace (1) failed Emergency Generator Electric Control Module (EMC) on Automatic Transfer Switch (ATS) - Issue found during Preventive Maintenance.	$ 8,727	$ 8,727	100.00
345	FM-0143607	Monterey	Salinas Courthouse-North Wing	27-A1	2	Plumbing - Replace failed sewage vacuum pump condenser-Currently operating on one stage. If the unit fails there will be no sewage removal for the basement level resulting in possible sewage spill, affecting court operations throughout the building. Four yr. old pump failed under normal operation, vendor believes corroded internal windings shorted, possible end of life.	$ 5,645	$ 5,645	100.00
346	FM-0143608	Santa Clara	Family Justice Center Courthouse	43-B5	2	Vandalism - Secure public exit door, replace glass, balance door. - Door vandalized by a member of the public /homeless camper.	$ 28,249	$ 28,249	100.00
347	FM-0143614	Madera	Main Courthouse	20-F1	2	Exterior Shell - Remove one 65" x 19" exterior shattered glass window in room 319 and replace with new 1" OA, low-emissivity #2 glass. Removal of damaged glass will require disassembly of the entire section of the window framing system and a swing stage will need to be set up due to lack of accessibility - Existing glass unit spontaneously shattered and is not under warranty.	$ 21,145	$ 21,145	100.00
348	FM-0143615	Los Angeles	San Fernando Courthouse	19-AC1	2	Vandalism - Remove approximately 3 sq. ft. in total of graffiti on the wall and access panel, next to the urinals on the 1st floor of the men's public restroom.	$ 459	$ 383	83.41
349	FM-0143616	San Bernardino	Fontana Courthouse	36-C1	2	Elevators, escalators, & hoists - Replace rubber mufflers for judges' elevator #2 with rubberless mufflers. Rubber mufflers are failing and contaminating the hydraulic systems.	$ 1,733	$ 1,733	100.00
350	FM-0143618	Los Angeles	Norwalk Courthouse	19-AK1	2	HVAC - Replace 1-5 hp compressor with 60 gallon tank, 1-air dryer, pressure relief valve and associated piping, 1-starter, and 1-drain tank for pneumatic controls compressor #1. Compressor #1 is leaking oil, tank has multiple leaks and is unable to hold pressure which affects temperature control throughout building. The existing air dryer is built into the compressor, is not compatible with the proposed compressor and tank.	$ 16,123	$ 13,709	85.03
351	FM-0143620	San Bernardino	Barstow Courthouse	36-J1	2	Vandalism - Remove approximately 5 sq. ft. of graffiti off of (2) mirrors, replace (2) damaged mirrors and add graffiti film on all (4) mirrors in the men's public restroom.	$ 1,935	$ 1,508	77.93
352	FM-0143623	El Dorado	Johnson Bldg.	09-E1	2	HVAC - Replace 1-hot surface ignitor and 1-boiler valve/coil assembly on boiler. Initial work included replacement of hot surface ignitor which failed to resolve the issue. Additional work required included shutting off gas to the boiler, removing gas valve, replacing valve/coil assembly and performing operational testing. Boiler was in alarm and failed to function, affecting heating throughout courthouse.	$ 8,283	$ 8,283	100.00

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Attachment A

TCFMAC-Funded Project List
Quarter 1, Fiscal Year 2020-21

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
353	FM-0143626	Calaveras	Calaveras Superior Court	05-C1	2	Exterior Shell - Replace shattered window on 2nd floor North secure hallway - The tempered glass spontaneously shattered. No evidence of vandalism was found.	$ 3,464	$ 3,464	100.00
354	FM-0143627	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	2	Fire protection - Replace 2-signs, 2-water gauges, 1-air gauge, 1-low pressure switch, and 1-compressor for the rooftop pre-action system. Adjust programming to water flow switches. Signs are missing and equipment found to be malfunctioning during Preventive Maintenance.	$ 9,809	$ 6,865	69.99
355	FM-0143631	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	2	Electrical - Replace 4-batteries due to age, 1-engine block heater that is not functioning, 2-air filters that are dirty, 1-oil pressure switch which leaks, and 1-radiator cap that has a bad seal. Parts found in need of replacement during Preventive Maintenance.	$ 10,520	$ 7,363	69.99
356	FM-0143635	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	Vandalism - Remove approximately 15 sq. ft. of graffiti on Judges ramp and corner of Temple and Broadway. Area was vandalized with graffiti during the protests on 6/1/20.	$ 1,110	$ 764	68.79
357	FM-0143636	Los Angeles	Chatsworth Courthouse	19-AY1	2	HVAC - Replace (1) 15 hp VFD with bypass for air handler #3 return fan. The VFD and bypass failed affecting the comfort cooling and static pressure to the designated area of the building on the south eastside for all floors. Work found during preventative maintenance.	$ 10,159	$ 8,513	83.80
358	FM-0143639	Madera	Main Courthouse - Madera	20-F1	2	Elevators, Escalators, & Hoists - Replace the controller batteries, 30 total, for all five building elevators - Batteries are seven years old and are past the 3-year replacement lifecycle. Elevator #1 has already shut down multiple times due to battery failure.	$ 3,488	$ 3,488	100.00
359	FM-0143640	San Bernardino	Fontana Courthouse	36-C1	2	Vandalism - Replace Graffiti Film on (1) 24"X36" mirror on the 2nd floor Men's public restroom.	$ 390	$ 324	83.13
360	FM-0143642	Orange	Central Justice Center	30-A1	2	Electrical - Remove and replace 20 hardwired illuminated exit signs in multiple areas of the facility. Signs have failed and are no longer functioning (no longer lighting). Required per State Fire Marshal inspection and citation.	$ 7,884	$ 7,188	91.17
361	FM-0143655	Los Angeles	Hollywood Courthouse	19-S1	2	Vandalism - Remove approximately 20 sq. ft. of Graffiti at the entrance and on both sides of the bldg.	$ 78	$ 71	91.09
362	FM-0143659	San Joaquin	Stockton Courthouse	39-F1	2	Exterior Shell - Replace 1 exterior door pull on westernmost main entrance door. The Stockton EOD (bomb squad) cut the door hardware clean through to remove a suspicious package from the door. The individual who placed the suspicious package has not been identified.	$ 2,100	$ 2,100	100.00
363	FM-0143663	Los Angeles	Van Nuys Courthouse East	19-AX1	2	HVAC - Replace (1) pneumatic actuator and associated fittings for mixing box above room 213 on the 2nd floor and recalibrate pneumatic thermostat. Pop-up mobile containment setup and sanitization included in area known to be suspect for ACM within the attic space. Pneumatic actuator failed for the HVAC mixing box main supply ductwork above room 213, making temperatures extremely cold and uncomfortable to staff.	$ 12,064	$ 10,826	89.74
364	FM-0143669	Solano	Old Solano Courthouse	48-A3	2	Grounds and parking lot - Remove and replace 382 LF non-skid tape with 2" epoxy non-skid striping at front main Courthouse steps. Existing non-skid tape has failed in sections and is non-existing in others. This work is needed to alleviate potential safety / slip, trip, fall risk.	$ 11,052	$ 11,052	100.00
365	FM-0143675	Los Angeles	Compton Courthouse	19-AG1	2	Interior Finishes - Reupholster (5) - metal seats in audience and (2) - wood seats in jury box for department 10 court. Seats have exposed nails, molding is falling off, and are being held together with tape.	$ 3,053	$ 2,019	66.13
366	FM-0143677	Los Angeles	Hollywood Courthouse	19-S1	2	Vandalism - Remove approximately 5 sq. Ft. of graffiti from the pole in the bench area in front of courthouse.	$ 131	$ 119	91.09
367	FM-0143680	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	Plumbing - Replace leaking porcelain toilet with floor/wall mount stainless steel toilet with new flush valve in pipe chase. The porcelain toilet in 14th floor, cell #6 is leaking when the toilet flushes creating a slip/fall hazard and health concern for inmates.	$ 5,028	$ 5,028	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
368	FM-0143685	Orange	Harbor Justice Center-Newport Beach Facility	30-E1	2	HVAC - Remove and replace failed 20-year-old R-22 two-ton split system in a server/telephone room with a new R-410A two-ton split system. The failed unit's evaporator fan has stopped, the condenser coil is in poor shape and causing poor heat exchange and it has small refrigerant leaks. Failure to replace leaves the equipment insufficiently cooled; room currently over necessary temp. and running on an equally old back up unit.	$ 15,193	$ 12,811	84.32
369	FM-0143692	San Bernardino	San Bernardino Justice Center	36-R1	2	Vandalism - Grounds-Remove approximately 30 sq. ft. of Graffiti along planter wall (North side of building) as a result of the recent protest.	$ 810	$ 810	100.00
370	FM-0143693	San Bernardino	Juvenile Dependency Courthouse	36-P1	2	HVAC - Replace 1-condenser motor pressure controller, 1-liquid line filter dryer, and 18 lbs. of R22 refrigerant for split system HVAC located in the data room. Pressure controller cracked and unit lost refrigerant, causing high temperatures in the data room. Work is needed to maintain required temperatures to critical equipment.	$ 2,884	$ 2,884	100.00
371	FM-0143697	Los Angeles	Pasadena Courthouse	19-J1	2	HVAC - Replace 1-trigger board for chiller #2. Infrared scan to assess chiller #2 electrical found a damaged board. Chiller #2 is operating intermittently.	$ 11,583	$ 8,033	69.35
372	FM-0143700	Orange	Central Justice Center	30-A1	2	Fire protection - Install missing 9' X 6' ceiling grid and tiles in the first floor Halon system room. No ceiling was previously installed by the County when the room was built. Work also includes the required replacement of the existing light fixture per State Fire Marshal inspection.	$ 4,469	$ 4,074	91.17
373	FM-0143702	Alameda	Fremont Hall of Justice	01-H1	2	HVAC - Replace bearings (2) at Heating Hot Water Pump #2. Bearings failed due to usage, causing loss of heating capacity.	$ 4,096	$ 3,252	79.40
374	FM-0143703	Merced	New Merced Courthouse/N Street Building	24-A8	2	Plumbing - Replace failed hot water re-circulation pump, reconfigure pump suction and discharge piping for new pump geometry - pump failed, likely due to lack of preventive maintenance program; new pump is maintenance free option.	$ 4,051	$ 4,051	100.00
375	FM-0143709	Riverside	Larson Justice Center	33-C1	2	Fire Protection - Fire pump - Remove and replace failing 8 inch flow meter, correct test header piping and repair the leaking 8 inch butterfly valve pump side of the fire pump systems test header. Deficiencies cited by fire protection maintenance contractor. Pump remains operational; however, continued operation could result in failure, leaking, and insufficient water flow to sprinkler system in the event of an emergency.	$ 9,406	$ 9,161	97.39
376	FM-0143717	San Bernardino	Juvenile Dependency Courthouse	36-P1	2	HVAC- Replace 1-compressor, 1-drier, and 1-contactor for package unit 13. Replace refrigerant. Compressor is not functioning at necessary capacity causing hot temperatures. Work is needed to maintain comfortable temperatures in County exclusive space clerks area.	$ 3,845	$ 3,845	100.00
377	FM-0143718	Los Angeles	Compton Courthouse	19-AG1	2	Plumbing - Replace 80 LF of 4" cast iron storm water drainpipe and associated fittings in basement air handler room, utilizing a scissor lift. The existing pipe was cracked throughout and water drips into the air handler room and onto equipment.	$ 6,630	$ 4,384	66.13
378	FM-0144175	Los Angeles	Bellflower Courthouse	19-AL1	2	Vandalism - Remove approximately 25 sq. ft. of graffiti from the back wall windows and window frames of the courthouse.	$ 640	$ 499	77.94
379	FM-0144179	Orange	Central Justice Center	30-A1	2	Fire Protection - Replace (3) regular head wrenches, (1) head wrench for Star sprinkler heads, (10) brass upright sprinkler heads, (15) Star pendent sprinkler heads, (15) brass pendant sprinkler heads, (10) space Star white escutcheon and (10) spare chrome escutcheons, for the Sprinkler system spare cabinets. Required per State Fire Marshal inspection and citation.	$ 3,196	$ 2,914	91.17
380	FM-0144180	Orange	Central Justice Center	30-A1	2	Fire Protection - Replace (74) 75' long fire hoses which have gone over their time frame for inspection. The building's stand pipe will not pass inspection without testing the fire hoses. Replacing fire hoses is less costly than testing them. Required per State Fire Marshal inspection and citation.	$ 19,544	$ 17,818	91.17
381	FM-0144181	Los Angeles	Airport Courthouse	19-AU1	2	Vandalism - Graffiti - Remove approximately 5 sq. Ft. of graffiti on a post in the metered parking lot at the entrance of the driveway.	$ 115	$ 89	77.17

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
382	FM-0144185	Los Angeles	Compton Courthouse	19-AG1	2	HVAC - Replace (1) gas valve and (1) solenoid for HVAC boiler #7 located at 13th floor boiler room. Valve has failed and maintenance could not be performed on the boiler. The problem was discovered during the Preventive Maintenance.	$ 4,809	$ 3,180	66.13
383	FM-0144187	San Bernardino	Fontana Courthouse	36-C1	2	Vandalism - Replace Graffiti Film on two mirrors on the 1st floor Men's public restroom.	$ 390	$ 324	83.13
384	FM-0144188	San Bernardino	Rancho Cucamonga Courthouse	36-F1	2	HVAC - Replace 1 oil pressure switch that failed due to age and perform cleaning of condenser coils for (15 ton) chiller# 2 that only serves the Court's IT server room. Chiller is shutting down due to high pressure. Continued high pressure could damage the compressor and reduce ability to control temperatures throughout the IT server room.	$ 2,628	$ 2,628	100.00
385	FM-0144190	Madera	Main Courthouse Parking Structure	20-F2	2	Grounds and Parking Lot - Remove rolling aluminum grille garage exit door from opening, remove and replace the damaged links and rods, reinstall and test for proper operation - Roll up grille is bent from being hit by an unknown public vehicle, and regularly malfunctions, blocking exit traffic.	$ 4,358	$ 4,358	100.00
386	FM-0144195	Los Angeles	Pomona Courthouse South	19-W1	2	HVAC - Replace 1-pressure relief valve, 1-tank relief valve, 1-sight glass, and 2-isolation valves for hot water expansion tank. Valves have failed, causing water/treatment to leak down the drain and preventing the tank from holding the required air gap.	$ 3,081	$ 2,808	91.14
387	FM-0144196	Alameda	Wiley W. Manuel Courthouse	01-B3	2	Vandalism - Haz/Mat Test and Remediate approx. 675 sq/ft of flooring and walls at Holding Cells from fire sprinkler activation and replace fire sprinkler head. In-custody activated fire sprinkler, DA pressing charges/seeking restitution.	$ 14,732	$ 14,732	100.00
388	FM-0144207	San Bernardino	Rancho Cucamonga Courthouse	36-F1	2	COUNTY MANAGED - HVAC- Replace (8) Variable Frequency Drives that serve the court common areas, judge's chambers, court rooms and jury deliberation rooms. The project includes the removal and replacement of the variable frequency drives, equipment and materials. The replacement is critical to maintain comfortable temperatures. The variable frequency drives are faulty, failing and at the end of life, therefore needing to be replaced.	$ 30,420	$ 30,420	100.00
389	FM-0144217	Los Angeles	Stanley Mosk Courthouse	19-K1	2	Interior Finishes - Replace (1) 36”x83” door, (2) hinges, (1) mortise lockset, and louvre kit. Patch approximately 10 sq. ft of holes in wall. Existing door and handle are damaged from use and unable to be repaired. Surrounding wall plaster is deteriorating due to vibration and scraping.	$ 2,391	$ 2,325	97.26
390	FM-0144220	Los Angeles	Van Nuys Courthouse East	19-AX1	2	Vandalism - Remove approximately 3 sq. ft. of graffiti on the parapet wall along the planter by the stairs that faces the breezeway adjacent to westside 1st floor employee entrance.	$ 60	$ 54	89.74
391	FM-0144232	Kern	Bakersfield Superior Court	15-A1	2	Electrical - Replace 40 LF of #10 wire for exterior lights on the south side of the building. Existing run of wires has a short and is preventing the light poles from operating.	$ 2,571	$ 1,607	62.50
392	FM-0144233	San Bernardino	San Bernardino Justice Center	36-R1	2	Fire protection- Replace 1-tamper switch, 1-pressure switch, and 2-fire lock switches for preaction/sprinkler system in sally port area. Items failed during preventative maintenance and need to be replaced.	$ 5,813	$ 5,813	100.00
393	FM-0144244	Contra Costa	Wakefield Taylor Courthouse	07-A2	2	HVAC - Replace one (1) condenser water flow switch - Current switch is sending false signal to chiller, causing it to go into a Lack of Water Flow Alarm and shutting down the chiller. Faulty switch was found during the Annual Chiller Preventative Maintenance.	$ 2,322	$ 2,322	100.00
394	FM-0143637	Monterey	King City Courthouse	27-D1	2	Interior Finishes - Restorative efforts to reopen court space that has been dark for 5+ years. Work needed includes replacement of aged/damaged flooring, remediation efforts, and drywall repair. (2,500 sq ft).	$ 167,525	$ 167,525	100.00
395	FM-0063330	Contra Costa	Wakefield Taylor Courthouse	07-A2	2	Exterior - GCI - Phase 2 - Provide construction phase funding for replacement of existing emergency generator which is at end of life. This is like-for-like replacement and not a full building generator. FEMA grant for 75% of project cost is approved for original estimate of $285,000. An increase in grant funding is being sought for the current project cost.	$ 447,970	$ 447,970	100.00

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Attachment A

TCFMAC-Funded Project List
Quarter 1, Fiscal Year 2020-21

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
396	FM-0143517	San Bernardino	Rancho Cucamonga Courthouse	36-F1	2	COUNTY MANAGED - Roof - Remediate current and ongoing problems associated with water intrusion leaks in the lobby area. Work is based on the water intrusion study conducted. Remove and replace the cooper barrel vault roofing system, replace the flat transition roof at the 2nd floor, repair main spray polyurethane foam roof system, replace all quarter turn copper barrel roofing, replace seals, replace the skylights and repair minor interior column, ceiling and wall damage.	$ 3,334,793	$ 3,334,793	100.00
397	FM-0143515	San Bernardino	San Bernardino Courthouse - Annex	36-A2	2	COUNTY MANAGED - HVAC- Replace the second 150 PSI Steam Boiler (Deaerated) with a new 200 HP AQMD Rule 1146 Compliant Boiler. The existing boiler is in poor condition, obsolete, and no longer meets Air Quality Management District (AQMD) Rule 1146, which states this site is to be in full compliance with the emissions limit requirements. Work includes ACM abatement. Work is needed as the boiler provides service to the Central Courthouse and Annex.	$ 258,611	$ 258,611	100.00
398	FM-0143299	San Bernardino	San Bernardino Justice Center	36-R1	2	Elevators, escalators, & hoists - Replace 5-drive belts, approximately 447 LF each, for public elevator #7. The drive belts were found to be worn during monthly Preventive Maintenance. Worn belts can cause elevator to fail, creating entrapments.	$ 164,031	$ 164,031	100.00
399	FM-0144211	Placer	Historic Courthouse	31-A1	2	COUNTY MANAGED - Roof - Replace roof with a new asphalt shingle and single ply roofing system - the roof has reached the end of its useful life. Significant leaks have occurred in past year.	$ 767,633	$ 767,633	100.00
400	FM-0143042	Yuba	Yuba County Courthouse	58-A1	2	COUNTY MANAGED - HVAC - Replace - Secondary chiller is used during a heat wave when the demand for cooling exceeds the primary units ability to provide cooling. The primary chiller was installed in 2013, but the secondary chiller is at end of life and unreliable. It is 25 years old It is at risk of failing completely.	$ 341,000	$ 341,000	100.00
401	FM-0142703	Los Angeles	Whittier Courthouse	19-AO1	2	HVAC - Phase II - Phase II is the completion of the misc. HVAC and plumbing work to make the equipment compatible with the new BMS system, as well as the installation of the new BMS system.	$ 1,091,855	$ 943,690	86.43
402	FM-0144334	Los Angeles	Pomona Courthouse North	19-W2	2	ECI - Electrical - Replace 6 failing 350 MCM feeders (2400 LF Total) discovered to have little or no remaining insulation and a 600 AMP breaker to resolve continuing ground faults that risk further outages at both Pomina facilities. Multiple ground faults have been linked to the start-up of mechanical equipment at Pomona South. The last incident also caused the 3000 AMP main to trip, shutting down the Pomona South Courthouse as well.	$ 126,213	$ 121,480	96.25
403	FM-0144451	Los Angeles	Burbank Courthouse	19-G1	2	HVAC – Remove and replace multiple motors and VFD's throughout the mechanical system. The current motors and the VFD's are not functioning. The motor and VFD replacements will require additional ACM and lead abatement. A new refrigerant monitoring system is required.	$ 450,942	$ 409,275	90.76
404	FM-0143641	Orange	North Justice Center	30-C1	2	Exterior Shell - RCI - Replace existing coating and sealant and components at the basement pedestrian walkway and existing planter area. Existing coating system is failing and water is leaking into the basement tunnel.	$ 115,000	$ 103,857	90.31
							$ 15,357,557	**$ 14,036,461**	

JUDICIAL COUNCIL OF CALIFORNIA
TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Attachment B

Court-Funded Facilities Requests (CFRs)
Quarter 1, Fiscal Year 2020-21

ITEM #	CFR NUMBER	COUNTY	BUILDING ID	FACILITY NAME	LEASE, LICENSE, OR FM	CFR DESCRIPTION	CFR TERM	FUND SOURCE	TOTAL ESTIMATED CFR COMMITMENT (CFR Term)
1	03-CFR001	Amador	03-C1	Amador Superior Court	Lease	Emergency jury assembly space due to social distancing (July 7 - July 9, 2020).	One- Time	TCTF	$ 2,250
2	04-CFR015	Butte	04-A1	Butte County Courthouse	Small Project	Increase to our annual budget for multiple small projects from $20,000 to $25,000, an increase of $5,000. We have had a number of larger dollar expenses applied to this year's budget (which is not typical) as well as a number of unplanned facility needs as of late which has nearly exhausted our current funding.	One- Time	TCTF	$ 25,000
3	06-CFR001	Contra Costa	07-A10	File Unit	Lease	Temporary Jury Assembly Lease to allow for social distancing (July 1, 2020 through August 13, 2020).	One- Time	TCTF	$ 675
4	15-CFR016	Kern	15-D2	Delano Police Department	Lease	12-month lease extension/ January 1, 2021 through December 31, 2021. Lease cost only.	1 year	TCTF	$ 349,686
5	19-CFR082	Los Angeles	19-M1	Central Civil West Court	Lease	The CFR, in the amount of $177,984.00, would fund rent for the 14th floor for office space and courtrooms: $4,449.60 will fund the rent from June 22, 2020 through June 30, 2020; $173,534.40 will fund the rent from July 1, 2020 through June 21, . 2021.	1 yr w/ 6 mos extension n	TCTF	$ 177,984
6	22-CFR021	Mariposa	22-A1	Mariposa County Courthouse	Lease	Alternate location to accommodate Jury Trials (July 1, 2020 through June 30, 2021). The Masonic Lodge location would enable the Court to implement the social distancing requirements and is in close proximity to the Historic Courthouse.	1 year	TCTF	$ 11,250
7	30-CFR034	Orange	30-E1	Harbor Justice Center-Newport Beach Facility	Lease	One year lease renewal for 50 parking spaces on a month to month basis at 5190 Campus/4699 Jamboree, Newport Beach, CA 92660, from WPI-Newport, LLC for employee parking.	1 Year	TCTF	$ 33,000
8	39-CFR003	San Joaquin	39-A1	Stockton Courthouse	Lease	Temporary Jury Assembly space for social distancing (July 1, 2020 - June 30, 2021/Month-to-Month).	One- Time	TCTF	$ 180,000
9	42-CFR019	Santa Barbara	42-B3	1019 Garden Street	Lease	Court will cover the cost of the County's use of 20 parking spaces in the City-owned Granada Parking structure in exchange for providing the Court 40 parking spaces in the Garden St. parking lot described in the lease agreement. July 1, 2020-June 30, 2021	1 Year	TCTF	$ 36,000
10	44-CFR005	Santa Cruz	44-B2	Watsonville Courthouse	Lease	Five year lease extension of an existing Lease for Self Help space at the Watsonville Courthouse. Lease beginning May 1, 2018 and ending April 30, 2023 with the retention of an additional 3 5-year options from the original lease effective April 7, 2008.	5-Year	TCTF	$ 271,658
11	49-CFR009	Stanislaus	50-A1	Modesto Main Courthouse	Lease	Three month temporary lease to allow the court to resume Jury Trials (July 1, 2020 - September 30, 2020).	One- Time	TCTF	$ 19,500
12	55-CFR002	Ventura	56-00	Multiple	Lease	Temporary jury assembly space due to COVID-19 (June 13, 2020 through July 31,2020).	Ongoing	Operating Budget	$ 12,040
13	03-CFR002	Amador	03-C1	Amador Superior Court	Facility Modification	Costs for Pride project to switch door key to a hard lock. This is an improvement to allow staff access to the patio area.	One- Time	TCTF	$ 1,024
14	06-CFR002	Colusa	06-B1	Colusa Community Theater/Temp. Jury Assembly	Lease	Off-site jury assembly space as court facilities do not allow for proper separation required to maintain social distancing for jury assembly (08/17/20 - 12/31/20).	One- Time	TCTF	$ 2,750
15	08-CFR003	Del Norte	08-B1	Del Norte County Fairgrounds/ Temp. Jury Assembly	Lease	Intermittent use of Del Norte County Fair Grounds for scheduled jury trials beginning August 3, 2020 and ending at the cessation of social distancing orders.	One- Time	TCTF	$ 47,000
16	10-CFR018	Fresno	10-R1	M Street Courthouse	Lease	This request will extend the current lease and improve the usage of the facility to accommodate for in- custody defendants needing a holding cell. The addition of a holding area will allow for in-custody defendants to have a restroom. 5-year lease (March 1, 2021 - February 28, 2026) and Design & Construction cost.	One- Time	TCTF	$ 2,019,637
17	10-CFR019	Fresno	10-T1	Radisson Hotel Conf. Center/ Temp. Jury Assembly	Lease	100-seat Ballroom to accommodate Jurors with social distancing measures (Aug. 24, 2020 - June 30, 2021).	One- Time	TCTF	$ 73,326

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Attachment B

Court-Funded Facilities Requests (CFRs)
Quarter 1, Fiscal Year 2020-21

ITEM #	CFR NUMBER	COUNTY	BUILDING ID	FACILITY NAME	LEASE, LICENSE, OR FM	CFR DESCRIPTION	CFR TERM	FUND SOURCE	TOTAL ESTIMATED CFR COMMITMENT (CFR Term)
18	17-CFR005	Lake	17-G1	Phil Lewis Hall/ Temp. Jury Assembly	Lease	Temporary off-site jury seletion space due to social distancing. More physical space is needed to conduct jury selection safely (September 2, 2020 - throught the end of social distancing).	One- time	Special Revenu e Non- Grant	$ 49,950
19	39-CFR004	San Joaquin	39-F1	Stockton Courthouse	Lease	Jury assembly lease for social distancing July 1, 2020 through June 30, 2021.	One- Time	TCTF	$ 201,600
20	41-CFR007	San Mateo	41-F1	Juvenile Branch, Paul Scannell Drive	Lease	Temporary off-site lease for jury summons and selection activities due to social distancing (September 1, 2020 through August 31, 2021).	One- Time	TCTF	$ 265,048
21	48-CFR014	Solano	48-A3	Old Solano Courthouse	Facility Modification	Electrical and data work to replace a single gang receptacle with a two (2) gang double duplex receptacle box to support Q-matic, a public check in Kiosk and its supporting display monitor. Surface mount boxes and wire mold. Project costs includes asbestos and lead survey.	One- Time	TCTF	$ 4,445
22	55-CFR003	Tuolumne	55-E1	Mother Lode Fairgrounds/ Temp. Jury Assembly	Lease	Temporary jury assembly space due to social distancing (August 1, 2020 through August 31, 2020).	One- Time	CCF & Operatin g Budget	$ 34,400
									$ 3,818,223

JUDICIAL COUNCIL OF CALIFORNIA

455 Golden Gate Avenue · San Francisco, California 94102-3688

www.courts.ca.gov

REPORT TO THE JUDICIAL COUNCIL

Item No.: 21-010
For business meeting on: March 11–12, 2021

Title
Court Facilities: Trial Court Facility Modifications Report for Quarter 2 of Fiscal Year 2020–21

Submitted by
Trial Court Facility Modification Advisory Committee
Hon. Donald Cole Byrd, Chair
Hon. William F. Highberger, Vice-chair

Agenda Item Type
Information Only

Date of Report
January 13, 2021

Contact
Pella McCormick, 916-643-7024
pella.mccormick@jud.ca.gov
Jagan Singh, 415-865-7755
jagandeep.singh@jud.ca.gov

Executive Summary

This informational report to the Judicial Council outlines the allocations of facility modification funding made to improve trial court facilities in the second quarter (October through December) of fiscal year 2020–21. To determine allocations, the Trial Court Facility Modification Advisory Committee reviews and approves facility modification requests from across the state in accordance with the council's *Trial Court Facility Modifications Policy.*

Relevant Previous Council Action

This report is submitted quarterly as required by the Judicial Council's *Trial Court Facility Modifications Policy* (see Link A).[1] Most recently, on September 25, 2020, the council received the quarterly report for the fourth quarter along with the Annual Summary for fiscal year (FY) 2019–20 (see Link B).

[1] Per this policy, each quarterly report includes a list of all facility modifications funded during the quarter as well as any reallocation of funds between the funding categories (i.e., facility modification priority categories 1–6).

DRAFT

Analysis/Rationale

Funding decisions during the second quarter of FY 2020–21 were based on the prioritization and ranking methodologies of the *Trial Court Facility Modifications Policy*. There are six priority categories of facility modifications: Priority 1, Immediately or Potentially Critical; Priority 2, Necessary, but Not Yet Critical; Priority 3, Needed; Priority 4, Does Not Meet Current Codes or Standards; Priority 5, Beyond Rated Life, but Serviceable; and Priority 6, Hazardous Materials, Managed but Not Abated. The current level of funding allows the Trial Court Facility Modification Advisory Committee (TCFMAC) to address only the most critically needed Priorities 1 and 2 and some Priority 3 facility modifications statewide.

Facility modification requests are also reviewed and approved in accordance with the Judicial Council's *Court-Funded Facilities Request Policy* (see Link C). This policy presents the procedures and requirements to allow trial courts to make court-funded facilities requests (CFRs). Trial courts may assist with the funding of certain facilities costs (i.e., facility modifications and lease-related costs) by contributing funds toward urgent facilities costs—not including capital-outlay expenses—through allocation reductions from the Trial Court Trust Fund.

Allowable facilities costs that a trial court can fund through a CFR include (1) facility modifications as defined in the *Trial Court Facility Modifications Policy*; (2) court operations costs allowable under rule 10.810 of the California Rules of Court, such as equipment, furnishings, interior painting, flooring replacement or repair, furniture repair, and records storage; and (3) lease-related costs, such as lease payments and operating costs, repairs, and modifications authorized by a lease. CFRs are approved by Judicial Council staff, with the following exceptions, which require TCFMAC review and approval: ongoing operational cost increases to the Judicial Council beyond the initial outlay for the project (e.g., additional utility or maintenance costs); staff concerns about whether the CFR meets the policy's criteria or whether the proposed budget is accurate; and appeals of staff determinations.

Fiscal Impact and Policy Implications

During the second quarter of FY 2020–21, the TCFMAC reviewed and approved 509 facility modifications for a total estimated cost of $13.7 million (see Attachment A). Of these, 354 were Priority 1 facility modifications and 155 were Priority 2 facility modifications. The Judicial Council's facility modification program's share of the estimated cost was $12.3 million, with the affected counties responsible for the balance. Most of these facility modifications involved elevator, roofing, plumbing, heating, ventilation, and air conditioning repairs or replacements.

In addition, council staff approved and the TCFMAC reviewed 8 CFRs in the second quarter of FY 2020–21 (see Attachment B).

Completed project spotlights

Below are examples of facility modification projects completed during this quarter.

Priority 2: Plumbing–Valve Replacement, Central Justice Center, Orange County

- Removed and replaced nine 3” valves, two 2” valves, and one 1” thermostatic valve for the two Building Heat Exchangers. The final project cost was $25,694.

Before

Old failing valves

After

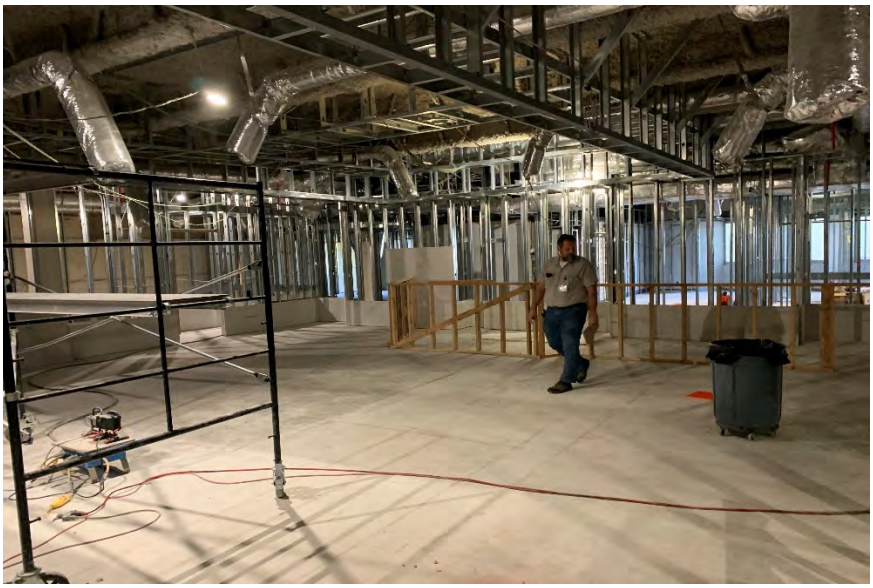
Newly replaced valves

Priority 2: Interior Finishes–Demolition/Replacement, Bakersfield, Superior Court of Kern County

- Demolition of existing office space and build-out of new courtroom, chambers, jury deliberation room, and support staff spaces. The final project cost was $4,250,000.

Before

Demolition of existing offices



After

Build-out of new courtroom

Note: Not shown are new spaces for chambers, jury deliberation room, and support staff.

Attachments and Links

1. Attachment A: TCFMAC-Funded Project List: Quarter 2, Fiscal Year 2020–21
2. Attachment B: Court-Funded Facilities Requests (CFRs): Quarter 2, Fiscal Year 2020–21
3. Link A: *Trial Court Facility Modifications Policy* (rev. Mar. 15, 2019), *https://www.courts.ca.gov/documents/jc-facility-modification-policy.pdf*
4. Link B: *Court Facilities: Trial Court Facility Modifications Report for Quarter 4 and Annual Summary for Fiscal Year 2019–20* (Sept. 25, 2020), *https://jcc.legistar.com/View.ashx?M=F&ID=9047566&GUID=401ABAC5-5971-4DEE-93C9-40D4B3E74EB1*
5. Link C: *Court Facilities: Court-Funded Facilities Request Policy* (Aug. 26, 2016), *https://jcc.legistar.com/View.ashx?M=F&ID=4625695&GUID=15BB7747-C300-48DA-AA81-5546168A1991*

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Attachment A

TCFMAC-Funded Project List
Quarter 2, Fiscal Year 2020-21

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
1	FM-0142371	Los Angeles	Norwalk Courthouse	19-AK1	1	HVAC - Replace 4-fan belts for cooling tower #2. 1 Fan belt snapped and broke due to wear/tear causing the other 2 to overwork, heat-up and melt. The absence of fan belts caused the cooling tower to shut down, affecting temperatures throughout the courthouse. SWO is from 2019 and just recently converted to an FM.	$ 1,978	$ 1,682	85.03
2	FM-0144266	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Roof - Seal roof penetrations and cracks above the 7th floor women's public restroom. Rainwater intrusion coming from the roof through the attic-space above the 7th floor restroom, water leaked through a 1ft x 3ft light fixture into the restroom. Remediation, containment, drying equipment setup and environmental oversight included in known ACM area. SWO is from December 2019, the service provider took 9 months to process paperwork & covert the JO to an FM.	$ 13,058	$ 11,718	89.74
3	FM-0144267	Los Angeles	Burbank Courthouse	19-G1	1	Plumbing - Sewer Line - Replace (1) cracked 3in cast iron sweeping-elbow, (1) 4in x 2in cast iron wye combination, replace (2) 2ft x 4ft ceiling tiles, and sanitize 250sq ft of hard surface. Water was leaking above the Basement Public Defender's ceiling due to cracked drainpipe to a janitor's mop sink on the 1st floor. Containment setup, and environmental oversight included.	$ 7,633	$ 6,928	90.76
4	FM-0144269	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	19-AZ1	1	Plumbing - Sewer Line - Clear main line for 1st floor Men's and Women's Jury Assembly restrooms due to a main line blockage, sewage back-up around the floor drains, affecting approx. 15 sq. ft. of ceramic floor tiles. Remediate category 3 black water contamination. Containment and environmental oversight provided.	$ 7,412	$ 5,449	73.51
5	FM-0144273	San Diego	East County Regional Center	37-I1	1	Plumbing - Storm drain - Remove 20 SF of concrete on the roof and replace failed drain pipe and metal pan deck. Replace concrete and re-seal deck with an elastomeric sealant. Replace 4-2' x 4' ceiling tiles in the 8th-floor probation office. Environmental oversight and remediation included. The roof drain line inside the concrete deck was found to have several cracks that has resulted in multiple leaks/water intrusion inside the building. Area was water tested to ensure no further leaks will occur. (This FM is from February and is now being converted by service provider to an FM from a JO.)	$ 158,511	$ 107,328	67.71
6	FM-0144281	Solano	Hall of Justice	48-A1	1	HVAC - Replace one (1) above ceiling heating hot water valve to correct water leak. Treated as ACM in lieu of prior testing. Testing for ACM, mold, bio hazard - Containment required to access valve and repair.	$ 10,980	$ 7,996	72.82
7	FM-0144282	Los Angeles	San Fernando Courthouse	19-AC1	1	Plumbing - Domestic Water - Replace 18 inches of ½ inch copper pipe, ½ elbow and associated fittings. Basement Sheriff's locker/shower, copper elbow that connects the shower head to the supply valve cracked and leaked behind concealed wall. Remove/replace 10 sq ft of plaster wall and 10 sq ft of ceramic tiles to access pipe. Erect containment, work performed under known ACM and LCM environment.	$ 11,105	$ 11,105	100.00
8	FM-0144284	Tulare	South County Justice Center	54-I1	1	HVAC - Replace cracked compressor fittings and dryer cores in Chiller compressor #1. Recover all R134A refrigerant, drain all oil, remove cracked fittings at the bottom of the compressor, install new fittings and dryer cores, add recovered refrigerant and approximately 125 pounds of new refrigerant, add 8 gallons of new refrigerant oil, start chiller and test. Chiller has an oil and refrigerant leak out of compressor #1, and thus the chiller is operating on only 1 of 2 compressors.	$ 11,629	$ 11,629	100.00
9	FM-0144292	Fresno	B.F. Sisk Courthouse	10-O1	1	Plumbing - Replace approximately 6 feet of leaking four-inch dry standpipe piping and flange in the basement file room, and relocate existing check valve to a more accessible location - Five-year dry standpipe test failed due to piping leaks as the system could not be pressurized.	$ 4,107	$ 4,107	100.00
10	FM-0144295	Los Angeles	Torrance Courthouse	19-C1	1	Elevators, Escalators, & Hoists - Replace broken selector tape and adjust floor leveling for Custody Elevator #4. Broken selector tape is preventing the elevator from leveling on all floors.	$ 6,667	$ 6,667	100.00
11	FM-0144296	Los Angeles	Burbank Courthouse	19-G1	1	Plumbing - Sewer Line - Snake mainline blockage, replace 110 linear ft of cove base, replace 120 sq ft of carpet, erect (3) containments, build back 15 sq ft of drywall and compound, sanitize 1055 sq ft of hard surface, and conduct environmental testing due to work being completed in known ACM area. Mainline was clogged with feminine products causing water to overflow in the Dept 1 Judge's chambers restroom affecting the Dept 1 Judge's chambers, Dept 1 jury deliberation room, and the basement file storage room.	$ 24,078	$ 21,853	90.76

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
12	FM-0144299	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Interior Finishes - Replace 3 linear feet of insulation, reseal 50 linear feet of insulation on pipe, sanitize 16,670 sq. ft of hard surface, erected (4) critical barriers, conducted environmental testing, and performed all work in a known ACM area. Insulation containing ACM fell from the exhaust/heating pipe from the ceiling of 2nd floor room 262 due to age causing it to come apart and drop onto the ground.	$ 95,801	$ 93,176	97.26
13	FM-0144300	Santa Clara	Family Justice Center Courthouse	43-B5	1	Plumbing - Replace 3' of 1-1/2" copper pipe and (1) 90-degree elbow, isolate pumps (2), freeze copper lines (no isolation valves), leak check new fittings, return building to full domestic water service. Copper tubing elbow failed causing leak in several holding cells at basement detention area.	$ 5,056	$ 5,056	100.00
14	FM-0144305	Los Angeles	San Fernando Courthouse	19-AC1	1	Electrical - Replace (1) take up reel and (2) 24 Volt photo eye for the Sally Port door. Safety equipment for the Sally port door failed which was preventing the gate from operating. Parts stopped operating due to age and wear/tear.	$ 2,765	$ 2,765	100.00
15	FM-0144309	Los Angeles	Norwalk Courthouse	19-AK1	1	Interior finishes - Replace 1- bottom left hand pivot assembly on east main exit doors. Pivot assembly was worn due to usage and door was not able to be properly secured when closing automatically.	$ 552	$ 469	85.03
16	FM-0144313	Riverside	Larson Justice Center	33-C1	1	HVAC - Remove failed, obsolete blower wheel in air handler unit #3 with new fan wall. The blower wheel was found scraping and vibrating within the system and unrepairable. The air handler unit supplies air to the 2nd and 3rd floor courtrooms and Judges chambers. Replacement of blower wheel with fan wall avoids full replacement of air handler. Work includes new conduit wire and motor overload panel. Failure to replace will leave the spaces without air in the 110+ degree heat.	$ 112,350	$ 112,350	100.00
17	FM-0144314	Los Angeles	Hollywood Courthouse	19-S1	1	HVAC - Replaced two pneumatic velocity controllers along with linked pneumatic connection lines, replace one pneumatic damper actuator, one pneumatic reversing relay and one pneumatic thermostat for the 2nd floor room 213 courtroom. The HVAC pneumatic components failed due to exceeding life expectancy, old and obsolete equipment, the courtroom temperature could not be adjusted causing extremely cold conditions inside the courtroom, which created an impact to courtroom operations.	$ 3,778	$ 3,441	91.09
18	FM-0144316	Los Angeles	Chatsworth Courthouse	19-AY1	1	Plumbing - Domestic Water - Replace 1ft of 1in copper pipe and (2) 1in copper 90-elbows for the heating hot water pipe in the attic-space. There was a crack along the connection point to the 90-elbow, caused by deterioration and corrosion at the soldered connection joint to the copper 90-elbow which dripped water down through the ceiling tile and into the 2nd floor District Attorney's office room 2700.	$ 666	$ 558	83.80
19	FM-0144319	Los Angeles	East Los Angeles Courthouse	19-V1	1	Elevators, escalators, & hoists - Replace (1) group controller for public elevators 1,2, & 3. Group controller controls the elevator call sequence. Failure is due to age (1989) & wear/tear, causing elevators to randomly stop on all floors.	$ 13,051	$ 10,143	77.72
20	FM-0144323	Los Angeles	Burbank Courthouse	19-G1	1	Electrical - Replace failed 12,000 AMP 600 VAC 3 pole main breaker that caused a power outage to the entire building causing the emergency generator to run. The main house board breaker was damaged by the utility short to ground and failed testing requiring the main breaker to be replaced.	$ 19,355	$ 17,567	90.76
21	FM-0144324	Los Angeles	Torrance Courthouse	19-C1	1	Plumbing - Domestic Water - Replace 10 feet of cracked 1 1/4 inch type L copper pipe, pro press ball valve, and pro press slip coupling. Replace (1) 2 ft x 4 ft fight fixture, replace (6) 12 in x 12 in ceiling tiles, install 20 sq ft of frame for drywall install, replace 20 sq ft of plaster wall, install 12 in x 12 in access panel, sand 40 sq ft of wall, paint 120 sq ft of wall, erect (2) containments, and conduct environmental testing due to work being completed in known ACM areas. The 1 1/4 copper hot water supply line cracked in the 1st floor wall of the Woman's employee restroom down to the Basement Lock-Up interview room.	$ 40,796	$ 34,734	85.14
22	FM-0144327	Los Angeles	Compton Courthouse	19-AG1	1	Plumbing - Sewer Line - Replace (10) LF of 2" cast iron pipe and associated fittings. Replace 200 SF of plaster and Six 2ftx2ft ceiling tiles. Environmental oversight, mold remediation and ACM remediation included. Cracked sewer drain line from drinking fountain on 11th floor, Dept H leaked down through the walls to the 10th floor Dept D.	$ 35,000	$ 23,146	66.13

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
23	FM-0144330	Los Angeles	Norwalk Courthouse	19-AK1	1	Interior finishes - Replace 4-1' x 1' ceiling tiles in 1st floor clerk's break room. Environmental oversight and remediation included due to known ACM area. Water leaked due to melted ice in unplugged refrigerator on 2nd floor and flowed down to clerk's break room.	$ 10,909	$ -	0.00
24	FM-0144331	Los Angeles	Malibu Courthouse	19-AS1	1	COUNTY MANAGED - HVAC - Remove and replace the compressor control board for Chiller#1. The A/C automatically shuts down frequently due to a bad oscillating control board. When the system shuts down, there is no chilled water or cooling for the Malibu Courthouse and Civic Center.	$ 2,080	$ 2,080	100.00
25	FM-0144332	Los Angeles	East Los Angeles Courthouse	19-V1	1	Plumbing - Domestic Water - Replace 1-1 1/2" elbow and approx. 10 ft of pipe insulation, 10- faucets and approx. 5 SQ FT of drywall. Erect 5x70 10 containment. Domestic cold loop elbow has a pin hole causing water to travel down the pipe affecting 2nd floor public lobby. While restoring water to building it was discovered that faucets we clogged with pipe settlement and need to be replaced.	$ 25,000	$ 19,430	77.72
26	FM-0144336	Los Angeles	Pomona Courthouse North	19-W2	1	Plumbing - Replace 2-1/2 HP submersible pumps, 2-3" copper isolation valves, 2-3" copper check valves, 4-float switches, and 1-control panel (including conduit and wiring to connect to power supply and wetwell cover). Sump pumps failed due to age, causing pit to fill and it would no longer drain.	$ 12,403	$ 11,938	96.25
27	FM-0144337	Los Angeles	Pomona Courthouse South	19-W1	1	Plumbing - Domestic Water - Replaced 1-1" copper valve, 3 LF of 1" copper pipe, and 2-1" 90 elbows in janitor's closet in 1st floor men's public restroom. 1" copper pipe had a pinhole leak occur due to age of pipe in janitor closet in 1st floor men's public restroom. Environmental oversight and remediation included.	$ 17,376	$ 15,836	91.14
28	FM-0144338	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Interior Finishes - Replace 5 sq ft of carpet tiles, replace (3) 24 in x 36 in ceiling tiles, erect (1) containment, sanitize 75 sq ft of hard surface, and conduct environmental testing due to work being completed in a known ACM area. Coffee machine water supply line failed causing water to leak from 6th floor kitchen to 5th floor room 5-305. Will seek reimbursement from cafeteria operator if they are responsible under the license.	$ 8,853	$ 8,853	100.00
29	FM-0144343	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Interior Finishes - Replace (4) 12x12-inch ceiling tiles, erected (1) containment, sanitize 250 sq. ft of hard surface conducted environmental testing, and performed all work in known ACM area. Public defender's 5-gallon water dispenser in the 19th floor breakroom leaked water down to the 18th floor Room 18-709 public defender s office. JCC will bill county for this expense.	$ 12,866	$ 8,851	68.79
30	FM-0144347	Los Angeles	Torrance Courthouse	19-C1	1	Grounds and Parking Lot - Replace door closer, mounting plate kit, ground loop detector sensor and clutch key operator for the Judge's gate. The secure entrance gates were stuck in the opening position creating a security issue.	$ 7,363	$ 7,363	100.00
31	FM-0144350	Los Angeles	Torrance Courthouse	19-C1	1	Interior Finishes - Apply 202 sq ft of epoxy top coat to the 1st floor, Woman's restroom and re-install catch-all above the Basement exhibit room. Water was found in catchall basement exhibit room. Restroom located above exhibit room isolated leaking came through the floor tile grout joints. All drain lines connecting to the main branch line were inspected. No additional water was identified on the wall, ceiling, or pipes. Epoxy is being applied to the restroom floor to prevent water from penetrating down to the exhibit room.	$ 16,000	$ 13,622	85.14
32	FM-0144355	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists - Replace overload dispatch board on Elevator #4, reset circuit boards to Elevators car 1, 2, 3, 4, and adjusted misaligned doors for Elevators 1, 2, 3, 4 on the Grand Street side. Elevators 1-4 stopped functioning on different floors due to tripped breakers on the 3rd floor generator room, and elevators not properly opening doors. This was prior to ongoing modernization efforts.	$ 1,025	$ 997	97.26
33	FM-0144356	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists - Replaced I/O board in the overlay controller on freight elevator #1 on Grand street side of building. Door lock circuit and micro switch on the door operator has failed causing Elevator #1 to stop functioning on the 1st floor. This was prior to ongoing modernization efforts.	$ 1,223	$ 1,189	97.26
34	FM-0144357	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists - Replace 125 AMP breaker and reset escalators #1, #2, & #3 on Grand street side. The escalators tripped the breaker and the escalators were found not operating. This was prior to ongoing modernization efforts .	$ 5,423	$ 5,274	97.26

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
35	FM-0144359	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing - Sewer Line - Replace 10 feet of 2-inch corroded cast iron pipe, (20) 2-inch no hub couplings, (42) 12x12 ceiling tiles, 6 sq. feet of carpet, erected (1) containment, (1) critical barrier, sanitize 360 sq. ft of hard surface, conducted environmental testing, and performed all work in known ACM area. 2-inch cast iron pipe in the ceiling is leaking affecting room 12-512 affecting room 12-510.	$ 29,531	$ 20,314	68.79
36	FM-0144360	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Sewer Line - Cleared 75' of 3" sewer line and 80' of 4" sewer line, extract approx. 100 gallons of category 3 (black) water and erect (5) critical barriers at 6th floor men's & women's public restroom, (2) 6th floor employee restrooms and 5th floor men's public restroom. Clean/sanitize approx. 1600 sq. ft. of hard surfaces, remediation and environmental oversight included for category 3 (black) water back up. Sewer line backed up causing water to overflow on in the 6th floor men's and women's public restroom and penetrating down to the 5th floor public restroom.	$ 48,289	$ 33,797	69.99
37	FM-0144363	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Hydronic Mechanical - Replace 5ft of 1" copper pipe and couplings. 1" copper hot water supply line leaked into A/C vent above ceiling, in the 2nd floor secured hallway and presiding judge office area. During remediation, mold was found in the hallway wall. Remove/replace 60 sq ft of drywall due to mold, replace 20 sq ft of carpet. Replace (3) 2ft x 2ft ceiling tiles. Installed (2) containments, sanitize 210 sq ft of hard surface and conducted conduct environmental testing.	$ 28,648	$ 20,051	69.99
38	FM-0144365	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing - Domestic Water - Replace (2) 3/4-inch water hammers, (2) 3/4-inch ball valves, (2) 3/4 inch fittings, install (1) 18x18 access door panel, extracted 100 gallons of water, sanitize 1030 sq. ft of hard surface, repaired 4 sq. ft of plaster, paint 2 coats of paint to 120 sq. ft of wall, erected (3) containments, conducted environmental oversight, and performed all work in a known ACM area. Water on 17th floor between the walls leaked down to the 15th floor, between Dept 133 and 134 holding cells.	$ 32,451	$ 22,323	68.79
39	FM-0144367	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing - Sewer Line - Replace 3 feet of 3-inch pipe, (2) couplings, (1) 3-inch hanger support, 70 sq. ft of carpet, erected (2) containments, (1) critical barrier, sanitize 640 square feet of hard surface, Category 3 environmental oversight and all repairs in known ACM area. Water leaked from a cracked 3-inch sewage line in the plenum space in 15th floor Department 125 and adjacent areas.	$ 29,305	$ 20,159	68.79
40	FM-0144370	Los Angeles	Metropolitan Courthouse	19-T1	1	Electrical - Replace controller and 20 AMP fuse on Generator. The generator was activating alarm displaying failure indicating low temperature pre-alarm status. ECU failure would render generator unable to start in an emergency.	$ 8,713	$ 8,237	94.54
41	FM-0144371	Los Angeles	East Los Angeles Courthouse	19-V1	1	Grounds and parking lot - Replace 2-cables for judges parking roll up gate. Cable snapped and the gate was stuck half way position.	$ 3,067	$ 3,067	100.00
42	FM-0144374	San Bernardino	San Bernardino Justice Center	36-R1	1	Elevators, escalators, & hoists - Remove machine for employee elevator 9 and take to shop for replacement of all bearings. When bearings are replaced, re-install machine. Elevator 9 failed, with no entrapments. (This would typically not be a P1, but was elevated to a P1 because of COVID-related social distancing required. There are only 2 staff elevators.)	$ 30,093	$ 30,093	100.00
43	FM-0144375	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Domestic Water - Replace (1) water supply line for drinking fountain, replace 20 LF of cove base in 4th floor public hallway and 40 LF of cove base in room 4005. Extract water from 120 SF of carpet in room 4005. Supply line failed due to age (1991) and water leaked from 4th drinking fountain in 4th floor secure hallway and traveled to room 4005. Remediation and environmental oversight included due to high moister levels.	$ 16,756	$ 11,728	69.99
44	FM-0144376	Los Angeles	Monrovia Training Center	19-N1	1	HVAC - Replace 1-2HP motor for compressor for pneumatic controls. Motor failed causing loss of pneumatics affecting temperature's throughout the building. Motor failed due to lack of Preventive Maintenance.	$ 3,345	$ 2,351	70.29
45	FM-0144381	San Bernardino	Barstow Courthouse	36-J1	1	Vandalism - Replace (1) 43 3/4" x 70 3/4" x 1/4" window on 1st floor east side of building. Window was found broken. Source is unknown.	$ 4,277	$ 3,333	77.93

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
46	FM-0144383	Los Angeles	Hollywood Courthouse	19-S1	1	Grounds and Parking Lot - Replace (1) rollup steel door, (1) motor operator, and safety edge system to the secure underground parking garage. The tension spring assembly inside the rollup door barrel broke causing the motor to over amp and fail, the door cannot be operated opened/closed or used with the override manual pull chain. Failure caused by age and wear/tear.	$ 20,000	$ 18,218	91.09
47	FM-0144385	Los Angeles	Airport Courthouse	19-AU1	1	Plumbing - Fixtures - Replace (1) defective toilet flush valve diaphragm, Perform environmental testing for category 3 water leak, erect (3) containments, extract 50 gallons of category 3 water, including #9 elevator shaft, bacterial testing and sanitization of 1,500 square feet of hard surface, restore 370 square feet of impacted flooring. Failed flush valve in the 7th floor employee restroom overflowed causing flood, Impacting the 7th floor employee restroom, secured hallway, Elevator #9 shaft, elevator lobby and foyer, room 729, and conference room. The secured hallway and elevator lobby were also impacted on the 6th floor.	$ 40,000	$ 30,868	77.17
48	FM-0144388	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Vandalism - Installed 40lf of 4in PVC piping as a temporary extension method to reach the cleanouts located inside the pipe-chase walls for the 1st floor holding cells 1 & 2. Ran 3/4in snake cable through 2 cleanouts, cleared obstruction and retrieved a shirt. Holding cells 1 & 2 floors were flooded with category-3 sewage wastewater due to an inmate shirt obstruction within the drainage pipe, it was unknown when the shirt was flushed, review of video surveillance inside the cells didn't show anything. Remediation, containment setup with drying equipment and environmental oversight of category-3 sewage wastewater included.	$ 12,696	$ 12,696	100.00
49	FM-0144389	Kern	Bakersfield Superior Court	15-A1	1	Interior finishes - Replace (2) 1 x 1 ceiling tiles in Court's basement IT office. Ceiling tiles mastic failed due to age and the tiles fell onto cubicle desk and carpet. Erect containment and install HEPA equipment in basement IT room. Remediation and environmental oversight included.	$ 8,707	$ 8,707	100.00
50	FM-0144390	San Diego	North County Regional Center - North	37-F2	1	HVAC - Replace blower motor for air handler 3. Blower motor failed due to age and wear, affecting ability to control temperatures.	$ 5,393	$ 5,393	100.00
51	FM-0144394	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Interior finishes - Replace (12) 1in x 1in ceiling tiles that fell in the 2nd floor cafeteria, 3rd floor public hallway and 4th floor public hallway. Ceiling tiles fell exposing attic-space. Tile is original & fell due to age (1967) in area known to contain ACM. Containment and air-scrubber filtration equipment setup, remediation and environmental oversight included. This SWO is from October 2019, the service provider took 11 months to process paperwork & covert the JO to an FM.	$ 8,339	$ 7,483	89.74
52	FM-0144398	Los Angeles	Compton Courthouse	19-AG1	1	Interior finishes - Replace (3) - 1' x 1' ceiling tiles in the 2nd floor secured hallway. Remediation and environmental oversight included in area known to contain ACM. The ceiling tile fell likely due to recent seismic activity.	$ 6,643	$ 4,393	66.13
53	FM-0144400	Kern	Ridgecrest-Main Facility	15-J1	1	Grounds and parking lot - Replace electric 1HP motor for east sally port gate of secure parking lot. Motor burned-out and stopped functioning due to wear/tear preventing the gate from operating affecting, court operations.	$ 2,700	$ 2,700	100.00
54	FM-0144401	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Domestic Water - Replace public drinking fountain on 3rd floor, fountain failed and leaked. Attempts to rectify leak using stock parts failed. All interior workings of the drinking fountain were severely calcified, and it was necessary to replace the drinking fountain. Replace 70 LF of wet/damaged base in 3rd floor public hallway and 8 LF in 2nd floor secure hallway. Extract water from 350 SF of carpet. 3rd floor drinking fountain outside of room 402 leaked into public hallway and into room 402 waiting area. Water traveled down to 2nd floor secure hallway. Remediation and environmental oversight included due to category 2 grey water. Incident occurred after-hours.	$ 26,954	$ 18,865	69.99

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
55	FM-0144402	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Plumbing - Domestic Water - Replace 10 feet of 2-inch copper pipe, (1) 2-inch ball valve, (1) 2-inch 90, and (1) 2-inch coupling, (6) 24x24-inch carpet tiles, erected (2) containments, sanitize 700 sq. ft of hard surface, conducted environmental testing, and completed all work in a known ACM area. Pinhole leak on a 2-inch copper pipe water supply leaked down to the 5th floor department 50. Full length of pipe replaced upon inspection around pinhole leak revealing corrosion and deterioration.	$ 19,754	$ 13,589	68.79
56	FM-0144404	Los Angeles	Glendale Courthouse	19-H1	1	HVAC - Replace the damper assembly which includes (1) cold deck assembly, (1) hot deck assembly, (1) return air damp assembly, (1) outside air damper assembly, (1) economizer damper assembly, and associated damper hardware for each assembly for Air Handler Units #1 & #3 to include crane mobilization. Air Handler Units #1 & #3 pneumatic dampers have failed causing condensing unit to trip in the off position. Failure impacted operations having no cooling to entire building.	$ 79,304	$ 71,802	90.54
57	FM-0144407	Los Angeles	Downey Courthouse	19-AM1	1	Elevators, Escalators, & Hoists - Replace damaged work generator relays on Judge's elevator #5 causing the elevator to stop functioning on the 3rd floor with the doors closed. Relays failed due to age.	$ 2,715	$ 2,715	100.00
58	FM-0144412	Los Angeles	San Fernando Courthouse	19-AC1	1	HVAC - SoCal Gas red tagged Boilers & shut off gas due to out of compliance vent stack. Six boilers share common vent with no fan to vent out fumes. Court is currently w/out domestic hot water and HVAC heat. Modify existing roof vent and install induced draft fan to meet code requirement. Install carbon monoxide sensor & alarm in boiler room, install control panel to run the controls for induced fan, install duct sensor to monitor fan. Scope includes plan review, permits & environmental oversight.	$ 74,500	$ 62,140	83.41
59	FM-0144415	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Interior finishes – Replace 3 feet of 2 inch irrigation supply line. Cracked 2-inch irrigation supply line found beneath concrete landscaping planter as the source of the leak. Excavation and exploration required to identify source. All water impacted areas require environmental oversite and remediation due to known ACM area. (1) containment on S-level room S-401 Men locker room, (1) containment on S-level Gym, and P-level hallway. Weekend, after-hours P1 reported by custodial services.	$ 75,000	$ 51,593	68.79
60	FM-0144423	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	19-AZ1	1	HVAC - Replace failed (1) 60 HP motor, bearings, and 5 belts for supply fan for air handler unit 3. Failed motor and bearings created smoke and set off alarm. Failed equipment affected temperatures on floors 1-4. Machined shaft to ensure it is straight. Balanced unit and returned to service. Bearings and motor failed, causing shaft to bend and put unit off balance. Failure due to lack of Preventive Maintenance.	$ 34,800	$ 25,581	73.51
61	FM-0144425	Los Angeles	East Los Angeles Courthouse	19-V1	1	HVAC - Replace (1) set of O-rings at motor, (1) bubbler tube, (1) motor cooling feed line, and (1) motor cooling nozzle on chiller 2. Chiller# 2 has leaks that are causing the safety switch to trip, preventing adequate cooling throughout the building. Evacuate (empty) chiller and vacuum test to detect leaks. Seal leaks at dual pressure relief on condenser and at variable frequency drive cooling lines. Parts failed due to absence of Building Automation System causing excessive run hours to the chiller.	$ 15,500	$ 12,047	77.72
62	FM-0144426	Los Angeles	Bellflower Courthouse	19-AL1	1	Plumbing - Sewer Line - Remove plastic debris from sewer drain line of 1st floor holding cells D & E. Sewer line was clogged due to debris from holding cells toilets, line was snaked approximately 15 feet. Erect critical barrier. Remediation and environmental oversight included due to category 3 (black) water intrusion included.	$ 8,194	$ 8,194	100.00
63	FM-0144431	San Diego	East County Regional Center	37-I1	1	Fire protection - Replace circuit board for emergency generator. Generator failed to shut off during Preventative Maintenance, due to failed circuit board.	$ 5,692	$ 3,854	67.71
64	FM-0144432	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Sewer Line - Replace 10LF of 2in cast iron drainpipe in the attic-space above room 1080, scaffolding setup due to vaulted attic-space over 15ft high and replaced (45) 1ft x 1ft ceiling tiles in room 1080. There was a crack along the drainpipe that leaked water into room 1080. Remediation, containment setup with drying equipment and environmental oversight for category-2 graywater included.	$ 19,325	$ 15,553	80.48
65	FM-0144434	Los Angeles	Compton Courthouse	19-AG1	1	Plumbing - Domestic Water - Replace (4) temperature control boards and (4) water cutoff control boards in domestic water boilers 7, 8, 9, &10. Boards failed, due to age and power fluctuations the impact was no hot water to the entire building.	$ 9,253	$ 6,119	66.13

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
66	FM-0144435	Los Angeles	Van Nuys Courthouse East	19-AX2	1	Plumbing - Domestic Water - Replace HVAC chemical water treatment station & apply epoxy coating to 100sq ft of concrete flooring in the penthouse chiller room. The chemical station fell off the wall due to the failure of the plastic drywall anchor inserts slipping out of the drywall, dislodging the water flow control valve hose flooding the chiller room floor, approximately 10 gallons of water leaked down through cracks in the concrete floor down into room 1062 on the 10th floor. Replace (14) 1ft x 1ft ceiling tiles in the 10th floor room 1062. Remediation, containment with drying equipment setup, and environmental oversight of category 2 graywater included.	$ 21,041	$ 16,934	80.48
67	FM-0144437	Los Angeles	Hollywood Courthouse	19-S1	1	Holding Cell - Replace (4) failed electro-mechanical detention assembly locks to the sliding gate locks for the holding cells 1-3 on the 1st floor & cell 1 on the 2nd floor. The holding cells could not lock electronically or manually, which was creating a security/safety issue for the sheriff's personnel & detainees inside the lockup holding area. SWO is from January and just recently converted to an FM.	$ 8,395	$ 8,395	100.00
68	FM-0144442	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Replaced 99 feet of 2-inch cast iron pipe, (23) 2-feet husky couplings, (4) 2-inch husky bands, (1) 2-inch 45, (1) 2-inch wye, (1) 2-inch 90, (2) combys, and (1) blind plug, (25) 24x24-inch ceiling tiles, cover (15) file cabinets in plastic utilizing scaffolding, erected (1) containment, building back 12 square feet of plaster wall, (2) wood panels, 100 square feet of VCT floor tiles, 40 linear ft of wood trim, conducted environmental testing, and completed all work in a known ACM area. Water leaked from corroded sewage line in the plenum space of the 1st floor room 112, and affecting 2nd floor, room 222.	$ 54,479	$ 52,986	97.26
69	FM-0144443	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Fixtures - Snake 50-linear feet on 2 inch riser to clear clog, replaced flushometer, 66 square feet of VCT floor tile, 36 linear feet of base board, erected (1) containment, (1) critical barrier, extracted 250 gallons of water, sanitize 1480 square feet of hard surface, conduct environmental testing, and performed all work a known ACM area. A leak due to a urinal stuck flush valve in the 1st floor Men's public restroom adjacent to Room 119 overflowed water affecting the secured hallway and public areas.	$ 35,432	$ 34,461	97.26
70	FM-0144445	Los Angeles	Santa Clarita Courthouse	19-AD1	1	County Managed - HVAC - Replace (1) oscillator board control for the chiller. Board is malfunctioned due to age causing chiller to shut-down and affecting cooling throughout the civic center.	$ 2,060	$ 2,060	100.00
71	FM-0144446	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Grounds and Parking Lot - Replace (2) slats and safety edge sensor for the incoming secured gate on the Spring Street side of the building. The gate was damaged by delivery vehicle and unable to be secured causing a safety situation. Seeking restitution.	$ 9,000	$ 6,191	68.79
72	FM-0144448	Los Angeles	Santa Clarita Courthouse	19-AD1	1	County Managed - HVAC - Replace (4) bearings and (2) seals for the HVAC system chilled water pump. Bearings and seals are worn out causing the chilled water pump to leak and affecting cooling throughout the civic center.	$ 1,802	$ 1,802	100.00
73	FM-0144449	San Diego	Central Courthouse	37-L1	1	Fire protection-Replace fire curtain snaps, bottom bar, and backup batteries for the fire curtain in the 2nd floor office, Room 0260. The curtain snaps and bottom bar were damaged by closing curtain on signage that was positioned on the deck. The fire curtain was dropped by a court user.	$ 4,855	$ 4,855	100.00
74	FM-0144450	San Diego	North County Regional Center - North	37-F2	1	Interior finishes - Install drying equipment and erect containment in Family Law Facilitator office due to roof leak. Remediation and environmental oversight included. At court request, containment removed without roof issues being fixed. The source of the leak has been discovered to be a failed roof drain that was not in scope during the roof replacement. Replacement of the drain will occur with specialized vendor to maintain roof warranty.	$ 3,087	$ 3,087	100.00
75	FM-0144452	Los Angeles	Burbank Courthouse	19-G1	1	Exterior Shell - Remove and re-apply approximately 300 sq. ft. of epoxy to expansion joints on concrete and 60 ft. rod expansion joint filler at cracks on concrete cracks. Rainwater penetrated and leaked into the building basement at secure corridor affecting access to file rooms. Remediation and environmental oversight included due to known ACM area and high moisture levels. (SWO is from December 2019 and was just converted from a JO to an FM.)	$ 35,246	$ 31,989	90.76

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
76	FM-0144458	Los Angeles	Burbank Courthouse	19-G1	1	HVAC - Replace (1) 1 inch regulator to chiller line, (1) 1" pro press MIP, (1) 3/4 inch pro press coupling, (1) sight glass, (1) relief valve, (1) filter core, (1) 3/4 inch fitting 2 inches long, and (1) 3/4 inch tee. The chilled water pressure was too high causing the chiller to shut down and the compressor to ice up.	$ 10,864	$ 9,860	90.76
77	FM-0144459	Los Angeles	Pasadena Courthouse	19-J1	1	Plumbing - Fixture - Replaced 1 flush valve in 2nd floor women's public restroom. Replaced 5 - 2' x 2' ceiling tiles in 1st floor lobby, 10 - 2' x 2' ceiling tiles in 1st floor public hallway, 3 - 2' x 2' ceiling tiles in 1st floor DA office, and 90 SF of carpet in DA office. Extracted grey water from basement storage room B-1. Remediation and environmental oversight included for procedure 5 leak. During regular hours, automatic flush valve in 2nd floor women's restroom was stuck in the open position causing 50 gallons of water to flood multiple areas.	$ 75,444	$ 52,321	69.35
78	FM-0144461	Los Angeles	Airport Courthouse	19-AU1	1	Plumbing - Domestic Water - Replace 1-failed recirculating pump for water heater located in basement. The water pump that supplies hot water to the kitchen failed and was leaking; Approx. 1 gallon of water was diverted to the floor drain. Pump is original to the building and past its life expectancy.	$ 387	$ 299	77.17
79	FM-0144462	Los Angeles	Airport Courthouse	19-AU1	1	HVAC - Replace (1) pump motor, (1) circuit breaker, (3) heater coils (1) mag starter, overloads and auxiliary contacts; aligned pump motor. Chiller #1, chilled water pump #3 is not functioning properly, affecting the comfort cooling in the building. Equipment failed due to age.	$ 6,442	$ 4,971	77.17
80	FM-0144463	Los Angeles	Inglewood Courthouse	19-F1	1	Plumbing - Fixtures - Replace (2) corroded concealed flush valves, (2) corroded 1 1/4 inch tail pieces, (2) 1 1/4 inch risers, erect (1) containment, sanitize 200 sq ft of hard surface, and perform environmental testing per Category 3 protocols. Water leaked from the corroded plumbing in the pipe chase to the 3rd floor lock-up affecting the toilets in the 3rd and 4th holding cell.	$ 8,661	$ 8,661	100.00
81	FM-0144464	Los Angeles	Airport Courthouse	19-AU1	1	Vandalism - Replace 2 broken panic exit devices for the glass exterior doors to the cafeteria, repair damaged door handle. Doors were forced opened in the early morning prior to the court opening, causing the concealed vertical rod exit devices inside the doors to break.	$ 3,811	$ 2,941	77.17
82	FM-0144466	Los Angeles	Pasadena Courthouse	19-J1	1	Plumbing - Sewer Line - Replaced 40 square feet of carpet in Department M chambers. Snaked cleanout in private restroom in Department M and retrieved wipes and rubber gloves. Remediation and environmental oversight for 20 gallons of sewage water extraction. Main sewage line backed up into Department M private restroom, west wing men's jury restroom and west wing men's employee restroom, due to wipes and gloves found in the line. The court has been informed of the wipes and gloves in priority 1 updates.	$ 28,914	$ 20,052	69.35
83	FM-0144467	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace motor, bearings, pulley, belts, and variable frequency drive for air handler unit 6. Motor, bearings, and variable frequency drive were 40 plus years old and original to building. Failure caused loss of temperature control for the 6th floor.	$ 12,531	$ 8,287	66.13
84	FM-0144469	Los Angeles	Pasadena Courthouse	19-J1	1	Plumbing - Domestic Water - Replace 3-LF of 3/4" copper pipe, 1-3/4" valve, and associated fittings above 5th floor stairwell #1. Erect scaffold in 5th and 4th floor stairwells and install water diverters, and drying equipment. Sand and paint 100 SF of walls in 5th floor stairwell, 150 SF in 4th floor stairwell, and 80 SF in 3rd floor stairwell. Remediation and environmental oversight included for category 2 water intrusion. 3/4" copper valve above 5th floor stairwell failed due to age, causing water intrusion into 5th, 4th, and 3rd floor stairwells. Stairwell is 6 stories and scaffolding was needed to complete the work.	$ 76,380	$ 52,970	69.35
85	FM-0144470	Los Angeles	Pomona Courthouse South	19-W1	1	HVAC - Replace 2-bearings, 1-shaft assembly, and 3-belts for air handler unit 3. Bearings failed due to age, causing the shaft to bend on air handler 3, affecting temperatures on the 3rd floor.	$ 4,571	$ 4,166	91.14
86	FM-0144471	Los Angeles	Whittier Courthouse	19-AO1	1	Interior finishes - Replace 38-1' x 1' ceiling tiles in department 301 (Court exclusive). Remediation and environmental oversight included in area known to contain ACM. Due to normal building movement and age, ceiling tiles fell in 3rd floor department 301.	$ 7,849	$ 7,849	100.00
87	FM-0144472	Los Angeles	Hollywood Courthouse	19-S1	1	Vandalism - Replaced 3ft x 7ft of bronze tinted tempered door glass, repair door push panic hardware and door closer assembly. The main front entrance door had to be temporary boarded up afterhours and have the glass replaced due to it being kicked and broken by an unknown bystander.	$ 2,767	$ 2,520	91.09

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
88	FM-0144473	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Elevators, escalators, & hoists - Replace (4) logic boards, (1) logic board rack, (4) brake & leveling relays and reprogram brake & leveling relay sequencing for staff elevator #5. The elevator became non-operational due to failed logic boards and relays to the control system for the leveling and brake systems.	$ 35,000	$ 28,168	80.48
89	FM-0144475	Los Angeles	Whittier Courthouse	19-AO1	1	Plumbing - Sewer Line - Replace 10 LF of 4" cast iron pipe and associated fittings above 1st floor clerk's office. Replace 215 SF of tile and carpet and 51-1' x 1' ceiling tiles in 1st floor clerk's office. Remediation and environmental oversight included for category 3 leak. 4" waste line from 3rd and 2nd floor restrooms cracked due to age and leaked into 1st floor clerk's office. Damaged carpet was hindering court operations and posing trip hazards in heavy staff traffic area.	$ 52,748	$ 45,590	86.43
90	FM-0144486	Santa Clara	Downtown Superior Court	43-B1	1	Vandalism - Emergency response, secure building main door glass panel, replace approximately 32” X 82” door-lite panel with clear laminated tempered glass, including green mylar film to match existing, insure area secure during installation. Unidentified person threw glass bottle and broke door glass panel, causing safety/security issues at main entrance.	$ 5,889	$ 5,889	100.00
91	FM-0144488	Los Angeles	Hollywood Courthouse	19-S1	1	HVAC - Replace (1) pneumatic actuator assembly, (1) pneumatic velocity controller, and (3) pneumatic reversing relays associated with controlling the air supply velocity to the HVAC for the 2nd floor Air Handler Unit. The outdated pneumatic equipment failed causing the system to create extreme heating conditions affecting court operations to Dept. 203 Courtroom, Judges Chambers and Alternate Public Defenders Office on the 2nd Floor, the AHU could not supply adequate cooling to any of the areas.	$ 8,000	$ 7,287	91.09
92	FM-0144489	Tehama	Tehama County Courthouse	52-E1	1	HVAC - Replace failed control card. Open and adjust VAV's throughout building after replacement of card to provide adequate control for cooling.	$ 8,216	$ 8,216	100.00
93	FM-0144491	San Diego	North County Regional Center - North	37-F2	1	Interior finishes - Replace baffle, associated fittings, and insulation for hot water above breakroom. Replace 5-2' x 4' ceiling tiles in breakroom. Remediation and environmental oversight for category 2 water intrusion included. Baffle for hot water lines leaked due to age, causing ceiling tile to fall in breakroom.	$ 11,416	$ 11,416	100.00
94	FM-0144498	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Replace 6 feet of cracked 4-inch cast iron pipe, (20) -Inch husky bands, (2) 4-inch 90s, 5 feet of 2-inch cracked pipe, (1) 4x2-inch comby, and (1) 2-inch 90, cleared stoppage in main line, build back 5-sq ft of drywall, install 18x18-inch access door panel, erected (5) critical barriers, sanitize 930 square feet of hard surface, removal of 220 sq. ft of carpet, conduct environmental testing, and performed all work in a known area. Toilet in the 3rd floor room 316 restroom overflowed water affecting areas on the 2nd and 3rd floors.	$ 53,753	$ 52,280	97.26
95	FM-0144499	Los Angeles	Santa Monica Courthouse	19-AP1	1	Plumbing - Sewer Line - Replace (1) 1 horse power sump pump, (2) floats, (2) float rack, (1) lid, (1) control panel with alarm system, (1) 3 inch gate valve, 20 feet of 3 inch pipe, and (13) no hub bands. Snake main waste line to clear blockage, extract 600 gallons of water from sump basin, erect (1) containment, sanitize 1600 square feet of hard service in the basement mechanical room, and power wash / sanitize 1600 square feet of concrete walkway on North side of the building. The main sewage line was blocked by excessive paper products causing 200 gallons of sewage to backup impacting the basement mechanical room and exterior sidewalk. Pumps failed due to age, and burned out the original control panel.	$ 64,351	$ 50,509	78.49
96	FM-0144500	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Plumbing - Mechanical Leak - Replace 20ft of 10in black iron pipe for the cooling towers equalizing line, replace 10ft of cracked 4in cast iron pipe, (1) 4in cast iron bend & (3) 4in heavy duty coupling bands for floor drain. Replace (23) 1ft x 1ft ceiling tiles, (2) 2ft x 2ft ceiling tiles & sanitize 900sq ft of hard surface. An obstruction within the Cooling Tower lining due to excessive scaling caused the cooling tower basin water to overflow onto roof. Roof leaked down into the 10th floor room 1051. Containment with drying equipment setup, environmental testing & oversight to mitigate category 2 greywater leak. Leakage maybe due to structural supports/framing of the cooling tower, may or may not be roofing contractor.	$ 58,644	$ 47,197	80.48

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
97	FM-0144501	Los Angeles	Pasadena Courthouse	19-J1	1	HVAC - Replace (1) trigger board, (2) logic boards, and (2) power module kits on Chiller #1. A rental chiller was used for one week to provide cooling for the building. Chiller #1 was damaged due to a suspected electricity surge on August 14, 2020 due to a heatwave and Southern California Edison's planned rolling blackouts leaving the courthouse without comfort cooling.	$ 115,450	$ 80,065	69.35
98	FM-0144502	Los Angeles	Santa Monica Courthouse	19-AP1	1	Plumbing - Replace 4 feet of 4 inch cracked unground transite domestic water supply pipe and replace with 4 feet of 4 inch C900 pipe and (2) 4 inch couplings. Demo and replace 1 cubic yard of concrete slab, remove and backfill approximately 12 cubic yards of dirt from 2 trenches, sanitize 1500 square feet of hard surface on the north side exterior. Erect (2) containments, and conduct environmental testing due to usage of the banned transite ACM pipe. The underground 4 inch domestic pipe was cracked and leaking water to the north side exterior and down to the basement mechanical room. Domestic supply line was original construction and failed due to ground movement and age.	$ 42,091	$ 33,037	78.49
99	FM-0144505	Los Angeles	Airport Courthouse	19-AU1	1	Elevators, Escalators, & Hoists - Replaced failed motor contactor for Elevator #8, adjusted and tested. Elevator was not hitting the door open limit switch due to failed elevator motor contactor.	$ 1,501	$ 1,158	77.17
100	FM-0144506	Los Angeles	Airport Courthouse	19-AU1	1	Elevators, Escalators, & Hoists - Replaced failed control board. Judge's elevator #6 down on the 1st floor, doors closed and not responding to call button. Control board failed to age. No entrapment.	$ 6,633	$ 6,633	100.00
101	FM-0144507	Los Angeles	Airport Courthouse	19-AU1	1	Elevators, Escalators, & Hoists - Replace motor contactors and auxiliary starter contacts. Staff Elevator #8 not responding due to failed motor contactors and auxiliary starter contacts. No entrapments.	$ 2,637	$ 2,035	77.17
102	FM-0144510	Los Angeles	Hollywood Courthouse	19-S1	1	Interior Finishes - Replace 40sq ft of floor tile, remove/replace & paint 80sq ft of drywall, replace 10lf of 4in rubber cove base, install 9lf of additional rainwater gutter downspout. Rainwater seeped through the exterior planter wall in the front of the building into the adjacent Sheriffs breakroom adjacent to weapons screening due to the existing rainwater downspout draining into the planter. There was mold growth within the cavity of the wall from past rainwater leaks & floor tiles were lifting. Additional downspout was added to the existing downspout to redirect rainwater out of the planter & into the parking lot. Containment with drying equipment setup, environmental remediation, testing & oversight for category 2 greywater & mold included. SWO is from April and just recently converted to an FM.	$ 29,670	$ 27,026	91.09
103	FM-0144514	Los Angeles	Norwalk Courthouse	19-AK1	1	Interior finishes - Replace (1) 1' x 1' ceiling tile in the 3rd floor secure hallway outside of department F chambers. Ceiling tile fell due age (original to build, 1965). Work completed in known ACM environment.	$ 9,749	$ 8,290	85.03
104	FM-0144516	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Security - Replace (6) rollup door steel slats for the eastside entrance to the sheriff's custody sally port bus bay. The steel slats were bent and the door came off its guiderail track due to the sheriff's deputy in the main control room closing the bay door too soon causing the door to close on top of the sheriff's transportation bus as it was still in motion entering the sally port. Seeking restitution from the county.	$ 4,000	$ 4,000	100.00
105	FM-0144517	Riverside	Indio Juvenile Court	33-C3	1	Fire Protection - Fire Panel - Install dialer, airing, and fire alarm components to achieve monitoring of the existing fire sprinkler system and ensure the existing waterflow switch and tamper switch properly report in the event of alarm and trouble condition. The vacant courthouse fire panel has failed and is currently unable to communicate with monitoring service. Priority 1 required due to adjacent Juvenile Hall building. The work scope is approved by the SFM and will save $32k in lieu of replacement of the panel. System inspected by State Fire Marshal.	$ 4,540	$ 4,540	100.00
106	FM-0144518	San Bernardino	San Bernardino Courthouse - Annex	36-A2	1	Vandalism - Replace (2) 42" x 82" windows on the 1st floor supervisor's office, facing the sheriff's parking area. Includes emergency response to board up windows for safety and security reasons until new glass could be installed. Windows were broken by thrown rocks.	$ 5,383	$ 5,148	95.64

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
107	FM-0144519	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Plumbing - Sewer Line - Replaced (13) 1ft x 1ft ceiling tiles in 1st floor sheriff's office & adjacent public hallway, snake & cleared unknown obstruction in the floor drain on the 2nd floor HVAC mechanical room. Floor drain on 2nd floor in the HVAC mechanical room was clogged with an obstruction causing condensation water to overflow down through the concrete floor penetration to the 1st floor sheriff's office & adjacent public hallway. Remediation due to known environmental issues within the attic-space, containment with drying equipment setup & environmental oversight included for category 2 greywater intrusion.	$ 23,362	$ 20,965	89.74
108	FM-0144525	Los Angeles	Chatsworth Courthouse	19-AY1	1	HVAC - Replace (1) 240v 3-pole fused outdoor enclosure disconnect switch & (3) 100amp fuses for condenser water pump #2. Remove fill-media/baffle-material obstruction from the strainers for condenser water pumps 1 & 2. The internal components to the disconnect switch failed/broke causing the fuses to fail to the condenser pumps. An obstruction to the condenser pumps created a restriction to the chilled water & caused a chiller failure affecting the comfort cooling for the entire building.	$ 6,165	$ 5,166	83.80
109	FM-0144531	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Fire Protection - Replace (2) failed fire releasing device controllers to the insulated fire rated accordion doors on the 2nd & 3rd floors. The fire doors were non-operational due to the failed devices, creating a Fire Life Safety issue.	$ 30,000	$ 24,144	80.48
110	FM-0144532	Ventura	East County Courthouse	56-B1	1	Plumbing – Mechanical Systems - Replace Bearings and seals for Pump #1 associated with the hot water loop system connected to Boiler #2. The seals on the pump were leaking chemical affecting water treatment levels to below required chemical parameters.	$ 26,000	$ 16,055	61.75
111	FM-0144533	Tulare	South County Justice Center	54-I1	1	HVAC - Reclaim refrigerant 134A in building chiller, remove and replace leaking check valves in both circuits, pressure test with nitrogen, evacuate system, recharge with new R134-A and restore chiller operation - Chiller is leaking oil, threatening loss of compressor.	$ 9,674	$ 9,674	100.00
112	FM-0144535	Los Angeles	Van Nuys Courthouse West	19-AX2	1	HVAC - Replaced (1) 1-1/2in x 8ft liquid tight flexible nonmetallic conduit, replaced (4) Insulated Polaris wire lug connectors, replaced (3) 80amp fuses and replaced 45ft of 4-gauge electrical wire. Cooling tower #1 shut down due to ground fault/short circuit from the cooling tower motor wiring, due to excessive corrosion caused by water penetration into the junction box wiring to the motor.	$ 8,000	$ 6,438	80.48
113	FM-0144536	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	Electrical - Replace burned out relay on generator. When generators are engaged the relay to the cooling system is not activating consistently causing the generator to overheat and shut down.	$ 5,810	$ 3,997	68.79
114	FM-0144537	Los Angeles	Pasadena Courthouse	19-J1	1	Interior finishes - Replaced leaky domestic hose bib in 5th floor lock up. Replaced 60 square feet of carpet, 30 linear feet of cove base, and 10 - 2' x 2' ceiling tiles in room 415 due to water damage. Remediation and environmental oversight included for grey water leak. Water supply hose bib leaked in 5th floor lock up due to age.	$ 27,286	$ 27,286	100.00
115	FM-0144538	Los Angeles	Stanley Mosk Courthouse	19-K1	1	HVAC - Replace 30 AMP breaker, re-wire to indoor blower motor to compressor #1, and compressor #2. The wiring for compressor #1 and #2 were damaged due to overheating cause by tripped breaker.	$ 4,925	$ 4,790	97.26
116	FM-0144539	Los Angeles	Whittier Courthouse	19-AO1	1	Plumbing - Sewer Line - Snaked 35 LF of plumbing drain line in basement boiler room to remove roots. Critical door barrier 20 x 20 containment and environmental surface swab sample oversight included for category 3 water intrusion. Tree roots in pipe from basement boiler room floor drain caused back up into boiler room. Service provider investigated to remove suspected tree/bush causing issue as a separate P2.	$ 9,482	$ 8,195	86.43
117	FM-0144541	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Mechanical Systems - Replace 4x26 wood frame, (3) 3x8 feet wood panels, in Courtroom, erected (2) containments, sanitized 1784 square feet of hard surface, conducted environmental oversight, and performed all work in known ACM area. The heat exchanger leaked from the 8th floor mechanical room down to the 7th floor, Department 94 courtroom due to overflow switch stuck open in open position.	$ 25,006	$ 24,321	97.26

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
118	FM-0144542	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Replace 40-ft of cracked 2-inch cast iron pipe, (14) couplings, (2) 90 sweeps, (2) 1/4 bends, (4) ceiling tiles, erected (1) containment, install (1) water diverter, sanitize 110 square feet of hard surface, conducted environmental, and performed all work in a known ACM area. Sewer line cracked above the 4th floor within main hallway plenum impacting multiple common space areas on the 4th floor.	$ 14,247	$ 13,857	97.26
119	FM-0144543	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Interior Finishes - Replaced failed solenoid locking mechanism on main entrance doors. Failed solenoid prevented doors from locking, or closing properly posing a security issue to facility.	$ 2,311	$ 2,248	97.26
120	FM-0144550	Los Angeles	Burbank Courthouse	19-G1	1	HVAC - Replace (2) isolation valves on the condenser inlet and outlet for chiller #1, replace (2) isolation valves on the chilled water pump, replace pot feeder on hot water loop due to corrosion, acid wash tubes, and replace the bearings to the cooling tower shaft and install a new control transformer on the chiller. Chiller #1 is down with high head pressure.	$ 20,000	$ 18,152	90.76
121	FM-0144551	Santa Clara	Palo Alto Courthouse	43-D1	1	Elevator - Replace (1) failed/obsolete Elevator motor starting contactor, provide/install (1) new solid-state elevator motor starter with current limiter, new starter will upgrade current system to provide protection from overload, reverse phase and loss of phase. Start contactor failed causing elevator to go offline (no entrapment).	$ 8,067	$ 5,327	66.04
122	FM-0144553	Santa Clara	Historic Courthouse	43-B2	1	Vandalism - Exterior Finishes - Remove graffiti at (2) locations, re-paint approximately 24 feet X 6 feet area, pressure wash and apply graffiti removal to approximately 15 feet of concrete stairs, pressure wash and apply graffiti removal to approximately 15 feet of graffiti writing on marble planter area. - Site vandalized, working with courts on possible restitution.	$ 4,527	$ 4,527	100.00
123	FM-0144554	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	HVAC - Air Quality - Local Fires - Deploy 12 air scrubbers. Air quality affected by near-by Bobcat fire; active fire in 09/2020. Approx. (15) days use.	$ 42,878	$ 42,878	100.00
124	FM-0144555	San Diego	Hall of Justice	37-A2	1	Plumbing - Fixture Leak - Replace failed angle stop, 100 square feet of drywall, 90 square feet of carpet, remove 100 square feet of insulation and sanitize all affected hard surfaces. Remediation and environmental oversight included. Angle stop in the woman's restroom failed flooding water which affected both restrooms, the staff kitchen, hallway, and down to the 1st level parking garage.	$ 85,041	$ 34,220	40.24
125	FM-0144559	Los Angeles	Pomona Courthouse South	19-W1	1	HVAC - Replaced 4-filters, 3-filter regulators, 3-ball valves, 3-check valves for pneumatic controls compressor, and 20-thermostats on the 1st floor. Check valves failed due to age of the compressor which in turn damaged the 1st floor thermostats and described components. Damaged components are affecting temperatures throughout the courthouse.	$ 10,860	$ 9,898	91.14
126	FM-0144560	Los Angeles	Alhambra Courthouse	19-I1	1	Plumbing - Sewer Line - Replaced (1) 1.5 horse power sewage submersible pump, (1) fiberglass basin cover with 18" pump access plate and 10" inspection plate including 2" no-hub cast iron pipe/fittings to connect to the existing waste vent, control panel, (3) float switches, and (1) float anchor. A rental pump and accessories were used until the new pump was delivered. The motor assembly and bearing failed due to age, causing the sewage to rise. The existing pump is obsolete and original to the building.	$ 17,320	$ 14,895	86.00
127	FM-0144565	Contra Costa	Wakefield Taylor Courthouse	07-A2	1	HVAC - Replace one (1) full bank of chilled water coils, associated piping, and controls for electronic damper actuator. Includes replacement of (2) 6" main isolation valves, eight (8) coil insulation valves, and (1) 8" three-way control valve and actuator. Includes ACM removal of 70 sq ft of coil end covers and support brackets which contain ACM and lead-containing paint. Crane required as equipment is located on the roof of 4-story historic building. One coil is rusted through and leaking and the rest in the bank are severely deteriorated and are at high risk of imminent failure. Loss of this bank of cooling coils will not allow cooling of the building, disrupting court operations.	$ 285,677	$ 285,677	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
128	FM-0144566	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists- Replace failed timing relays inside the auxiliary panel, verified and adjusted ring-on-a-string for public elevator #1. Replace failed overload and capacitor on freight elevator#2 on Grand street side. Public Elevator #1 stuck on the 1st floor with doors closed due to failed timing relays; no entrapments and Freight Elevator #2 stuck on the 1st floor with doors closed due to a failed overload and capacitor; no entrapments. This was prior to ongoing modernization efforts. SWO only recently converted from JO to FM.	$ 6,326	$ 6,153	97.26
129	FM-0144567	Los Angeles	Downey Courthouse	19-AM1	1	HVAC - Replaced (1) fan assembly, (1) fan shaft kit, (1) drive sheave, and (1) contact kit to Cooling Tower #1. The bearings, shaft, pulleys, mag starter, and blades failed due to age which caused loud noises and would not allow the unit to start up when reset.	$ 22,470	$ 18,807	83.70
130	FM-0144569	Los Angeles	Santa Monica Courthouse	19-AP1	1	HVAC - Evacuate chiller #1 refrigerant, replace (4) O-rings. After O ring replacement perform chiller leak check. Recharge chiller#1 with 200 LBS of refrigerant and perform startup and testing. Chiller #1 was tripping offline on high head pressure fault.	$ 25,000	$ 19,623	78.49
131	FM-0144571	Los Angeles	Santa Monica Courthouse	19-AP1	1	HVAC - Boiler #2 - isolated and drained hot loop. Cut, plugged and performed weld repair of tube bundle to eliminate pinhole leaks in tube bundle. Restored water supply, pressurized system and performed startup and testing of boiler operation. Boiler #2 leaking internally due to leaking tube bundle.	$ 3,000	$ 2,355	78.49
132	FM-0144572	Los Angeles	Airport Courthouse	19-AU1	1	Elevators, Escalators, & Hoists - Replace failed brake coil. Staff Elevator #8 is jerking and dropping due to failed brake coil. Staff reported two brief entrapments one between the 3rd and 2nd floor and one from 1st floor to 3rd floor.	$ 6,552	$ 5,056	77.17
133	FM-0144573	Los Angeles	Parking Structure Lot 94 Airport Courthouse	19-AU2	1	Elevators, Escalators, & Hoists - Replace the failed valve and perform a full load safety test for Elevator #11. Hydraulic valve failed causing elevator to shut down; Employee Elevator #11 stuck on the 1st floor, not responding, doors closed; one entrapment. (There is only 1 employee elevator in the parking structure.)	$ 14,301	$ 11,036	77.17
134	FM-0144574	Los Angeles	Inglewood Juvenile Court	19-E1	1	HVAC - Replaced main logic board and configured settings. Replaced (1) 1HP condenser fan motor and blade, replaced (2) defective chilled water thermometers and replaced (2) defective chilled water pressure gauges. Performed start up and testing. Chiller #1 not running and affecting the comfort cooling of the building. (3) Spot coolers delivered to the site and setup in the following locations. (1) Clerks office, (1) Dept. 240 & (1) Sheriff Office. AC units remain in place until Chiller #1 up and running as designed.	$ 6,500	$ 5,251	80.78
135	FM-0144580	Los Angeles	Bellflower Courthouse	19-AL1	1	Plumbing - Sewer Leak - Replace 20 LF of 4" cast iron pipe and associated fittings for cracked waste line in the 1st floor chiller room. Pipe deteriorated due to wear/tear and age (1989). Sewer line above chiller #1 cracked, leaking approximately 5 gallons onto chiller room floor. Remediation and environmental oversight included for category 3 (Black) water intrusion.	$ 11,864	$ 9,247	77.94
136	FM-0144581	Los Angeles	Santa Monica Court Annex	19-AP3	1	HVAC - Replace (1) failed main control board, (1) drive, (1) driven pulley and (1) belt. Performed calibration, startup, and testing. AC unit #1 was not responding to command, impacting comfort cooling in Dept. 1. Replaced AC parts were original to the building and failed due to age.	$ 6,000	$ 4,709	78.49
137	FM-0144582	Los Angeles	Santa Monica Courthouse	19-AP1	1	Plumbing - Domestic Water - Replace (2) defective 1" gate valves with (2) full port 1" ball valves and install (1) 1"check valve on the recirculating line near pump at North basement mechanical room. Misaligned hot water recirculating pump that feeds the south side of the building was removed, realigned, reinstalled and tested to verify normal operation. Due to failed valve, there was no hot water supply to the Judge's Chamber restrooms on all three floors.	$ 6,000	$ 4,709	78.49
138	FM-0144583	Los Angeles	Santa Monica Courthouse	19-AP1	1	Plumbing - Sewer Line - Main line obstruction causing sewage backup on exterior north side of the facility, approximately 400sq ft of concrete walkway affected. Performed hydro jetting of 150ft of sewer line to clear hard obstruction. Cleaned and disinfected approximately 410sq ft of concrete walkway. Conduct environmental testing. Exterior, North West side of building - main line blockage, approx. 20 gallons of sewage surfacing up to the walkway.	$ 20,000	$ 15,698	78.49

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
139	FM-0144584	Los Angeles	Airport Courthouse	19-AU1	1	Plumbing - HVAC supply - Replaced failed 2 1/2" cooling tower backflow prevention device. Restored water and pressurized system. Isolation valve and back flow unit failed affecting the water supply to the cooling tower.	$ 12,000	$ 9,260	77.17
140	FM-0144586	Los Angeles	Santa Monica Courthouse	19-AP1	1	Plumbing - Domestic Water - Replace (1) B&G bearing assembly, (2) couplings and (1) insert for the domestic hot water circulation pump. Installed pump/motor assembly, restore water supply and refill system. Failed hot water circulation pump caused no hot water in men and women's public/employee restrooms, chambers and jury deliberation rooms. Failed pump was original to building construction and past useful life expectancy.	$ 3,500	$ 2,747	78.49
141	FM-0144587	Los Angeles	Santa Monica Courthouse	19-AP1	1	Security - Install (1) custom capture U bracket, replace (1) damaged belt, adjust chain slack, lube chain and gears, and adjust open and close limit switches for Judge's parking gate. Judge's parking gate is open, this is a security issue. The gate, when closing, is hitting the end post hard enough to cause the gate to bump off track, also intermittently the gate operator goes in reverse and holds open until another command is given.	$ 2,500	$ 2,500	100.00
142	FM-0144588	Los Angeles	Inglewood Courthouse	19-F1	1	Plumbing - Sewer Line - Replace 20ft of 2in cast iron drainpipe, (2) 2" medium sweeps, (5) 2" no hub bands and (2) 1/4" angle stops. Replace (50) 1ft x 1ft ceiling tiles, sanitize and clean 2sq ft of wet carpet, disinfect hard surface 510 sq.ft. Set up containment 5ft x 5ft x 10ft then extend containment to 7ft x 10ft x 10ft to allow for set up of scaffolding for access to attic space to complete pipe repairs. Environmental testing. Leaking 2" cracked cast iron drain line in 6th floor judge's lounge leaked down to 5th floor dept. 2 chambers.	$ 31,000	$ 23,114	74.56
143	FM-0144589	Los Angeles	West Parking Structure	19-F3	1	Grounds and Parking Lot - Replace failed vehicle ground loop detector at the employee garage gate exit. Saw cut 4ft x 2ft section of concrete to allow insertion of loop wiring, connect loop wiring to motor operator. Employee parking lot vehicle exit loop failed due to short in the loop detector leads/loop wire embedded in the concrete.	$ 4,500	$ 3,355	74.56
144	FM-0144590	Los Angeles	Airport Courthouse	19-AU1	1	HVAC - Hydronic Mechanical Pipe - Replace (1) 3 way valve and (1) coil union on VAV box 4-9, remove and replace 7 square feet of drywall, erect (1) containment and (1) critical barrier, sand and restore 120 square feet of 4th floor secure hallway, sanitize 240 square feet of hard surface, and conduct environmental testing. The leaking 3 way valve in the 4th floor attic space for VAV box 4-9 affected the 4th floor secure hallway.	$ 20,145	$ 15,546	77.17
145	FM-0144592	Los Angeles	El Monte Courthouse	19-O1	1	HVAC - Chiller #2: Replaced (1) failed potentiometer due to failed sensor, rebuilt condenser water pump, replaced motor - bearings bad due to age/use of cycles and failed seal causing water to flood room in basement mechanical room. Cooling Tower #1, replaced (2) failed fan motor bearings due to cycles and use. Replaced all spray nozzles due to debris clogging the nozzles which caused 35% reduction in spray on cooling tower #1 and #2. Entire building is becoming hot throughout due to failed equipment.	$ 36,000	$ 20,923	58.12
146	FM-0144594	Los Angeles	Pomona Courthouse North	19-W2	1	HVAC - Replaced failed (1) 1.5HP condenser fan motor, (1) condenser fan motor blade, and related valves, gaskets, and 440lbs of refrigerant due to age. Basement mechanical DX cooling system was not loading and causing entire building to be without proper cooling.	$ 23,000	$ 22,138	96.25
147	FM-0144599	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Plumbing - Replace (2) 4in Pressure Relief Valves and (1) 2in Pressure Relief Valve, (3) wye-strainers with associated piping and fittings. Replace approximately 2ft of 2in copper piping on the inlet side of the 2in PRV due to pin hole leak. Pressure relieve valves have failed, causing excessive water pressure into the building.	$ 35,345	$ 31,718	89.74
148	FM-0144600	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Vandalism - Remove protestor graffiti and paint over all affected areas throughout exterior perimeter campus. The exterior campus was vandalized by protestors.	$ 3,434	$ 3,082	89.74
149	FM-0144601	Los Angeles	Van Nuys Courthouse West	19-AX2	1	HVAC - Replace (1) 2-way valve, (1) circuit setter, and (1) chilled water valve, tightened loose j-box connections, clean and re-installed Y-strainers for Circulation Pump for Cooling Towers 1 & 2. Too hot conditions in elevator mechanical room and network closet caused by circulation pump for Cooling Towers 1 & 2 being offline; due to seized 2 way-valve and failed circuit setter and chilled water valve.	$ 6,452	$ 5,193	80.48
150	FM-0144603	Los Angeles	Alhambra Courthouse	19-I1	1	HVAC - Air Quality - Local Fires - Deploy (18) Air Scrubbers - Bobcat fire has caused smoke to enter building throughout the floors, smoke smell is causing disruption to the court. Add Air Scrubbers Approx. (11) days use.	$ 23,100	$ 23,100	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
151	FM-0144604	Los Angeles	Pasadena Courthouse	19-J1	1	HVAC - Air Quality - Local Fires - Deploy 13 Air Scrubbers - Exterior bobcat fire has caused smoke to enter building throughout the floors, smoke smell is causing disruption to the court. Add Air Scrubbers Approx. (15) days use.	$ 22,947	$ 22,947	100.00
152	FM-0144605	Los Angeles	El Monte Courthouse	19-O1	1	HVAC - Air Quality - Local Fires - Deploy 19 Air Scrubbers - Exterior bobcat fire has caused smoke to enter building throughout the floors, smoke smell is causing disruption to the court. Add Air Scrubbers. Approx. (14) days use.	$ 51,304	$ 51,304	100.00
153	FM-0144606	Los Angeles	East Los Angeles Courthouse	19-V1	1	HVAC - Air Quality - Local Fires - Deploy 2 air scrubbers. Air quality affected by near-by Bob Cat fire; active fire in 09/2020. Approx. (15) days use.	$ 10,000	$ 10,000	100.00
154	FM-0144607	Santa Barbara	Santa Maria Courts Bldgs C + D	42-F1	1	HVAC - Air Quality - Local Fires - Deploy 35 air scrubbers to Santa Maria Court (campus), Lompoc & Santa Maria Juvenile. Air quality affected by near-by River Fire in Monterey County; active fire in 08/2020. Approx. (15) days use.	$ 56,056	$ 56,056	100.00
155	FM-0144608	Los Angeles	Eastlake Juvenile Court	19-R1	1	HVAC - Air Quality - Local Fires - Deploy (6) Air Scrubbers - Exterior bobcat fire has caused smoke to enter building throughout the floors, smoke smell is causing disruption to the court. Add Air Scrubbers. Approx. (11) days use.	$ 19,000	$ 19,000	100.00
156	FM-0144609	San Luis Obispo	Courthouse Annex	40-A1	1	HVAC - Air Quality - Local Fires - Deploy 10 air scrubbers - Air quality rates as unhealthy due to adjacent wildfires. Approx. (60) days use.	$ 77,285	$ 77,285	100.00
157	FM-0144610	Santa Barbara	Santa Maria Courts Bldgs C + D	42-F1	1	HVAC - Air Quality - Local Fires - Deploy 34 air scrubbers to Santa Maria Court (campus), Lompoc, Santa Maria Juvenile Santa Barbara, and Santa Barbara Juvenile. Air quality affected by near-by Dolan fire in Monterey County; active fire in 09/2020. Approx. (60) days use	$ 47,600	$ 47,600	100.00
158	FM-0144612	Alameda	Wiley W. Manuel Courthouse	01-B3	1	HVAC - Air Quality - Local Fires - Deploy (13) Air Scrubbers. Approx. (35) days use.	$ 99,094	$ 99,094	100.00
159	FM-0144613	Alameda	Juvenile Justice Center	01-C3	1	HVAC - Air Quality - Local Fires - Deploy (5) Air Scrubbers. Approx. (35) days use.	$ 37,363	$ 37,363	100.00
160	FM-0144614	Alameda	Hayward Hall of Justice	01-D1	1	HVAC - Air Quality - Local Fires - Deploy (14) Air Scrubbers. Approx. (35) days use.	$ 106,811	$ 106,811	100.00
161	FM-0144615	Alameda	George E. McDonald Hall of Justice	01-F1	1	HVAC - Air Quality - Local Fires - Deploy (4) Air Scrubbers. Approx. (35) days use.	$ 29,975	$ 29,975	100.00
162	FM-0144616	Alameda	Berkeley Courthouse	01-G1	1	HVAC - Air Quality - Local Fires - Deploy (5) Air Scrubbers. Approx. (35) days use.	$ 37,062	$ 37,062	100.00
163	FM-0144617	Alameda	Fremont Hall of Justice	01-H1	1	HVAC - Air Quality - Local Fires - Deploy (7) Air Scrubbers. Approx. (35) days use.	$ 53,017	$ 53,017	100.00
164	FM-0144618	Alameda	East County Hall of Justice	01-J1	1	HVAC - Air Quality - Local Fires - Deploy (15) Air Scrubbers. Approx. (43) days use.	$ 131,536	$ 131,536	100.00
165	FM-0144619	Contra Costa	File Unit	07-A10	1	HVAC - Air Quality - Local Fires - Deploy (3) Air Scrubbers. Approx. (42) days use.	$ 26,868	$ 26,868	100.00
166	FM-0144620	Contra Costa	Family Law Center	07-A14	1	HVAC - Air Quality - Local Fires - Deploy (9) Air Scrubbers. Approx. (42) days use.	$ 80,004	$ 80,004	100.00
167	FM-0144621	Contra Costa	Wakefield Taylor Courthouse	07-A2	1	HVAC - Air Quality - Local Fires - Deploy (28) Air Scrubbers. Approx. (42) days use.	$ 250,179	$ 250,179	100.00
168	FM-0144622	San Bernardino	Rancho Cucamonga Courthouse	36-F1	1	HVAC - Replace Compressor #2 in Chiller #1, replace compressor contactor and filter drier, install crankcase heaters for both scroll compressors for Chiller #1. Compressor #2 failed on locked rotors, causing it to be too hot in the basement IDF room. Failure is due to age.	$ 13,771	$ 10,473	76.05
169	FM-0144623	Contra Costa	Bray Courts	07-A3	1	HVAC - Air Quality - Local Fires - Deploy (9) Air Scrubbers. Approx. (42) days use.	$ 79,717	$ 79,717	100.00
170	FM-0144624	Contra Costa	Jail Annex	07-A4	1	HVAC - Air Quality - Local Fires - Deploy (2) Air Scrubbers. Approx. (42) days use.	$ 18,105	$ 18,105	100.00
171	FM-0144625	Contra Costa	Walnut Creek Courthouse	07-C1	1	HVAC - Air Quality - Local Fires - Deploy (11) Air Scrubbers. Approx. (41) days use.	$ 96,429	$ 96,429	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
172	FM-0144626	Contra Costa	Richard E. Arnason Justice Center	07-E3	1	HVAC - Air Quality - Local Fires - Deploy (23) Air Scrubbers. Approx. (41) days use.	$ 205,671	$ 205,671	100.00
173	FM-0144628	Contra Costa	George D. Carroll Courthouse	07-F1	1	HVAC - Air Quality - Local Fires - Deploy (15) Air Scrubbers. Approx. (41) days use.	$ 98,899	$ 98,899	100.00
174	FM-0144629	Lake	Lakeport Court Facility	17-A3	1	HVAC - Air Quality - Local Fires - Deploy (6) Air Scrubbers. Approx. (30) days use.	$ 33,676	$ 33,676	100.00
175	FM-0144630	Contra Costa	Family Law Center	07-A14	1	Fire Protection - Replace one (1) faulty duct detector. Detector failed due to age and caused after-hours alarm activation.	$ 5,127	$ 5,127	100.00
176	FM-0144631	Lake	South Civic Center	17-B1	1	HVAC - Air Quality - Local Fires - Deploy (4) Air Scrubbers. Approx. (30) days use.	$ 19,777	$ 19,777	100.00
177	FM-0144633	Mendocino	County Courthouse	23-A1	1	HVAC - Air Quality - Local Fires - Deploy (15) Air Scrubbers. Approx. (30) days use.	$ 85,531	$ 85,531	100.00
178	FM-0144634	Monterey	Salinas Courthouse-North Wing	27-A1	1	HVAC - Air Quality - Local Fires - Deploy (12) Air Scrubbers. Approx. (42) days use.	$ 87,964	$ 87,964	100.00
179	FM-0144635	Monterey	Marina Courthouse	27-B1	1	HVAC - Air Quality - Local Fires - Deploy (4) Air Scrubbers. Approx. (42) days use.	$ 30,538	$ 30,538	100.00
180	FM-0144636	San Benito	New Hollister Courthouse	35-C1	1	HVAC - Replace failed stainless steel heating water supply and return flex lines. Replace 1(1) failed VAV reheat coil - Failed reheat coil resulting in loss of heat in chambers/clerk area.	$ 7,837	$ 7,837	100.00
181	FM-0144638	Monterey	Monterey Courthouse	27-C1	1	HVAC - Air Quality - Local Fires - Deploy (6) Air Scrubbers. Approx. (42) days use.	$ 44,996	$ 44,996	100.00
182	FM-0144639	Monterey	Juvenile Courthouse	27-E1	1	HVAC - Air Quality - Local Fires - Deploy (1) Air Scrubber. Approx. (42) days use.	$ 7,836	$ 7,836	100.00
183	FM-0144640	Napa	Criminal Court Building	28-A1	1	HVAC - Air Quality - Local Fires - Deploy (11) Air Scrubbers. Approx. (43) days use.	$ 99,942	$ 99,942	100.00
184	FM-0144641	Napa	Historic Courthouse	28-B1	1	HVAC - Air Quality - Local Fires - Deploy (14) Air Scrubbers. Approx. (43) days use.	$ 124,736	$ 124,736	100.00
185	FM-0144642	San Benito	San Benito County Superior Court	35-C1	1	HVAC - Air Quality - Local Fires - Deploy (8) Air Scrubbers. Approx. (41) days use.	$ 58,744	$ 58,744	100.00
186	FM-0144643	San Francisco	Civic Center Courthouse	38-A1	1	HVAC - Air Quality - Local Fires - Deploy (14) Air Scrubbers. Approx. (33) days use.	$ 104,250	$ 104,250	100.00
187	FM-0144644	San Francisco	Hall of Justice	38-B1	1	HVAC - Air Quality - Local Fires - Deploy (9) Air Scrubbers. Approx. (25) days use.	$ 67,538	$ 67,538	100.00
188	FM-0144645	San Francisco	Youth Guidance Center	38-C1	1	HVAC - Air Quality - Local Fires - Deploy (3) Air Scrubbers. Approx. (25) days use.	$ 23,594	$ 23,594	100.00
189	FM-0144647	San Mateo	Hall of Justice	41-A1	1	HVAC - Air Quality - Local Fires - Deploy (19) Air Scrubbers. Approx. (29) days use.	$ 107,892	$ 107,892	100.00
190	FM-0144648	San Mateo	Northern Branch Courthouse	41-C1	1	HVAC - Air Quality - Local Fires - Deploy (4) Air Scrubbers. Approx. (29) days use.	$ 23,494	$ 23,494	100.00
191	FM-0144649	San Mateo	Juvenile Branch, Paul Scannell Drive	41-F1	1	HVAC - Air Quality - Local Fires - Deploy (3) Air Scrubbers. Approx. (29) days use.	$ 17,831	$ 17,831	100.00
192	FM-0144650	Santa Clara	Hall of Justice (East)	43-A1	1	HVAC - Air Quality - Local Fires - Deploy (6) Air Scrubbers. Approx. (42) days use.	$ 53,121	$ 53,121	100.00
193	FM-0144651	Santa Clara	Downtown Superior Court	43-B1	1	HVAC - Air Quality - Local Fires - Deploy (9) Air Scrubbers. Approx. (42) days use.	$ 79,307	$ 79,307	100.00
194	FM-0144652	Santa Clara	Historic Courthouse	43-B2	1	HVAC - Air Quality - Local Fires - Deploy (1) Air Scrubber. Approx. (42) days use.	$ 9,169	$ 9,169	100.00
195	FM-0144653	Santa Clara	Family Justice Center Courthouse	43-B5	1	HVAC - Air Quality - Local Fires - Deploy (11) Air Scrubbers. Approx. (42) days use.	$ 97,679	$ 97,679	100.00
196	FM-0144654	Santa Clara	Santa Clara Courthouse	43-G1	1	HVAC - Air Quality - Local Fires - Deploy (3) Air Scrubbers. Approx. (42) days use.	$ 26,797	$ 26,797	100.00
197	FM-0144655	Santa Cruz	Main Courthouse	44-A1	1	HVAC - Air Quality - Local Fires - Deploy (6) Air Scrubbers. Approx. (42) days use.	$ 44,589	$ 44,589	100.00
198	FM-0144657	Santa Cruz	County Administration Bldg.	44-A2	1	HVAC - Air Quality - Local Fires - Deploy (5) Air Scrubbers. Approx. (42) days use.	$ 37,056	$ 37,056	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
199	FM-0144658	Santa Cruz	Jury Assembly Room	44-A3	1	HVAC - Air Quality - Local Fires - Deploy (1) Air Scrubber. Approx. (42) days use.	$ 7,836	$ 7,836	100.00
200	FM-0144659	Santa Cruz	Watsonville Courthouse	44-B2	1	HVAC - Air Quality - Local Fires - Deploy (4) Air Scrubbers. Approx. (35) days use.	$ 29,997	$ 29,997	100.00
201	FM-0144660	Solano	Hall of Justice	48-A1	1	HVAC - Air Quality - Local Fires - Deploy (12) Air Scrubbers. Approx. (43) days use.	$ 104,898	$ 104,898	100.00
202	FM-0144661	Solano	Law and Justice Center	48-A2	1	HVAC - Air Quality - Local Fires - Deploy (4) Air Scrubbers. Approx. (43) days use.	$ 35,058	$ 35,058	100.00
203	FM-0144662	Solano	Old Solano Courthouse	48-A3	1	HVAC - Air Quality - Local Fires - Deploy (6) Air Scrubbers. Approx. (43) days use.	$ 52,518	$ 52,518	100.00
204	FM-0144663	Solano	Solano Justice Building	48-B1	1	HVAC - Air Quality - Local Fires - Deploy (5) Air Scrubbers. Approx. (43) days use.	$ 45,187	$ 45,187	100.00
205	FM-0144664	Sonoma	Hall of Justice	49-A1	1	HVAC - Air Quality - Local Fires - Deploy (21) Air Scrubbers. Approx. (42) days use.	$ 156,410	$ 156,410	100.00
206	FM-0144665	Sonoma	Main Adult Detention Facility	49-A2	1	HVAC - Air Quality - Local Fires - Deploy (2) Air Scrubbers. Approx. (42) days use.	$ 15,358	$ 15,358	100.00
207	FM-0144666	Sonoma	Empire Annex	49-B1	1	HVAC - Air Quality - Local Fires - Deploy (4) Air Scrubbers. Approx. (31) days use.	$ 28,917	$ 28,917	100.00
208	FM-0144667	Sonoma	3055 Cleveland Avenue	49-B2	1	HVAC - Air Quality - Local Fires - Deploy (10) Air Scrubbers. Approx. (31) days use.	$ 85,052	$ 85,052	100.00
209	FM-0144668	Sonoma	Juvenile Justice Center	49-D2	1	HVAC - Air Quality - Local Fires - Deploy (2) Air Scrubbers. Approx. (31) days use.	$ 15,038	$ 15,038	100.00
210	FM-0144669	San Luis Obispo	Paso Robles Courthouse	40-J1	1	HVAC - Air Quality - Local Fires - Deploy 7 air scrubbers - Air quality rates as unhealthy due to adjacent wildfires. Approx. (60) days use	$ 53,924	$ 53,924	100.00
211	FM-0144670	San Luis Obispo	1070 Palm St.	40-H1	1	HVAC - Air Quality - Local Fires - Deploy 1 air scrubber - Air quality rates as unhealthy due to adjacent wildfires. Approx. (60) days use. Approx. (60) days use	$ 7,704	$ 7,704	100.00
212	FM-0144671	San Luis Obispo	Grover Beach Branch	40-E1	1	HVAC - Air Quality - Local Fires - Deploy 2 air scrubbers (Main/Modular) - Air quality rates as unhealthy due to adjacent wildfires. Approx. (60) days use	$ 15,407	$ 15,407	100.00
213	FM-0144672	Amador	Amador Superior Court	03-C1	1	HVAC - Air Quality - Local Fires - Deploy 6 air scrubbers - Wildfire smoke inside the building is threatening to shut down court operations Approx. (60) days use.	$ 9,451	$ 9,451	100.00
214	FM-0144673	Amador	Amador Superior Court	03-C1	1	HVAC - Air Quality - Local Fires - Deploy 6 air scrubbers to clean air throughout the Courthouse - Wildfire smoke inside the building has shut down court operations Approx. (60) days use.	$ 5,381	$ 5,381	100.00
215	FM-0144674	Butte	Butte County Courthouse	04-A1	1	HVAC - Air Quality - Local Fires - Deploy 3 Air Scrubbers (4 units added 09/15 - New Total = 7) Approx. (60) days use.	$ 15,186	$ 15,186	100.00
216	FM-0144675	Butte	North Butte County Courthouse	04-F1	1	HVAC - Air Quality - Local Fires - Deploy (4) air scrubbers in the Clerks are a of the Courthouse - Courthouse has a lot of smoke (09/15 - 4 additional Scrubbers - Total units now 8.) Approx. (40) days use.	$ 21,378	$ 21,378	100.00
217	FM-0144676	El Dorado	Main St. Courthouse	09-A1	1	HVAC - Air Quality - Local Fires - Deploy (1) air scrubbers for the building - Heavy smoke is in the building Approx. (60) days use.	$ 1,786	$ 1,786	100.00
218	FM-0144677	El Dorado	Cameron Park	09-C1	1	HVAC - Air Quality - Local Fires - Deploy (1) air scrubbers for the building - Heavy smoke is in the building Approx. (30) days use.	$ 1,785	$ 1,785	100.00
219	FM-0144678	Glenn	Historic Courthouse	11-A1	1	HVAC - Air Quality - Local Fires - Deploy (1) air scrubbers one in the lobby - Areas has a lot of smoke Approx. (45) days use.	$ 1,962	$ 1,962	100.00
220	FM-0144679	Glenn	Orland Superior Court	11-B1	1	HVAC - Air Quality - Local Fires - Deploy (1) air scrubbers one in the lobby - Areas has a lot of smoke, Approx. (45) days use.	$ 1,962	$ 1,962	100.00
221	FM-0144680	Glenn	Resource Center	11-C1	1	HVAC - Air Quality - Local Fires - Deploy (1) air scrubbers one in the lobby - Areas has a lot of smoke Approx. (45) days use.	$ 1,902	$ 1,902	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
222	FM-0144681	Merced	Los Banos Division - The Robert M. Falasco Justice Center	24-G1	1	HVAC - Air Quality - Local Fires - Deploy 4 Air Scrubbers in the courthouse Approx. (45) days use.	$ 3,146	$ 3,146	100.00
223	FM-0144682	Placer	Tahoe City Courthouse	31-F1	1	HVAC - Air Quality - Local Fires - Deploy (1) air scrubbers in the Clerks are a of the Courthouse - Courthouse has a lot of smoke. Approx. (60) days use.	$ 4,950	$ 4,950	100.00
224	FM-0144683	Placer	Howard G. Gibson Courthouse	31-H1	1	HVAC - Air Quality - Local Fires - Deploy (7) air scrubbers throughout the courthouse as needed to remove smoke from building - Courthouse has a lot of smoke. Approx. (60) days use.	$ 28,980	$ 28,980	100.00
225	FM-0144684	Placer	Howard G. Gibson Courthouse	31-H2	1	HVAC - Air Quality - Local Fires - Deploy (2) air scrubbers for the holding area - Smoke is in Holding Area Approx. (60) days use.	$ 4,950	$ 4,950	100.00
226	FM-0144686	Sacramento	Gordon Schaber Sacramento Superior Court	34-A1	1	HVAC - Air Quality - Local Fires - Deploy (2) air scrubbers one in the lobby - Areas has a lot of smoke Approx. (20) days use	$ 3,090	$ 3,090	100.00
227	FM-0144687	Shasta	Main Courthouse	45-A1	1	HVAC - Air Quality - Local Fires - Deploy (3) air scrubbers for the building - Heavy smoke is in the building Approx. (15) days use	$ 3,351	$ 3,351	100.00
228	FM-0144688	Shasta	Justice Center	45-A2	1	HVAC - Air Quality - Local Fires - Deploy (1) air scrubbers for the building - Heavy smoke is in the building Approx. (15) days use	$ 1,638	$ 1,638	100.00
229	FM-0144690	Sutter	Sutter County Superior Courthouse	51-C1	1	HVAC - Air Quality - Local Fires - Deploy (4) air scrubbers one in the lobby and one in a Courtroom - Areas has a lot of smoke Approx. (60) days use	$ 19,080	$ 19,080	100.00
230	FM-0144691	Tehama	Tehama County Courthouse	52-E1	1	HVAC - Air Quality - Local Fires - Deploy 3 Air Scrubbers Approx. (45) days use	$ 4,722	$ 4,722	100.00
231	FM-0144693	Tehama	Tehama County Courthouse	52-E1	1	HVAC - Air Quality - Local Fires - Deploy 3 Air Scrubbers units. Approx. 6 Days of use.	$ 2,057	$ 2,057	100.00
232	FM-0144696	Mono	Mammoth Lakes Courthouse	26-B2	1	HVAC - Air Quality - Local Fires - Deploy (6) Air scrubbers in Courthouse. Approx. (45) days use.	$ 6,063	$ 6,063	100.00
233	FM-0144697	El Dorado	Johnson Bldg.	09-E1	1	HVAC - Air Quality - Local Fires - Deploy (3) air scrubbers for the Courthouse - Smoke is throughout the building Approx. (30) days use.	$ 3,759	$ 3,759	100.00
234	FM-0144704	Sonoma	Hall of Justice	49-A1	1	HVAC - Air Quality - Local Fires - Deploy 19 Air Scrubbers - fire response Approx. (30) days use.	$ 181,084	$ 181,084	100.00
235	FM-0144705	Sonoma	Main Adult Detention Facility	49-A2	1	HVAC - Air Quality - Local Fires - Deploy 2 Air Scrubbers - fire response to Glass fire complex Approx. (30) days use.	$ 21,003	$ 21,003	100.00
236	FM-0144706	Sonoma	Empire Annex	49-B1	1	HVAC - Air Quality - Local Fires - Deploy 4 Air Scrubbers - Fire response to Glass complex. Approx. (30) days use.	$ 30,112	$ 30,112	100.00
237	FM-0144707	Sonoma	3055 Cleveland Avenue	49-B2	1	HVAC - Air Quality - Local Fires - Deploy 8 Air Scrubbers - Due to Glass fire complex Approx. (30) days use.	$ 79,622	$ 79,622	100.00
238	FM-0144709	Los Angeles	East Los Angeles Courthouse	19-V1	1	Fire protection - Replace 1-sprinkler head, escutcheon, 1-1" 90, and 2 LF of 1" fire sprinkler pipe. Replace 1-2' x 2' ceiling tile in room 101L. Fire sprinkler pipe was corroded and sprinkler head was found leaking above 1st floor room 101L Remediation and environmental oversight included for bacterial activity. Sprinkler head and pipe above room 101L leaked and penetrated the ceiling tile.	$ 7,617	$ 5,920	77.72
239	FM-0144713	Los Angeles	Glendale Courthouse	19-H1	1	Plumbing - Replace 50 ft of 3/4 inch copper pipe, 40 ft of 1/2 inch copper pipe, (1) 1/2 inch pro press ball valve, (1) 3/4 inch pro press ball valve, (6) 1/2 inch pro press coupling, (6) 3/4 inch pro press coupling, (2) diaphragm kit, and (1) wax ring. Install (2) 24 inch x 24 inch access door panels, replace (26) 12 inch x 12 inch ceiling tiles, building back of 26 square feet of drywall, erect (2) containments, sanitize approximately 1114 square feet of hard surface, and conduct environmental testing. Water leaked from the copper piping due to pinhole leaks and corrosion affecting areas on the 2nd and 1st floors.	$ 53,765	$ 48,679	90.54

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
240	FM-0144716	Los Angeles	Whittier Courthouse	19-AO1	1	HVAC - Installed new sheet metal over rusted areas of condensate drain pan and applied silicon sealant throughout drain pan to seal all leaks for air handling unit in penthouse. Replaced 12-1' x 1' ceiling tiles in room 301R and 1-1' x 1' ceiling tile in 3rd floor public hallway. Remediation and environmental oversight included for category 2 water leak. Condensate water leaked from HVAC unit down to 3rd floor. A separate P2 is being created to replace failing condensate drain pan.	$ 34,722	$ 30,011	86.43
241	FM-0144717	Alameda	Wiley W. Manuel Courthouse	01-B3	1	HVAC - Air Quality - Local Fires - Deploy 13 Air Scrubbers - Glass Fire - Approx. 30 days use.	$ 95,402	$ 95,402	100.00
242	FM-0144718	Alameda	Berkeley Courthouse	01-G1	1	HVAC - Air Quality - Local fires - Deploy (5) Air Scrubbers - Glass Fire - Approx. 30 days use.	$ 37,094	$ 37,094	100.00
243	FM-0144719	Amador	Amador Superior Court	03-C1	1	HVAC - Air Quality - Local Fires - Deploy 6 air scrubbers - Wildfire smoke inside the building is threatening to shut down court operations Approx. (45) days use. This is the 3rd deployment this season.	$ 29,000	$ 29,000	100.00
244	FM-0144720	San Diego	East County Regional Center	37-I1	1	HVAC - Replace 1-oil pump, 1-oil temperature sensor, 5-oil filters, 1-hydrator filter, gaskets, 15 gallons of oil, and 1,020 gallons of R123 refrigerant for chiller 2. Replace dehydrator filters for purge pump. Chiller 2 went off line due to failed oil pump and contaminated refrigerant.	$ 46,765	$ 31,665	67.71
245	FM-0144721	Los Angeles	Van Nuys Courthouse East	19-AX1	1	Interior Finishes - Replace (4) 1ft x 1ft ceiling tiles in 1st floor public hallway & (6) 1ft x 1ft ceiling tiles in 1st floor sheriff's office. Apply sealant along the seams to the bottom of the condensation drain pan & around the drain line. The 2nd floor air handler unit drain pan leaked condensation water through penetration holes/cracks in the drain pan, water leaked down through the attic space to the 1st floor sheriff's office & public hallway. Containment with drying equipment setup, environmental oversight & remediation protocol for category 2 graywater intrusion.	$ 32,659	$ 29,308	89.74
246	FM-0144722	Fresno	B.F. Sisk Courthouse	10-O1	1	Electrical - Replaced failed starter and block heater, and top off coolant - Generator would not start during monthly testing and is non-operational.	$ 3,349	$ 3,349	100.00
247	FM-0144723	Los Angeles	Burbank Courthouse	19-G1	1	HVAC - Replace (1) failed compressor, replace liquid line drier, replace oil for compressor, pressure leak test, evacuate, and recharge with recovered refrigerant. The compressor failed causing Chiller #2 to trip overnight and not come back online affect the comfort cooling for the building.	$ 17,500	$ 11,573	66.13
248	FM-0144727	Contra Costa	Bray Courts	07-A3	1	Electrical - Replace failing alternator and leaking injector pump on Backup Generator - Failure to repair will prevent the generator from operating during a power outage, possibly entrapping people in the in-custody elevator.	$ 11,496	$ 9,831	85.52
249	FM-0144728	Contra Costa	Bray Courts	07-A3	1	Fire Protection - Replace out of date fire panel dialer - Current dialer only allows a single phone line to be connected and fire code requires two lines be available to dial out in case of an emergency.	$ 6,577	$ 5,625	85.52
250	FM-0144729	Contra Costa	Family Law Center	07-A14	1	Electrical - Replace main power surge suppressor on the main electrical panel. Unit failed during a PG&E Power Outage on 9/21/20 (Lost one of 3 phase of power to the building). Failure to replace may cause damage to the Building/Court Equipment if there is a power surge to the building.	$ 21,066	$ 21,066	100.00
251	FM-0144731	Los Angeles	Alfred J. McCourtney Juvenile Justice Center	19-AE1	1	HVAC - Replace failing variable frequency drive (VFD). Existing VFD motor is malfunctioning and causing the system & chiller to shut down due to overheating. The VFD motor requires replacement to maintain cooling throughout the building.	$ 5,026	$ 3,470	69.05
252	FM-0144733	Mendocino	County Courthouse	23-A1	1	HVAC - Air Quality - Local Fires Deploy (15) Air Scrubbers (500 CFM units)- Fire response due to smoke - AQI reading at 3pm on 9/29 was 161, Approx. (30 days use)	$ 85,111	$ 85,111	100.00
253	FM-0144734	Lake	Lakeport Court Facility	17-A3	1	HVAC - Air Quality - Local Fires - Deploy 6 Air Scrubbers (3) - 100 CFM and (3) - 500 CFM - Fire response - 3:pm AQI read 151. Approx. (30 days use).	$ 35,032	$ 35,032	100.00
254	FM-0144736	Lake	South Civic Center	17-B1	1	HVAC - Air Quality - Local Fires - Deploy 4 -Air Scrubbers (500 CFM units) - Fire Response - AQI at 3:00pm was 137. Approx. (30) days use.	$ 23,683	$ 23,683	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
255	FM-0144362	Los Angeles	Beverly Hills Courthouse	19-AQ1	1	Electrical - Retrofit 45 emergency exit lights throughout building. Exit lights were burned out due to power fluctuations that were a result of generator not being bonded to ground. Repairs found during LED modernization project.	$ 15,000	$ 11,928	79.52
256	FM-0144578	Orange	North Justice Center	30-C1	1	Interior Finishes - GCI - ACM Abatement - Clean and remove areas of asbestos fireproofing over-spray on the 3rd Floor of the building, replace ceiling tiles, and replace HVAC return ducting which has interior fiberglass lining containing high levels of ACM fibers. The over-spray has affected the HVAC supply and return ducts associated with air handler #13.	$ 1,234,767	$ 1,115,118	90.31
257	FM-0144714	Los Angeles	West Covina Courthouse	19-X1	1	County Managed - Pest Control - Identify and seal rodent entry points with 1/4 inch mesh wire on roof and ground level. Mice and rats are posing a health hazard to the snack shop and multiple areas of the courthouse.	$ 5,130	$ 5,130	100.00
258	FM-0144732	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	HVAC - GCI - Replace three (3) existing chilled water motors (75HP). Currently two motors have failed due to end of life and are non-operational. All three motors were installed in 1971. Includes environmental testing and environmental oversight.	$ 134,410	$ 92,461	68.79
259	FM-0144737	Napa	Historic Courthouse	28-B1	1	Elevator - Replace main shaft seal. Seal failed due to age and this is the only elevator in the Courthouse.	$ 25,917	$ 25,917	100.00
260	FM-0144739	Los Angeles	Inglewood Courthouse	19-F1	1	Roof - Replace (12) ceiling tiles, erect (1) containment, install (1) catch-all, sanitize 350 square feet of hard surface, patch roof penetrations, and conduct environmental testing due to work being completed in known ACM area. Rain water penetrated through the roof affecting areas on the 6th floor. (SWO opened in December 2019, but was not converted from JO to FM until recently.)	$ 17,146	$ 12,784	74.56
261	FM-0144740	Los Angeles	Mental Health Court	19-P1	1	Vandalism - Replace (2) 31 3/8 inch x 69 1/2 inch x 1/4 inch bronze tempered glass, (1) 17 inch x 102 3/8 inch x 1/4 inch bronze tempered glass and replace (10) no trespassing signs. Weld and repair chain link fence, remove debris inside courthouse court yard, and board up exterior windows due to consistent break-ins by vandals. Existing no-trespassing signs were stolen.	$ 16,900	$ 12,051	71.31
262	FM-0144741	Los Angeles	Hollywood Courthouse	19-S1	1	Elevators, Escalators, & Hoists - Replace the leveling & door vintage magnetic switch contactor relays for the Judge's & Staff Elevator controller which is causing the elevator to malfunction while in motion as it approaches the 1st floor landing causing the car doors to cycle open/close on the 1st floor landing.	$ 8,960	$ 8,162	91.09
263	FM-0144742	Los Angeles	San Fernando Courthouse	19-AC1	1	Plumbing - Domestic Water - Replace (3) feet of 2 1/2 inch copper piping, (2) 2 1/2 inch couplings, and (1) 1 1/4 inch cap, erect (1) containment, rebuild 4 square feet of drywall, install 4 square feet of ceramic tiles, and sanitize 340 square feet of hard surface. Copper pipping was leaking behind the wall of the 4th floor Woman's public restroom. Environmental and remediation oversite.	$ 21,118	$ 17,615	83.41
264	FM-0144744	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Replace 10-feet of cracked 4 inch cast iron pipe, (4) 4-inch stainless steel no-hub coupling, 6-feet of cracked 3-inch cast iron pipe, (2) 3-inch stainless steel no-hub coupling, install (5) 24x24-inch ceiling tiles, erected (1) containment, sanitize 320 square feet of hard surface, conducted environmental testing, and performed all work in a known ACM area. Original cast iron sewage pipe leaked from the 9th floor affecting multiple areas on the 8th floor.	$ 12,837	$ 12,485	97.26
265	FM-0144749	Los Angeles	Pomona Courthouse South	19-W1	1	Plumbing - Exterior Leak - Exterior landscape irrigation control valve was turned on manually by unknown person causing flood in planters area. Water flowed into the basement areas thru an unsealed data line conduit inside the irrigation control box. Installed screws to lid of exterior landscape irrigation control box. Set up (1) containment 40"x 90", extract 10 gallons grey water, disinfect 210 sq. ft. hard surface in basement IT room. Set up additional (1) containment 60"x90", extract 4 gallons grey water, disinfect 120 sq. ft. hard surface basement file room. Court IT sealed exterior data cable conduit in control box to eliminate further future damage. Remediation efforts conducted.	$ 13,602	$ 12,397	91.14

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
266	FM-0144753	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Plumbing - Sewer line - Replace 5 LF of 2" cast iron pipe and 3-2' x 4' ceiling tiles in room 2150. Remediation and environmental oversight included due to category 2 grey water intrusion. Floor drain pipe above ceiling of room 2150 cracked, causing water to leak into the room.	$ 11,602	$ 8,120	69.99
267	FM-0144759	Los Angeles	Airport Courthouse	19-AU1	1	Plumbing - Replace (1) circulation pump, (1) versa board & (1) ignition board for boiler #2. Reset boiler #1 controller. No running hot water throughout the entire building due to failed inline circulation pump, failed versa board and ignition board on boiler #2. Failed due to previous lack of preventive maintenance.	$ 11,500	$ 8,875	77.17
268	FM-0144760	Los Angeles	Airport Courthouse	19-AU1	1	Elevators, Escalators, & Hoists - Replace 1st floor door spirator. Freight elevator #9 doors are not working/responding due to broken door spirator. Two person entrapment.	$ 604	$ 466	77.17
269	FM-0144765	Los Angeles	Malibu Courthouse	19-AS1	1	COUNTY MANAGED - Plumbing - the underground water pipe is broken, leaking into basement, and causing safety hazard. need to excavate the area to tie into existing water line and reroute new pipe in another area.	$ 9,495	$ 9,495	100.00
270	FM-0144769	Los Angeles	Bellflower Courthouse	19-AL1	1	Elevators, Escalators, & Hoists- Replace (1) set of generator motor brushes for public elevator#1. Motor brushes failed due to wear/tear causing elevator to stop operating/responding to calls.	$ 5,000	$ 3,897	77.94
271	FM-0144773	Los Angeles	Compton Courthouse	19-AG1	1	Grounds and Parking lot - Replace circuit board for secured parking, rollup gate. Circuit board in the gate operator failed causing door to stay open or close partially.	$ 5,258	$ 3,477	66.13
272	FM-0144774	San Diego	North County Regional Center - North	37-F2	1	HVAC – Remove and replace clogged and leaking reheat coils; actuators, thermostats, 8 sq. ft of 2ft x 4ft ceiling tiles and 2-sq. ft of affected fiberglass insulation above basement. Water leaked into basement room CO3. Work includes 20 sq. ft of containment, cleaning, drying, and sanitization of approx.. 12-linear ft of T-bar ceiling and basement secured corridor flooring. Remediation and environmental oversight included in scope of work.	$ 38,277	$ 38,277	100.00
273	FM-0144777	Los Angeles	East Los Angeles Courthouse	19-V1	1	Plumbing - Sewer line - Replace 20 LF of 2" cast iron drain pipe, 4 SF of drywall and 16-1' x 1' ceiling tiles at 1st floor secured hall and 3rd floor employee lunch room. Drain line above 1st floor secure hallway and 3rd floor employee lunch room cracked due to age, and leaked onto the respective space. Remediation and environmental oversight included for category 2 grey water.	$ 17,660	$ 13,725	77.72
274	FM-0144778	Los Angeles	Santa Monica Courthouse	19-AP1	1	HVAC - Replace pressure relief valve (PRV), (2) failed oil heaters, recover refrigerant, leak check system, recharge the chiller and add additional refrigerant to manufacturer specifications. Cooling towers did not reset, after brown out, causing high temps to activate PRV, condenser failure, and loss of 200 pounds of refrigerant. Building temperatures were impacted.	$ 25,000	$ 19,623	78.49
275	FM-0144779	Los Angeles	El Monte Courthouse	19-O1	1	HVAC - Installed 274 lbs. of R134A refrigerant. Chiller #1 & #2 located in the mechanical room were faulting and not resetting, affecting courthouse operations. Chiller #1 setting adjusted and brought back to immediate service. Chiller #2 was found to have refrigerant leaks. Leaks were addressed and sealed. Chiller #2 was placed back in service. Courthouse mechanical room has no refrigerant monitorization system.	$ 19,100	$ 11,101	58.12
276	FM-0144780	Los Angeles	Torrance Courthouse	19-C1	1	HVAC - Replace leaking insulation for HVAC piping, temporarily repair condensate drain pan for Air Handler, fabricate new drain pan, erect (1) containment, install (2) catch-alls, and conduct environmental testing due to work being completed in known ACM area. The insulation was leaking and the condensate pan had a pin hole leak which allowed water to drip into the 1st floor records management room in several areas.	$ 40,000	$ 34,056	85.14
277	FM-0144782	Los Angeles	Torrance Courthouse	19-C1	1	Plumbing - Domestic Water - Replace 10 feet of 3/4 inch copper piping, (2) 3/4 inch couplings, 12 feet of insulation, (19) 12 inch x 12 inch ceiling tiles, erect (1) containment, and sanitize 740 square feet of hard surface. Work performed with environmental oversite. Water supply line was leaking above ceiling of the 5th floor secured hallway affecting multiple areas.	$ 17,525	$ 14,921	85.14

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
278	FM-0144783	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace 6 leaking actuators for 3 VAV boxes. Reestablish pneumatic connection from 3 thermostats to 3 VAV boxes. Lines were previously disconnected and combined to a central controller away from this location. The central controller has leaking pneumatic line and does not respond to accurate temperatures. The system was originally designed for 3 thermostats. Remediation and environmental oversight included in area known to contain ACM.	$ 38,640	$ 25,553	66.13
279	FM-0144785	Los Angeles	Inglewood Courthouse	19-F1	1	HVAC - Replace (19) 12 inch x 12 inch ceiling tiles, erect (1) containment, install (1) water catch-all, sanitize 480 square feet of hard surface, manually clear condensate drain line, and conduct environmental testing due to work in a known ACM area. A clogged condensation drain line for the 3rd floor Air Handler Unit #2 caused pan to overflow onto the mechanical room floor through the concrete to the 2nd floor traffic clerk's office.	$ 25,000	$ 18,640	74.56
280	FM-0144786	Los Angeles	Norwalk Courthouse	19-AK1	1	Plumbing - Sewer line - Replace 10ft of cracked cast iron drain pipe, (1) cast iron tee and (1) 2ft x 2ft custodial mop sink. Mop sink and drain line cracked causing water leak in Room M6. Drain line for mop sink failed/cracked due to age (original to build, 1965). Remediation and environmental oversight included due to known ACM and Cat/2 grey water.	$ 65,000	$ 55,270	85.03
281	FM-0144788	San Diego	North County Regional Center - North	37-F2	1	HVAC – Mechanical System Leak - Remove and replace failed hot water coil components above the public hallway between Dept. 4 and 5 that leaked with water running onto the floor. Work included the replacement of 120 sq. ft of ceiling tiles and 4-linear ft of insulation pipe wrap above public hallway; containment, cleaning, drying, and sanitization of 25 sq. ft of terrazzo flooring, 120 sq. feet of metal ceiling t-bar. Remediation and environmental oversight included. System is 45-years old and corrosion is due to age.	$ 25,610	$ 25,610	100.00
282	FM-0144789	Los Angeles	Torrance Courthouse	19-C1	1	Elevators, Escalators, & Hoists - Replace brush switch assembly on pie plate selector, repair short in the loose key switch. Failed brush assembly caused selector to not recognizing the designated floor stop. Custody elevator #4 failed to respond when called, or call button activated.	$ 12,000	$ 12,000	100.00
283	FM-0144790	Ventura	East County Courthouse	56-B1	1	HVAC - Replace (1) shaft and (2) bearings for air handling unit #3. Bearings failed due to wear/tear which caused the shaft to bend and the air handler unit to fail. Air handler unit provides air to Court and County spaces.	$ 17,335	$ 10,704	61.75
284	FM-0144791	Los Angeles	Torrance Courthouse	19-C1	1	Fire Protection - Replace the control board and 3 batteries (1) Power Sonic 12v 8.5 ah and (2) Yuasa 12v 7ah. for the fire panel. The control board failed causing the batteries to drain the existing batteries beyond recovery.	$ 8,000	$ 6,811	85.14
285	FM-0144793	Los Angeles	San Fernando Courthouse	19-AC1	1	Elevators, Escalators, & Hoists - Replace (1) broken basement level door lock, (2) basement pick-up rollers, and (1) contactor for Judge's Elevator. Contactor failed due to wear/tear and caused an entrapment. Rollers & lock were damaged by Fire Dept. during extraction of the entrapped person.	$ 5,000	$ 5,000	100.00
286	FM-0144794	Los Angeles	Torrance Courthouse	19-C1	1	Elevators, Escalators, & Hoists – Replace contact brush selector, assembly, switch activator, and splice cut wires on elevator #1. Public elevator #1 unable to travel to the 4th or 5th floor. Due to modernization efforts on elevator #3. All elevators linked in programming to maintain availability.	$ 27,000	$ 22,988	85.14
287	FM-0144795	Los Angeles	Torrance Courthouse	19-C1	1	Elevators, Escalators, & Hoists - Replace broken relay in the controller contacts for pie plate selector and reconnect broken wire for call button relay in panel. Repairs completed with in-house spare parts. Custody Elevator #4 not responding to cab call buttons unless the 4th floor was selected first.	$ 6,150	$ 6,150	100.00
288	FM-0144797	Los Angeles	Torrance Courthouse	19-C1	1	Elevators, escalators, & hoist - Replace the elevator roller guides and generator brushes on in-custody Elevator #4 causing the elevator to bounce during operation and not level on the 2nd floor.	$ 10,000	$ 10,000	100.00
289	FM-0144798	Los Angeles	Torrance Courthouse	19-C1	1	HVAC - Install 10 linear feet of insulation to bare ducting, replace (6) 12 inch x 12 inch ceiling tiles, erect (1) containment and sanitize 430 square feet of hard surface. Work completed under environmental oversight. Condensation due to anomalous heat wave was found dripping from bare ducting above ceiling in Room 421.	$ 15,000	$ 12,771	85.14

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
290	FM-0144799	Los Angeles	Torrance Courthouse	19-C1	1	HVAC - Replace 6 linear feet of leaking insulation, replace (4) 12 inches x 12 inches ceiling tiles, erect (1) containment, (1) water diverter, and sanitize 340 square feet of hard surface. Work performed with environmental oversight. Condensation due to anomalous heat wave was found dripping from ducting above the ceiling of the 3rd floor Department M chambers.	$ 12,000	$ 10,217	85.14
291	FM-0144801	Los Angeles	Torrance Courthouse	19-C1	1	Plumbing - Fixture Leak - Replace failed flush valve, (40) 12 inch x 12 inch ceiling tiles, replace 1200 square feet of contaminated carpet, erect 7 containments, sanitize 2500 square feet of hard surface, all work performed under environmental protocol and testing due to known ACM impacted area. Urinal on the 3rd floor, Dept M Men's Jury restroom leaked off hours, flooding impacting Court operations in multiple areas on the 3rd floor, 2nd floor, 1st floor, and basement.	$ 180,000	$ 153,252	85.14
292	FM-0144803	San Bernardino	San Bernardino Courthouse - Annex	36-A2	1	Plumbing- Sewer Line Leak- Replace 2LF of 2" cast iron waste line. Erect containments and install drying equipment. Remediation and environmental oversight included. Waste line leaked into 1st and 2nd floors Court Exclusive areas. Line failed due to age.	$ 98,606	$ 94,307	95.64
293	FM-0144804	San Bernardino	Barstow Courthouse	36-J1	1	HVAC - Replace fan motor, pulley, and bushing for air handling unit 1. Motor had severe vibration and was failing, affecting ability to control temperatures. Failed due to age.	$ 6,962	$ 5,425	77.93
294	FM-0144805	Ventura	Juvenile Courthouse	56-F1	1	HVAC - Patch coil for air handler 1 and re-charge system. Air handler not functioning due to leak in coil and insufficient refrigerant. Leak caused by wear/tear and original to building, resulting to hot temperatures in the building.	$ 9,064	$ 9,064	100.00
295	FM-0144806	Kern	Bakersfield Superior Court	15-A1	1	Plumbing - Condensation Leak - Clear stoppage from air handler unit condensation lines above ceiling of Felony Supervisor's Office and breakroom on 1st floor. Replace 40sf ceiling tiles, replace 24sf carpet and dry 500sf of carpet. Condensate line was clogged from debris that leaked into office. Water leaked and penetrated through known ACM fireproofing. Remediation and environmental oversight included.	$ 29,531	$ 18,457	62.50
296	FM-0144807	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Snake 50 linear feet to clear main line clog, erect (1) containment, sanitize 340 square feet, and conduct environmental testing due to work being completed in known ACM area. Main line clog caused three toilets in the 8th floor restroom, Men's private restroom to overflow.	$ 8,588	$ 8,353	97.26
297	FM-0144808	Los Angeles	Chatsworth Courthouse	19-AY1	1	Plumbing - Domestic Water Pipe Leak - Replace (2) 4in copper 90 elbows and 3ft of 4in copper pipe. Install (1) 2ft x 2ft ceiling access panel to access pipe & patch/paint. Domestic cold water leaked along the connection points to the elbows, causing water to leak from the attic-space down to the 2nd floor public hallway. Containment with drying equipment setup, sanitize 250sq ft of hard surface & environmental oversight for category 2 greywater protocol conducted.	$ 23,570	$ 19,752	83.80
298	FM-0144809	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace 2 failed actuators for VAV box servicing Dept. 262 courtroom. Install 1 10X10 containment with decontamination chamber. Work performed with environmental oversite. Failed actuators would not open dampers in a VAV box causing hot temperatures in Dept. 262.	$ 14,739	$ 9,747	66.13
299	FM-0144810	Los Angeles	Inglewood Courthouse	19-F1	1	HVAC - Replace (1) defective auto drain valve for pneumatic air compressors. A temporary loss of power (brown out) caused the main breaker for the Chillers to trip and not reset. During troubleshooting, the auto drain valve was discovered to have failed.	$ 5,000	$ 3,728	74.56
300	FM-0144811	Kern	Bakersfield Superior Court	15-A1	1	Plumbing - Condensate Leak - Clear stoppage for air handler unit condensation line above ceiling of department 6 court reporter's office on 2nd floor. Condensate line was clogged with debris and leaked into office. Replace 8sf ceiling tiles and 8 SF of carpet. Sanitize and dry 300sq.ft. of carpet. Water leaked and penetrated known ACM fireproofing requiring remediation and environmental oversight included.	$ 34,553	$ 21,596	62.50

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
301	FM-0144812	San Diego	North County Regional Center - North	37-F2	1	HVAC – Mechanical System Leak - Remove and replaced failed hot water coils and associated components above the 1st floor office that leaked onto the flooring. Work includes replacement of 200 sq. ft of ceiling tiles and 2-linear feet of 3-inch hydronic line insulation; containment, cleaning, drying, and sanitation of 100 sq. ft of carpeting, 50-LF of metal T0bar ceiling, 30 sq. ft of affected furniture (desk, table and chair), and 15 linear ft of 10 inch flex duct. Remediation and environmental oversight included. System is 45 years old and corrosion is due to age.	$ 33,584	$ 33,584	100.00
302	FM-0144817	Santa Barbara	Santa Barbara Jury Assembly Bldg.	42-G1	1	HVAC - Replace (1) 3.5 ton condenser unit for jury office and add 10 lbs. of refrigerant. Condensing unit was leaking and affecting cooling for the jury services. Unit failed due to age and wear/tear.	$ 1,920	$ 1,920	100.00
303	FM-0144819	Los Angeles	Norwalk Courthouse	19-AK1	1	Interior finishes - Replace (1) pneumatic controller and (1) pneumatic receiver for the 3-way valve for cold deck. Replace approx. 10ft of duct insulation & (16) 1' x 1' ceiling tiles. Controller and receiver for valve failed due to age (original to building). This caused excessive condensation on ducts, creating a water leak into department K chambers. Remediation and environmental oversight included due to known ACM.	$ 19,862	$ 16,889	85.03
304	FM-0144824	Los Angeles	Bellflower Courthouse	19-AL1	1	Elevators, Escalators, & Hoists - Replace (1) SSD1 control board (1) resistor. SSD control board and resistor failed preventing public elevator#1 from stopping on all called floors. SSD control board and resistor provide power, sequencing and brake/stopping torque to elevator. Parts failed due to age (original to build, 1989).	$ 3,158	$ 2,461	77.94
305	FM-0144825	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Remove and replace 40hp motor, bearings, pully, and belts. Bearings and motor failed due to age for the supply fan of Air Hander #4.	$ 17,976	$ 11,888	66.13
306	FM-0144827	Los Angeles	Pomona Courthouse South	19-W1	1	HVAC - Refurbish condenser pump #3. Condenser pump 3 located in the basement is leaking excessive water creating a slip hazard in the mechanical room. Condenser pumped leaked approximately 10 gallons of water on basement mechanical room floor due to failed aged seals in pump.	$ 16,853	$ 15,360	91.14
307	FM-0144828	Los Angeles	Compton Courthouse	19-AG1	1	Electrical - Rebuild generator radiator and fan shroud. Install temporary backup generator to supply backup emergency power during repairs. Fan guard came loose due to age as this is original fan guard from 1977 and punctured the radiator while the generator was in operation.	$ 59,942	$ 39,640	66.13
308	FM-0144830	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	19-AZ1	1	Plumbing - Replace (3) gas regulators for the domestic boilers. So Cal Gas inspected the building equipment and found all 3 domestic boilers had small leaks. Gas to the building was turned off until regulators were replaced.	$ 2,215	$ 1,628	73.51
309	FM-0144835	Los Angeles	Compton Courthouse	19-AG1	1	HVAC - Replace control panel disconnect, fuse holder, and 3 90 amp fuses. Replace low and high speed contactors for cooling tower #1 and #2. Replace belt for cooling tower. Belt was found splitting. Control panel for the cooling tower had over amped.	$ 96,600	$ 63,882	66.13
310	FM-0144836	Los Angeles	Stanley Mosk Courthouse	19-K1	1	HVAC - Replace (1) 1 HP recirculating pump causing no hot water in multiple areas on the 8th and 9th floors. Floors had to be drained from the 3rd floor to the 9th floor to complete the work.	$ 1,599	$ 1,555	97.26
311	FM-0144837	Los Angeles	Bellflower Courthouse	19-AL1	1	HVAC - Replace (1) 10HP motor, (2) pulleys, (2) bushings, (2) bearings, and Variable Frequency Drive for air handling unit#8. Bearings and bushing for the fan blower were failing due to age (original to build,1989). Variable Frequency Drive and motor found with a ground fault affecting cooling and heating throughout the 4th floor. Found during preventive maintenance.	$ 17,976	$ 14,010	77.94
312	FM-0144841	Los Angeles	Compton Courthouse	19-AG1	1	Plumbing - Domestic Water - Replace vacuum breaker for 10th floor holding cell 10A. Install containment in Room 802. Replace 1 12X12 Ceiling tile. Work performed with environmental oversight. Vacuum breaker found leaking. Water traveled down 9th floor pipe chase into 8th floor Room 802.	$ 24,717	$ 16,345	66.13
313	FM-0144842	Kern	Bakersfield Superior Court	15-A1	1	Plumbing - Sewer line - Clear stoppage in holding cell located on the 2nd floor. Water leaked into Court reporter office, jury room, and judges chambers. Leak caused by backed up sewer line in holding cell. Environmental and remediation oversight of black water.	$ 41,055	$ 25,659	62.50
314	FM-0144846	Alameda	Hayward Hall of Justice	01-D1	1	HVAC - Air Quality - Local Fires - Deploy (19) Air scrubbers. Approx. (45) days use.	$ 111,435	$ 111,435	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
315	FM-0144847	Alameda	George E. McDonald Hall of Justice	01-F1	1	HVAC - Air Quality - Local Fires - Deploy (4) Air scrubbers. Approx. (45) days use.	$ 23,460	$ 23,460	100.00
316	FM-0144848	Alameda	Fremont Hall of Justice	01-H1	1	HVAC - Air Quality - Local Fires - Deploy (7) Air scrubbers. Approx. (45) days use.	$ 41,055	$ 41,055	100.00
317	FM-0144849	Los Angeles	Airport Courthouse	19-AU1	1	Fire Protection - Replace module in 7th floor lockup for fire panel. The fire panel signal alarm was activated, in alarm and showing a ground fault trouble; this was due to a faulty module for the 7th floor lockup area.	$ 2,500	$ 1,929	77.17
318	FM-0144850	Los Angeles	Airport Courthouse	19-AU1	1	Plumbing - Condensation Leak - Replace (8) 2ft x 2ft ceiling tiles and 20 Ln. ft of 6in cove base. Set up (3) Containments 12ft x 35ft x 10ft, 15ft x 20ft x 10ft and 10ft x 5ft x 10ft. Sanitized 1,610 sq. ft. hard surface. Sanitized (12) chairs and 80 sq. ft of carpet, build-back 45 sq. ft dry wall. Environmental testing. Condensate water overtook drain pan due to drain stoppage, 10th floor mechanical room leaked down through known ACM environment to the 9th floor jury room 932, men's public restroom, restroom lobby, and the 8th floor men's restroom.	$ 75,000	$ 57,878	77.17
319	FM-0144851	Los Angeles	Inglewood Courthouse	19-F1	1	Roof - Replace (6) 1ft x 1ft ceiling tiles, patch roof penetrations around cooling towers, set up (1) water divert 5ft x 5ft x 12ft length, set up (1) containment 5ft x 7ft x10ft, remediation, environmental testing. Water leaked from ceiling onto the top of a metal file cabinet, affecting approximately 1 sq. ft.; water leaked through roof penetrations around cooling towers. (SWO is from December 2019 and was only recently converted from JO to FM,)	$ 16,587	$ 12,367	74.56
320	FM-0144852	Los Angeles	Airport Courthouse	19-AU1	1	Plumbing - Sewer line - Replace 4ft of 4in No Hub cast iron pipe, (1) 4in cast iron wye and fittings. Set up (1) containment 10ft x 12ft x 12ft high. Set up scaffolding (3-Tier) 7ft x 7ft x 16ft high for plumbing repairs. Sanitize and disinfect hard surface 780 sq. ft., clean and sanitize 160 sq. ft of carpet. Environmental testing. Leak in the 9th floor Department #92 ceiling cause by a cracked and leaking 4in cast iron line and fittings. Leak affected 160 sq. ft of carpet and (1) desk.	$ 17,995	$ 13,887	77.17
321	FM-0144853	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing- Sewer Leak - Replace 30ft of 2-inch cracked cast iron piping, (8) 2-inch bands, 4 sq. ft of carpet, 10ft of 2-inch cast iron piping, erected (2) containments, sanitized 1,230 sq. ft. of category 3 impacted hard surfaces, conducted environmental testing, and performed all work in a known ACM area. A cracked 2-inch cast iron pipe leaking from 2nd floor to 1st leaking through ceiling affecting multiple areas due to a section of deteriorating pipe.	$ 45,281	$ 44,040	97.26
322	FM-0144857	Los Angeles	Bellflower Courthouse	19-AL1	1	HVAC - Replace (1) pneumatic controller and (1) transmitter. Controller and transmitter failed due to age (original to build, 1989), causing the chill water valve for Air Handler#6 to not to respond affecting cooling throughout the 3rd floor.	$ 5,000	$ 3,897	77.94
323	FM-0144858	Los Angeles	Downey Courthouse	19-AM1	1	HVAC - Replaced (1) HP circulation motor for Boiler #2 due to loose electrical connections causing the breaker to trip for Boilers #1 & #2. Boilers and cooling system work together to keep humidity levels down in the courthouse.	$ 1,460	$ 1,222	83.70
324	FM-0144861	Los Angeles	Van Nuys Courthouse West	19-AX2	1	HVAC - Replace (1) self-starter device for chiller #1 motor controls & replace (3) refrigerant sensors. The chiller self-starter device failed & would not engage the controls startup sequence to the motor, preventing the chiller from starting. During diagnostic systems checks it was discovered that the refrigerant sensors had failed and were not functioning due to age, wear & tear.	$ 12,452	$ 10,021	80.48
325	FM-0144864	Los Angeles	Van Nuys Courthouse West	19-AX2	1	Fire Protection - Replace failed valve assembly for Halon tank, emptied remaining suppression gas to perform hydrotest & refilled recertified tank with 108lbs of Halon for the 2nd floor exhibit room. There was a small leak on the valve assembly to the cylinder that slowly dissipated & discharged approximately 27lbs of fire suppression gas.	$ 11,445	$ 11,445	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
326	FM-0144866	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	19-AZ1	1	Electrical - Replace (2) barrel springs for secure parking exit and entry roll up gates in parking structure. Barrel spring failed due to wear/tear in the closed position for the exit side. The entrance gate was checked and found to have a failed spring.	$ 4,959	$ 4,959	100.00
327	FM-0144871	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists - Replace car top roller guide assembly causing loud noises while the public elevator #2 is traveling from the 2nd to 9th floors.	$ 557	$ 542	97.26
328	FM-0144872	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Plumbing - Sewer Line - Replace 10-feet of 2-inch cast iron pipe, (4) 2x4 ceiling tiles, erected (1) containment, installed (1) water diverter, wipe down 60 linear feet of T-bar, sanitize 340 square feet of hard surface, conducted environmental testing, and performed all work in known ACM area. Cracked 2-inch pipe leaked water down to the 6th floor affecting multiple areas.	$ 15,864	$ 15,429	97.26
329	FM-0144874	Solano	Law and Justice Center	48-A2	1	Elevator - Replace door safety edge sensors. Door sensors have failed and are obsolete. Needed to prevent in-custody elevator from going out of service.	$ 6,212	$ 6,212	100.00
330	FM-0144875	Solano	Hall of Justice	48-A1	1	Fire protection - Replace one fire sprinkler flow switch on fire sprinkler riser. Flow switch failed and caused fire alarm activation during court business hours. Needed to restore system to full operational status.	$ 6,724	$ 4,896	72.82
331	FM-0144878	Solano	Hall of Justice	48-A1	1	HVAC - Replace VFD on AHU-3 Return Fan. VFD failed due to age and lack of available replacement parts. New VFD is needed to restore efficient and proper operation.	$ 5,126	$ 3,733	72.82
332	FM-0144879	Santa Clara	Family Justice Center Courthouse	43-B5	1	Plumbing - Domestic water pipe leak - Replace leaking valve at domestic booster pump, repair failed backflow, repair water damage to Rm#809, includes carpet and custom ceiling tiles, replace 4 stained ceiling panels 7th floor lobby.	$ 9,284	$ 9,284	100.00
333	FM-0144880	Santa Clara	Downtown Superior Court	43-B1	1	Plumbing - Storm Drain Leak - Clean and camera exterior building storm drain sys, excavate approximately 10 X 10 X 17 deep excavation to access failed drain connection using proper excavation protocol, provide utility piping location prior to excavation, traffic control, replace (1) 6 corroded and faulty metal connection with (1) duel cleanout to provide proper access, back fill and replace connections that were temporarily removed for access, provide final clean and camera to verify proper system operation. Building ground water infiltration into basement level interior; currently impacting the courts storm drain system causing water infiltration and flooding hallways, file storage, private offices.	$ 75,722	$ 75,722	100.00
334	FM-0144887	Los Angeles	Eastlake Juvenile Court	19-X1	1	County Managed - Plumbing - Replace (2) valves and 20 LF of pipe from the domestic hot water system.	$ 4,566	$ 4,566	100.00
335	FM-0144892	Los Angeles	Pomona Courthouse South	19-W1	1	HVAC - Replaced 1-control board, 2-contactors, 1-drier, 1-belt, 1-high pressure switch, 10 lbs. of R22 refrigerant, for roof top package unit #1. Replaced 1-contactor, 1-condenser fan motor, 1-run capacitor, 2-driers, 1-belt, 1-control board, 30 lbs. of R22 refrigerant for roof top package unit #2. Both package units failed due to age and during an excessive heat wave, causing high temperatures in the elevator mechanical room.	$ 7,338	$ 6,688	91.14
336	FM-0144895	San Diego	Kearny Mesa Court	37-C1	1	HVAC - Replace cracked drain pan for package unit 13 on roof. Remediation and environmental oversight in stairwell for category 2 bacterial water intrusion included. Package unit 13 drain pan age is not known, which cracked and water flowed into the stairwell.	$ 14,038	$ 14,038	100.00
337	FM-0144899	San Benito	San Benito County Superior Court	35-C1	1	HVAC - Replace failed stainless steel flex lines and coil, extract water, Replace 30 sq. ft. of dry wall, dry, clean and sanitize 250 sq ft of carpet, and restore heat to jury deliberation. ACM testing included. Flex lines supporting reheat coil failed due to poor design, and corrosion, causing water to leak into deliberation room, adjacent restroom, and judicial hall.	$ 32,110	$ 32,110	100.00
338	FM-0144903	Merced	New Merced Courthouse/N Street Building	24-A8	1	Plumbing - Replace leaking 3-inch underground gas valve under concrete sidewalk. This issue was found by the building engineer during normal operations.	$ 13,743	$ 13,743	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
339	FM-0144919	San Bernardino	Juvenile Dependency Courthouse	36-P1	1	HVAC - Replace compressor, filter dryer, low pressure switch and contactor for HVAC package unit 3. Replaced 5.3 lbs. of R22 refrigerant. Compressor failed, due to age, on package unit 3, creating hot temperatures in department A6. Failed due to age.	$ 7,075	$ 5,514	77.93
340	FM-0144920	San Bernardino	Central Courthouse	36-A1	1	Vandalism - Replace 1-29 3/4" x 85 14" glass main entrance door that was broken by vandals. Includes initial emergency service call to board up door until glass could be replaced.	$ 4,659	$ 4,456	95.64
341	FM-0144922	Los Angeles	Torrance Courthouse	19-C1	1	Plumbing - Sewer Line - Replace 40 feet of 4 inch cast iron waste line pipe, 10 feet of 2 feet of cast iron pipe, (4) 4 inch cast iron sweeps, (1) 4 inch WYE fitting, (4) 4 1/8 bends, (20) 4 inch bands, (8) 2 inch bands, struts, and anchors. Cast iron waste line was cracked for the pump discharge line in the basement pump area which was leaking water when the sump pump was activated.	$ 12,800	$ 10,898	85.14
342	FM-0144923	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, Escalators, & Hoists - Replaced anti-reversing device and adjusted carriage switches on escalator #20. Escalator #20 from the 3rd to the 2nd floor on hill street side is down not stopping on all floors.	$ 2,840	$ 2,762	97.26
343	FM-0144926	Los Angeles	Norwalk Courthouse	19-AK1	1	Elevators, Escalators, & Hoists - Replace (2) door rollers. Public Elevator #2 is stuck on the 4th floor, not responding due to worn door rollers. Door rollers have failed due to age and wear/tear.	$ 1,523	$ 1,295	85.03
344	FM-0144927	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	1	HVAC - Replace bearings, shaft, and 24 inch centrifugal fan unit on 4th floor Air Handling Unit. AHU placed off line due to burning smell, excessive friction, rubbing bearings and impact to 3rd floor air distribution.	$ 4,500	$ 3,096	68.79
345	FM-0144928	Los Angeles	Stanley Mosk Courthouse	19-K1	1	Elevators, escalators, & hoist - Replace (1) Anti-Reversing device on Escalator #5. Escalator 5 to 6 on Grand street side is making noise due to a failing anti-reversing device.	$ 2,098	$ 2,041	97.26
346	FM-0144931	Los Angeles	Airport Courthouse	19-AU1	1	Electrical - Replace exterior light fixtures. Due to the height of the fixtures (approximately 15ft) a lift is required to complete repairs. Lights are out at the emergency door foyer.	$ 5,000	$ 3,859	77.17
347	FM-0144932	Los Angeles	Beverly Hills Courthouse	19-AQ1	1	Grounds and Parking Lot - Replace (1) 30 foot x 9 foot rolling aluminum grill door curtain, (1) barrel, (1) 1/2 HP motor operator, and exit loop detector module for the employee parking secure roll-up gate. Controller unit sending false signals to the gate control making the gate close as soon as it opens. The original curtain guides, barrel, and assembly show heavy wear and tear, several fasteners have failed causing rod damage. The gate failure presents a danger to people and property	$ 40,000	$ 31,808	79.52
348	FM-0144933	Los Angeles	East Los Angeles Courthouse	19-V1	1	Plumbing - Sewer line - Remove and replace approx. 4 sq. ft. of drywall, 30 sq. ft. of tile waterproofing sealer and clear drain line of debris (unknown) approx. 25' located in the 4th floor Judges library restroom shower back-up causing tile sealer to fail and penetrating to 3rd floor employees restroom, Sealer failed due to age (original to building 1989). Remediation and environmental oversight included due to category 2 (gray) water.	$ 18,910	$ 18,910	100.00
349	FM-0144934	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	1	Fire Protection - Replace (1) annular sensor and (1) annular boot. Annular boot failed due to age (built in 1994) causing damage to the annular sensor affecting the emergency generator fuel system by not allowing fuel to the generator	$ 7,500	$ 5,249	69.99
350	FM-0144935	Los Angeles	Inglewood Courthouse	19-F1	1	Plumbing - Sewer Line - Snake approximately 15 linear feet of toilet to the main line, replace approximately 100 square feet of ceramic floor tile, replace approximately 35 square feet of carpet, replace approximately 15 linear feet of wall base, erect (3) containments, and conduct environmental testing as work is being completed in known ACM area. The toilet on the 4th Floor women's jury assembly restroom toilet overflowed affecting multiple areas on the 3rd and 4th floors. The clog causing the toilet to overflow was pushed through when the toilet was snaked.	$ 35,000	$ 26,096	74.56
351	FM-0144945	Contra Costa	Wakefield Taylor Courthouse	07-A2	1	Plumbing - Fixtures - Replace one (1) flushometer on urinal in 2nd floor public restroom. Flushometer failed resulting in urinal overflow. Required ACM testing and abetment of approx. 2 sq. ft. of damaged pipe insulation behind wall.	$ 12,902	$ 12,902	100.00
352	FM-0144947	San Bernardino	Fontana Courthouse	36-C1	1	Elevators, Escalators, & Hoists- Replace estimate (50)ft travel cable. Judge's Elevator #2 travel cable is fraying. Elevator has been taken out of service. Failed due to age.	$ 9,224	$ 9,224	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
353	FM-0144949	Los Angeles	Alhambra Courthouse	19-I1	1	HVAC - Air Quality - Local Fires - Deploy 6 air scrubbers throughout. Approximately (3) days use.	$ 5,821	$ 5,006	86.00
354	FM-0144950	Orange	North Justice Center	30-C1	1	Interior - Structural Engineer to assess new vertical and horizontal cracks discovered in 4th floor chambers and 3rd floor Jury Room area. Superior Court has evacuated this section of the building until deemed structurally safe.	$ 4,700	$ 4,245	90.31
355	FM-0144238	Alameda	Fremont Hall of Justice	01-H1	2	Electrical - Replace (1) 25' parking lot light pole. Light pole was blown over by wind during storm.	$ 13,660	$ 10,846	79.40
356	FM-0144274	Butte	North Butte County Courthouse	04-F1	2	Electrical - Replace failed electronic control module on generator. Failed control module is preventing generator from automatically starting.	$ 9,880	$ 9,880	100.00
357	FM-0144277	Kern	Delano/North Kern Court	15-D1	2	Electrical - Replace (1) power supply, wiring for the panic device, board, and cylinder in the secure hallway of north end of hallway. Power supply failed not allowing the local alarm to sound.	$ 2,952	$ 2,952	100.00
358	FM-0144298	Los Angeles	Santa Monica Court Annex	19-AP3	2	Electrical - Replace (16) - 18.6 AMP, 12V batteries for the uninterruptable power supply. Batteries are past their life cycle and will not hold a charge. If an emergency occurred, the emergency lighting would fail.	$ 5,865	$ 4,603	78.49
359	FM-0144310	Ventura	East County Courthouse	56-B1	2	Electrical - Replace 1-1600 amp breaker as current breaker is not sufficient and presents safety hazard. Provide correct singleline diagram, documentation and signage showing modifications to the Main Switchear and Main Busing. Provide permanent danger signage. Automatic transfer switch was installed incorrectly, and lacked proper signage and diagram.	$ 77,570	$ 47,899	61.75
360	FM-0144342	Los Angeles	Compton Courthouse	19-AG1	2	Electrical - Replace (20) clocks and (1,800) LF of 12 gauge wire on 12 floors and verify functionality of clocks throughout courthouse. Courthouse master clock system is not functioning due to shorts in the wiring and failure of 20 units of the clocks.	$ 11,219	$ 7,419	66.13
361	FM-0144399	Los Angeles	Compton Courthouse	19-AG1	2	Electrical - Replace (1) – Magnetic motor starter with 120v coil for air handling unit 11. The starter was identified for replacement during Preventive Maintenance IR scan. Magnetic starter will provide under-voltage and overload protection and automatic cutoff in the event of a power failure.	$ 3,202	$ 2,117	66.13
362	FM-0144406	Los Angeles	Pasadena Courthouse	19-J1	2	Electrical - Replace 2-90 amp breakers, provide two racking tools for 4,160 volt breakers required to remove/test 4-4,160 volt breakers and service 4 - 4,160 volt cells. 90 amp breakers failed during testing due to age.	$ 13,932	$ 9,662	69.35
363	FM-0144429	San Mateo	Hall of Justice	41-A1	2	Electrical - Remove failed cloth wrapped wiring and (38) T8 fluorescent light fixtures, install new wiring and (38) new led fixtures at Courtroom 2A, all work to be done over weekend, full scaffolding required. Existing wiring has failed due to age and is causing fire hazard, short-outs, smoke and disruption to Court Operations.	$ 59,879	$ 59,879	100.00
364	FM-0144430	Los Angeles	Van Nuys Courthouse East	19-AX1	2	Electrical - Replace 1-600 Amp, 3 pole, 480 volt transfer switch and 1-300 Amp 3, pole, and 480 volt transfer switch. Existing transfer switches are not operating as designed and are no longer supported by the manufacturer.	$ 35,936	$ 32,249	89.74
365	FM-0144454	Kern	Bakersfield Superior Court	15-A1	2	Electrical - Replace 1-250 Amp transfer switch with a 400 Amp, 3 pole, 480 volt transfer switch, to include elevator and generator interface controls. Existing transfer switch has failed and is no longer supported by the manufacturer.	$ 12,208	$ 7,630	62.50
366	FM-0144455	Kern	Bakersfield Juvenile Center	15-C1	2	Electrical - Replace 1-1200 Amp, 3 pole, 480 volt transfer switch, to include elevator and generator interface controls. Existing transfer switch is no longer supported by the manufacturer.	$ 38,592	$ 25,764	66.76
367	FM-0144456	Los Angeles	San Fernando Courthouse	19-AC1	2	Electrical - Replace 1-600 Amp, 3 pole, 480 volt transfer switch, to include elevator and generator interface controls. Existing transfer switch is not compliant with current codes and is no longer supported by the manufacturer.	$ 16,684	$ 13,916	83.41

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
368	FM-0144457	Los Angeles	Compton Courthouse	19-AG1	2	Electrical - Replace 1-1200 Amp, 3 pole, 480 volt ATS (automatic transfer switch) to include elevator and generator interface controls. ATS failed to operate during testing. Existing ATS is no longer supported by the manufacturer.	$ 26,223	$ 17,341	66.13
369	FM-0144579	Los Angeles	Norwalk Courthouse	19-AK1	2	Electrical - Replace 1-400 Amp, 3 pole, 480 volt transfer switch and 1-300 Amp 3, pole, 400 volt transfer switch, to include elevator and generator interface controls. Existing transfer switches are not compliant with current codes and are no longer supported by the manufacturer.	$ 21,909	$ 18,629	85.03
370	FM-0144725	San Diego	East County Regional Center	37-I1	2	Electrical - Replace 1-1600 Amp, 3 pole, 480 volt transfer switch and 1-400 Amp 3, pole, 480 volt transfer switch, to include elevator and generator interface controls. Existing transfer switches are not compliant with current codes and are no longer supported by the manufacturer.	$ 55,268	$ 37,422	67.71
371	FM-0143010	Los Angeles	Compton Courthouse	19-AG1	2	Vandalism - Graffiti - Replace (2) Mirrors 24 inch x 30 inch with graffiti, (3) 36 inch x 48 inch partition stalls with graffiti.	$ 650	$ 430	66.13
372	FM-0144257	Santa Clara	Downtown Superior Court	43-B1	2	HVAC - Replace (1) failed burner section, provide and install (1) main boiler gas valve, provide and install (1) New PRV Valve, flame sensor and sight glass, test for proper operation. Currently affecting court operations.	$ 7,007	$ 7,007	100.00
373	FM-0144268	San Diego	Central Courthouse	37-L1	2	Plumbing - Replace 1-50 HP motor for domestic water pump #3. Motor was found to have failed during rounds and readings.	$ 10,057	$ 10,057	100.00
374	FM-0144301	Santa Clara	Downtown Superior Court	43-B1	2	HVAC - Replace (1) Failed burner section on boiler, provide and install (1) Flame sensor, test for proper operation. Failed burner section was found during preventive maintenance.	$ 5,654	$ 5,654	100.00
375	FM-0144302	Santa Clara	Downtown Superior Court	43-B1	2	HVAC - Replace (1) Failed burner section, provide and install (1) Flame sensor, provide and install (1) new boiler heat exchanger, test for proper operation. Required repairs found during routine maintenance.	$ 25,838	$ 25,838	100.00
376	FM-0144315	San Diego	East County Regional Center	37-I1	2	Plumbing - Replace (20) feet of 4" cast iron drain pipe above 3rd floor. Pipe was cracked due to corrosion causing interior water intrusion.	$ 4,197	$ 2,842	67.71
377	FM-0144322	Santa Clara	Downtown Superior Court	43-B1	2	Grounds and Parking - City of San Jose Managed - Replace 1,141 sq.ft. of concrete sidewalk and grind (2) trip hazards. City required correction to several areas of sidewalk in front and side of Facility.	$ 15,827	$ 15,827	100.00
378	FM-0144326	Los Angeles	Van Nuys Courthouse East	19-AX1	2	HVAC - GCI - Fabricate and install (6) stainless steel liner inserts in six of seven air handling unit condensation drain pans. AHU pans located in the Basement, 2nd, 3rd, 4th, 5th & 6th floors are rusted and leaking water onto the floor inside the mechanical rooms. Liner inserts are needed to eliminate further deterioration and prevent new water leaks, assure new inserts are properly pitched & sloped for proper drainage.	$ 43,738	$ 39,250	89.74
379	FM-0144328	Tulare	Tulare Division	54-B1	2	Plumbing - Sewer Leak - Excavate, remove and replace approximately four feet of broken sewer line leading into the ceiling over the Probation office in the basement, remove and replace approximately 140 square feet of sheetrock, tape and float, and remove approximately 300 square feet of soiled carpet. Includes environmental testing - Broken sewer line caused leak with resulting wall and flooring damage in the basement.	$ 11,489	$ 8,042	70.00
380	FM-0144353	Los Angeles	S. Bay Municipal Traffic Court Trailer	19-C4	2	HVAC - Replace (2) contactors and (1) capacitor, pressurize with Nitrogen to find and repair refrigerant leak, pressure test and evacuate system, and charge with refrigerant. The high limit safety switch tripped, the refrigerant level is low, the run capacitor is nearing failure, and the compressor and fan contactors are pitted.	$ 2,607	$ 2,607	100.00
381	FM-0144418	Riverside	Larson Justice Center	33-C1	2	HVAC - Pony Chiller - Remove and replaced failed stage 2 compressor of the basement pony chiller serving the server room of the courthouse. Failure to replace will leave the server room undercooled. Work includes new pressure switches (oil, high, and low), contactor and liquid line drier; additionally, refrigerant will be recovered and reused.	$ 24,274	$ 24,274	100.00
382	FM-0144420	Los Angeles	Whittier Courthouse	19-AO1	2	Elevators, Escalators, & Hoists - Replace gear 3rd floor lobby doors on public elevator #2. Gear is leaking oil onto floor and resistor for doors has failed due to age. This failure is causing the elevator to get stuck on the 3rd floor. Elevator is non-operational.	$ 62,054	$ 53,633	86.43

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
383	FM-0144439	Santa Clara	Downtown Superior Court	43-B1	2	HVAC - Repair chiller refrigerant leak and replace approximately 200lbs of chiller refrigerant R-123 required per manufacturer designed specifications. - Low refrigerant level identified during routine maintenance, low level attributed to leak issue with chiller which has been repaired.	$ 8,133	$ 8,133	100.00
384	FM-0144444	Los Angeles	Alfred J. McCourtney Juvenile Justice Center	19-AE1	2	County Managed - Electrical - Replace (6) 25 ft. and (4) 10 ft. light poles for the public and employee parking lots. Re-using existing light poles and pulling new wires. Existing light poles are non-operational and County is unable to locate replacement parts. High lift equipment is needed for installation. LED lights will draw less electricity and last longer.	$ 22,678	$ 22,678	100.00
385	FM-0144477	Shasta	Main Courthouse	45-A1	2	Vandalism - Replace (3) broken window panes in front of Courthouse, Apply Window Tinting, Window Located on South East Corner.	$ 1,093	$ 762	69.71
386	FM-0144478	Santa Clara	Hall of Justice (West)	43-A2	2	Electrical - Remove electrical power from main control panel, install (1) failed 70 amp 3 phase circuit breaker, perform IR scan for additional hot spots and report discrepancies. - Third floor lights failed - electrical breaker is at end of life.	$ 4,288	$ 4,288	100.00
387	FM-0144481	Orange	Central Justice Center	30-A1	2	Electrical - Identify and label electrical panels per State Fire Marshal inspection and violation/citation, including panels on 2nd floor A204, 3rd floor 3AN and AM secure corridor, roof machine room EDRAA and 5th floor-IDF room. Building transferred to the State in the present condition. Failure to complete work will result in additional notices and citations.	$ 7,439	$ 6,782	91.17
388	FM-0144483	Riverside	Southwest Justice Center	33-M1	2	HVAC - Roof top Air Handler #3 - Remove and replace one failed 100hp supply air motor of air handler unit #3. The air handler supplies air to Judge's chambers, public waiting areas and attorney meeting rooms and is currently not able to support the heat load. Work includes craning of the motor on and off the roof top.	$ 16,993	$ 12,983	76.40
389	FM-0144485	Orange	Central Justice Center	30-A1	2	Fire Protection - Per State Fire Marshal inspection and citation, relocate 48 existing fire alarm devices, strobes, and speaker/strobe combos to the opposite wall of the secure hallways on floors 4 thru 11. In current location devices are obstructed by light fixtures. Failure to complete work will result in additional citations by the State Fire Marshal.	$ 27,151	$ 24,753	91.17
390	FM-0144490	Riverside	Southwest Juvenile Courthouse	33-M4	2	HVAC Rooftop A/C system #1 - Remove and replace 1 failed compressor of the rooftop air conditioning system that services the lobby, clerks space and offices of the courthouse. Failure to replace will leave the spaces insufficiently cooled. Work includes evacuation and recovery of refrigerant, recharge with new refrigerant, and replacement of liquid line drier and crank case heater.	$ 8,129	$ 8,129	100.00
391	FM-0144496	Orange	Central Justice Center	30-A1	2	HVAC - Remove and replace leaking VAV box. VAV box is leaking internally from the hot water coil requiring water to be shut off to the unit which is preventing ability to control temperature. Work includes ACM debris field clean-up of approx. 10 sq. ft. and 4 abatement spots of approx. 1 sq. ft. Work also includes monitoring services. (VAV box serves only the court-exclusive space.)	$ 22,862	$ 22,862	100.00
392	FM-0144497	Riverside	Larson Justice Center	33-C1	2	Exterior Shell - Remove and replace shattered 24 in wide x 120 in high x 1 in performance dual glass window panel in the East side secured stairwell. Glass is currently at risk of breaking and compromising building envelope. Work includes use of boom lift. The cause of the break is unknown and noticed during rounds. There is no video of any potential root cause incident.	$ 17,674	$ 17,213	97.39
393	FM-0144504	Los Angeles	Inglewood Courthouse	19-F1	2	Vandalism - Remove approximately 20 sq. ft. in total of graffiti etched on a wooden door and mirrors. 4th floor women's public restroom.	$ 1,060	$ 790	74.56
394	FM-0144508	Los Angeles	Parking Structure Lot 94 Airport Courthouse	19-AU2	2	Fire Protection - Replace (2) fire hose cabinets and (3) damaged fire extinguisher cabinets on the rooftop parking structure. The glass on the fire hose cabinets is missing and the fire extinguisher cabinets are damaged, preventing them from closing properly.	$ 5,102	$ 3,937	77.17
395	FM-0144511	San Diego	Hall of Justice	37-A2	2	COUNTY MANAGED - Elevators Escalators, Hoists - Replace controller relays and PC Processor Module on escalator No. 3-2. Escalator is having frequent shutdowns and failing completely during testing.	$ 10,457	$ 10,457	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
396	FM-0144515	Santa Barbara	Santa Maria Courts, Bldg F	42-F4	2	Vandalism - Remove approximately 10 sq. ft. of graffiti on the exterior courtyard wall.	$ 175	$ 175	100.00
397	FM-0144520	Orange	Central Justice Center	30-A1	2	Fire Protection - Provide and install (3) three missing fire rated doors for two executive area rooms and one basement electrical vault as identified by the State Fire Marshall.	$ 8,915	$ 8,128	91.17
398	FM-0144521	San Diego	North County Regional Center - Annex	37-F3	2	Interior Finishes - Replace 2-panic bars and interfacing top latches for double doors leading to patio outside Department 34/35. Deficiency noted by the State Fire Marshal during annual inspection. Existing panic bars are not to code due to holes being drilled to lock doors in the unlocked position.	$ 4,344	$ 4,344	100.00
399	FM-0144522	Tulare	South County Justice Center	54-I1	2	Plumbing - Mechanical System - Replace approximately two feet of leaking CPVC pipe section on the north header in thermal storage tank #2. This piping is part of the low temp chilled water loop which consists of a 30% glycol mixture. Work requires a pump down and removal from within the tank of an estimated leaked 300 gal of glycol mixture, with proper disposal. Add back the lost glycol mixture into the low temp chilled water system. Pressure test and return to operation - Leak has rendered the thermal ice storage system non-operational.	$ 6,424	$ 6,424	100.00
400	FM-0144526	Shasta	Main Courthouse	45-A1	2	Vandalism - Replace (2) 18 x 36 broken window panes in front of Courthouse. Apply glass tinting - Window Located Center East next to entrance. Window was broken after hours.	$ 852	$ 594	69.71
401	FM-0144527	Orange	Central Justice Center	30-A1	2	Fire Protection - Install fireman phone jack and cabinet, with 6 phones, in Fire Control Room on the 1st floor and repair/replace the existing 2-way communication system throughout the facility; 10 locations. The system was once hooked up to a basement panel that was abandoned and removed. This work is required per State Fire Marshal violation.	$ 17,181	$ 15,664	91.17
402	FM-0144528	Santa Clara	Historic Courthouse	43-B2	2	Vandalism - Board up one cracked laminated window (45-7/8 X 51-3/4), remove old window seal, replace glass, install new seal, touch up paint as required, clean area. Historic Building.	$ 2,547	$ 2,547	100.00
403	FM-0144529	Los Angeles	Chatsworth Courthouse	19-AY1	2	Electrical - GCI - Replace (1) 3000amp main breaker with failed safety interlock switch. Schedule & coordinate with LA DWP to secure & shut off main power feed to the building. After performing annual preventative maintenance, the main disconnect could not energize/de-energize due to the failed safety interlock switch. The certified electrician had to remove the panel to manually transfer switchover & turn the power back on. If not replaced, the main breaker may not properly reset if there is a power-surge/outage, causing a complete power failure to the building.	$ 74,973	$ 62,827	83.80
404	FM-0144544	Los Angeles	Santa Monica Courthouse	19-AP1	2	Vandalism - Remove Approximately 25 sq. ft. of graffiti on the south side of the building (on the walkway).	$ 135	$ 106	78.49
405	FM-0144547	Santa Clara	Santa Clara Courthouse	43-G1	2	HVAC - Replace (1) failed main building air supply unit to include bearings, (1) 20hp motor, (1) shaft, (2) sheaves, Lock-out-Tag-out electrical, check full operation and alignment. Unit is showing signs of failure, currently impacting cooling comfort levels.	$ 20,323	$ 20,323	100.00
406	FM-0144548	Los Angeles	Burbank Courthouse	19-G1	2	Holding Cell - Replace (3) concealed closers with door position switches on holding cells 5, 8, and 9. The holding cell doors are slamming shut due to faulty door closers which presents an issue with the locking of the holding cells.	$ 6,992	$ 6,992	100.00
407	FM-0144556	San Diego	East County Regional Center	37-I1	2	Interior Finishes - GCI - Remove and replace 145 affixed-tethered audience seating in Departments 1 and 2. The courtroom seating is 25-years old, and has deteriorated to the point it's become a safety hazard due to metal fatigue and broken weld brackets. Several chairs throughout the high volume courtrooms for traffic and felony are beyond repair and no longer in service. There have been (6) incidents reported due to failed seat pans over the last 18 months.	$ 81,084	$ 81,084	100.00
408	FM-0144557	San Joaquin	Manteca Branch Court	39-C1	2	HVAC - Replace failed compressor, filter drier, and low pressure safety - Compressor scroll head does not seat properly in its channel anymore, causing a failure to compress refrigerant and preventing department M2 from being inadequately cooled.	$ 5,908	$ 5,908	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
409	FM-0144558	San Joaquin	Stockton Courthouse	39-F1	2	Elevators, Escalators, & Hoists - Replace single pane of broken glass on Escalator #4 - Glass spontaneously shattered in the middle of the night as reported by onsite security and verified on security footage.	$ 9,384	$ 9,384	100.00
410	FM-0144561	Los Angeles	Bellflower Courthouse	19-AL1	2	HVAC - Replace 1- pneumatic temperature controller and 1-pneumatic transmitter on Air Handler Unit #3. The temperature controller and transmitter have failed due to age (original to building, built in 1989). Chilled water valve and hot water valve no longer hold air pressure causing it to fail in heat mode, affecting temperatures throughout the 2nd floor.	$ 1,000	$ 779	77.94
411	FM-0144562	Orange	Central Justice Center	30-A1	2	HVAC - Replace failed metal duct connector with new flex duct connector on 2nd floor exhaust fan. Work includes abatement, environmental oversight, and clearances.	$ 5,341	$ 4,869	91.17
412	FM-0144563	Orange	Harbor Justice Center-Newport Beach Facility	30-E1	2	HVAC - Remove and replace failed CPU of the Multistack Chiller. Chiller is currently not operational and backup chiller is 23 years old and could fail.	$ 13,910	$ 11,729	84.32
413	FM-0144568	Los Angeles	Downey Courthouse	19-AM1	2	Fire Protection - Replace (2) 26 amp hour batteries, relocate field wire from charging circuit to power supply output circuit, adjust charging voltage and trouble trigger limit. The fire alarm panel indicated an issue with the system with a flickering HI rate light and buzzing the HI rate relay. The batteries are flat and need to be replaced due to age.	$ 2,790	$ 2,335	83.70
414	FM-0144575	San Diego	Central Courthouse	37-L1	2	Holding Cell - Plumbing - Fixture Leak - Replace (1) bubbler and diaphragm for the pneumatic system attached to the acorn valve for holding cell toilet/faucet. The toilet faucet is leaking.	$ 619	$ 619	100.00
415	FM-0144576	Riverside	Hall of Justice	33-A3	2	HVAC - Replace two failed/deteriorated 6-inch heating loop rubber expansion joints which provide the expansion/contraction and vibration protection of the HVAC heating system loops. The joints are 29 years old, leaking, original to the building and have dried out from continual usage. Replacement will remove noises on start up from pump cavitation. Failure to replace would result in no hot water for building heating. Additional pipe supports to be installed to provide further support for water piping system and new expansion joints.	$ 5,283	$ 5,283	100.00
416	FM-0144591	Los Angeles	East Parking Structure	19-F2	2	Vandalism - Paint over 500 square feet of gang graffiti throughout the parking structure.	$ 3,391	$ 2,528	74.56
417	FM-0144593	Los Angeles	Metropolitan Courthouse	19-T1	2	Vandalism - Remove approximately 150 sq. Ft. of graffiti Outside of building on the walls and planters.	$ 695	$ 657	94.54
418	FM-0144595	San Bernardino	San Bernardino Justice Center	36-R1	2	Vandalism - Remove graffiti from 3-glass main entrance doors and 1-adjacent window. Glass doors and window have been etched with graffiti.	$ 2,782	$ 2,782	100.00
419	FM-0144598	San Bernardino	Fontana Courthouse	36-C1	2	HVAC - Repair Freon leak on AC unit #2 that services court exclusive IT room. Replace liquid line drier, verify that system is leak free and charge unit with (5lbs.) of factory spec Freon.	$ 2,781	$ 2,781	100.00
420	FM-0144602	Los Angeles	Chatsworth Courthouse	19-AY1	2	Fire Protection - Replace (8) sprinkler heads that are painted, (10) missing sprinkler head escutcheons, (6) failed standpipe gauges, (3) standpipe control valve supervisory switches that failed to indicate alarm, (9) standpipe water flow switches that failed to activate, and (3) 100ft of fire hose that failed hydro testing. Deficiencies found while performing preventative maintenance procedures.	$ 21,105	$ 17,686	83.80
421	FM-0144637	Contra Costa	Bray Courts	07-A3	2	HVAC - AEI- Design- Provide design services for HVAC modification on the 3rd Floor of the Courthouse. The project scope includes equipment verification and documentation required to upgrade the existing 3rd Floor HVAC system to provide balanced, controlled air throughout the 3rd Floor.	$ 63,655	$ 54,438	85.52
422	FM-0144695	San Diego	East County Regional Center	37-I1	2	HVAC - Replace (1) 20HP Variable Frequency Drive (VFD), associated wiring and program VFD for air handling unit #11. Existing Variable Frequency Drive (VFD) has failed due to age.	$ 4,751	$ 3,217	67.71
423	FM-0144701	Tulare	South County Justice Center	54-I1	2	Electrical - Replace like-for-like 160 kva building Uninterruptible Power System (UPS) damaged by phase to neutral short, and replace all 40 batteries in the system which are seven years-old. Existing UPS is non-functional with at least four circuit boards damaged plus suspected damage to bus bar. Batteries are well past recommended life cycle, with one battery non-functional.	$ 72,689	$ 72,689	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
424	FM-0144702	San Mateo	Northern Branch Courthouse	41-C1	2	Plumbing - Sewer Line - Stop toilet overflow, unclog sewer line, remediate affected area, test for hazardous materials, repair/replace flooring, base molding and bottom 12" of affected wallboard (approx. 200 sq./ft). City main sewer line clogged, causing toilet at DA office to overflow and flood approximately 200 sq. ft. of floor and walls.	$ 14,806	$ 12,320	83.21
425	FM-0144708	Ventura	East County Courthouse	56-B1	2	Electrical - Replace (1) water pump and coolant for emergency generator. Water pump has a leak and could cause the emergency generator to overheat and fail during an emergency.	$ 6,379	$ 3,939	61.75
426	FM-0144711	San Diego	North County Regional Center - Annex	37-F3	2	Plumbing - Mechanical Leak - Replace failed hot water pump #1 and braided hose on the supply side. Pump is non-operational, due to mechanical wear and age, and needs replacement to prevent any interruption to the heating system. Install HEPA and erect containment/decon chamber in mechanical room to test insulation and sealant on hot water pump.	$ 11,855	$ 11,855	100.00
427	FM-0144726	San Mateo	Hall of Justice	41-A1	2	Electrical - Remove all existing failed wiring and (38) florescent light fixtures from Courtroom 7A, install new wiring and (38) LED light fixtures. Work requires scaffolding and must be done after-hours. Wiring failed due to age, causing electrical shorts and smoke inside Courtroom, creating a Fire/Life/Safety issue.	$ 59,408	$ 59,408	100.00
428	FM-0144745	Fresno	B.F. Sisk Courthouse	10-O1	2	HVAC - Replace degraded capacitor bank and failing voltage regulator in chiller #2 - Capacitors are hot, and likely to fail if not replaced.	$ 16,595	$ 16,595	100.00
429	FM-0144746	Contra Costa	Richard E. Arnason Justice Center	07-E3	2	Electrical - Replace one (1) Network Card for ATS #2 - Failure to replace the failing card would prevent the ATS from communicating with the monitoring panel in case of malfunction.	$ 3,386	$ 3,386	100.00
430	FM-0144748	Inyo	Inyo Historic Courthouse	14-A1	2	County Managed - HVAC - Replace 3 failed window-mounted Air Conditioner Units - Units failed and were replaced as required (Court Exclusive JCC funded).	$ 2,162	$ 2,162	100.00
431	FM-0144750	Los Angeles	Downey Courthouse	19-AM1	2	Electrical - Install a new fuel cooler panel to cool down fuel returning to day tank. The diesel fuel gets too hot when the generator runs during its 30-minute monthly test period and poses a failure to the generator. Recommended by vendor during a preventive maintenance visit.	$ 3,835	$ 3,210	83.70
432	FM-0144751	Solano	Old Solano Courthouse	48-A3	2	Electrical - Replace two (2) failed float switches to storm water pump vault. Requires confined space entry. Switches failed due to age and caused fault resulting in alarm activation.	$ 3,870	$ 3,870	100.00
433	FM-0144755	Los Angeles	Beverly Hills Courthouse	19-AQ1	2	HVAC - Replace 2-15 amp, 3 pole, 3 phase magnetic motor starters, 1-pressure switch, 1-gauge, 2-filters and oil for pneumatic controls compressor. Compressor was tripping due to failing components and disabling pneumatic temperature control system.	$ 5,464	$ 4,345	79.52
434	FM-0144756	Los Angeles	Beverly Hills Courthouse	19-AQ1	2	Electrical - Replace 1-400 Amp, 3 pole, 480 volt transfer switch, to include elevator and generator interface controls. Existing transfer switch is not compliant with current codes and is no longer supported by the manufacturer.	$ 12,303	$ 9,783	79.52
435	FM-0144757	Del Norte	Del Norte County Superior Court	08-A1	2	Vandalism - Replace Damaged Door - Men's public restroom stall #1 door was damaged beyond repair by an unknown individual. Door is damaged at the top hinge mounting area. New door to match in color and hardware details of old door.	$ 973	$ 596	61.27
436	FM-0144758	Alameda	Wiley W. Manuel Courthouse	01-B3	2	Fire Protection - Replace (24) Sprinkler heads on the 1st and 2nd FL Exterior East side of building. Work requires boom lift. Deficiencies found during Preventative Maintenance.	$ 9,425	$ 7,898	83.80
437	FM-0144761	Los Angeles	Bellflower Courthouse	19-AL1	2	Electrical - Replace 1-600 Amp, 3 pole, 480 volt transfer switch, to include elevator and generator interface controls. Existing transfer switch is not compliant with current codes and is no longer supported by the manufacturer.	$ 20,999	$ 16,367	77.94
438	FM-0144766	Orange	Harbor Justice Center-Newport Beach Facility	30-E1	2	Exterior Shell - Remove raised threshold between detention and sally port due to 1.5 inch difference. This is a safety hazard; inmate tripped on the threshold, fell, and sustained a head injury (incident report attached). In-custodies are transported with ankle and wrist shackles. Additionally, replace 2 lifting truncated dome pads, a hazard on ramp where inmates enter and exit the Sheriff's bus. The pads are exposed to the weather and are peeling and edges raising from a half inch to 1 inch.	$ 2,223	$ 2,223	100.00

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
439	FM-0144767	San Diego	North County Regional Center - North	37-F2	2	HVAC - Replace bearings, pulley, sheave, and 3-belts for air handling unit 13. The bearings are failing due to age and lack of preventative maintenance and affecting ability to control temperatures.	$ 8,259	$ 8,259	100.00
440	FM-0144768	San Diego	North County Regional Center - North	37-F2	2	Interior finishes - Install one 20 minute fire rated door, 1-closer, 1-kick plate, and hinges for missing fire door outside electrical room D17. Install lockset and re-key to match existing locks. Door was noted to be missing during a State Fire Marshal inspection and required to meet fire code.	$ 4,286	$ 4,286	100.00
441	FM-0144775	Los Angeles	Stanley Mosk Courthouse	19-K1	2	Vandalism - Remove approximately 200 SF of graffiti along the exterior of the courthouse on Grand, 1st & Olive sidewalk and entrances. Graffiti clean up is needed in multiple areas on the exterior of the courthouse.	$ 10,105	$ 9,828	97.26
442	FM-0144776	Los Angeles	San Fernando Courthouse	19-AC1	2	Electrical - Replace (2) GRP4D starting batteries (730 amps each), service battery cable terminal lugs, and apply terminal protective coatings for the standby emergency generator. Batteries are testing below their normal rated voltage due to being over the 4 year recommended time frame.	$ 2,406	$ 2,007	83.41
443	FM-0144781	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	19-AZ1	2	Electrical - Replace 1-2000 Amp, 3 pole, 480 volt transfer switch, to include elevator and generator interface controls. Existing transfer switch is not compliant with current codes and is no longer supported by the manufacturer.	$ 58,395	$ 42,926	73.51
444	FM-0144815	San Diego	North County Regional Center - North	37-F2	2	Interior Finishes - Install missing exit sign in the secured hallway behind Department D5. Need for exit sign noted during State Fire Marshal inspection. ACM/lead testing included. Missing sign could potentially cause egress safety issue during emergency.	$ 3,190	$ 3,190	100.00
445	FM-0144854	Alameda	Wiley W. Manuel Courthouse	01-B3	2	HVAC - Replace (1) duct static pressure sensor on supply fan #2. If not replaced, ducts in several areas could be damaged, causing more extensive repairs, affecting cooling and court operations throughout the building. Pressure sensor failed due to age.	$ 3,331	$ 2,791	83.80
446	FM-0144856	Los Angeles	Norwalk Courthouse	19-AK1	2	Fire Protection - Replace 1-test valve, 1-hose valve, and 8 sprinkler escutcheons. Escutcheons are missing and valves are leaking. Found during preventative maintenance.	$ 2,982	$ 2,536	85.03
447	FM-0144860	Los Angeles	Van Nuys Courthouse West	19-AX2	2	Vandalism - Remove approximately 20sq. ft. of graffiti from the doors and walls on the 9th floor men's public restroom.	$ 390	$ 314	80.48
448	FM-0144863	Tulare	South County Justice Center	54-I1	2	Exterior Shell - Remove cracked glass awning panel above courtyard by service window 7 and replace with one 52" x 102" 1 1/8" thick clear laminated over clear tempered glass with special pattern silk screen. Total weight is over 600 pounds - Glass spontaneously shattered and needs to be replaced.	$ 26,926	$ 26,926	100.00
449	FM-0144867	Stanislaus	Hall of Records	50-A2	2	Vandalism - Exterior Shell - Replace damaged 38x40inch window with tinted plexi-glass. Unknown person threw a rock through the window after-hours.	$ 1,028	$ 800	77.82
450	FM-0144868	Stanislaus	Hall of Records	50-A2	2	Vandalism - Exterior Shell - Replace damaged 35x34inch window with tinted plexi-glass. Unknown person threw a rock through the glass at the top of the entrance doors after-hours.	$ 707	$ 550	77.82
451	FM-0144869	Stanislaus	Modesto Main Courthouse	50-A1	2	Plumbing - Sewer Line - Remove root obstructions in the sewer line starting approximately 65 feet from clean out in 10 different locations until line drops into the city main - Cause of obstruction is root growth.	$ 4,304	$ 3,349	77.82
452	FM-0144873	Stanislaus	Modesto Main Courthouse	50-A1	2	Plumbing - Replace failed drain lines from 1st floor breakroom, down through basement and out of building - Cause was corrosion of 50 yr old pipe.	$ 8,313	$ 6,469	77.82
453	FM-0144882	San Diego	Central Courthouse	37-L1	2	Vandalism - Replace 1-51" x 41" glass panel at railing of flag pole balcony. Glass was shattered/vandalized over the weekend.	$ 3,809	$ 3,809	100.00
454	FM-0144883	San Diego	Central Courthouse	37-L1	2	Elevators, escalators, & hoists - GCI - Replace operational drives for public elevators 4 and 13. Operational Drives failed for both elevators, indicating "not available", rendering both elevators inoperable.	$ 49,448	$ 49,448	100.00
455	FM-0144886	Los Angeles	Norwalk Courthouse	19-AK1	2	HVAC - Rebuild one (1) rotating assembly, replace (1) set of packing, bearings and seals for condenser water pump. Pump packing for condenser water pump#6 failed due to age, leaking water on the deck from the shaft seal, preventing the chillers and cooling tower from running efficiently and affecting cooling throughout the building.	$ 9,266	$ 7,879	85.03

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
489	FM-0144997	Los Angeles	East Los Angeles Courthouse	19-V1	2	Vandalism - Replace graffiti film on (5) windows 5 ft. x 10 ft. Remove approximately 60 sq. ft. of graffiti on concrete slabs and 20 sq. ft. of metal walls throughout multiple locations on the West main entrance.	$ 3,108	$ 2,416	77.72
490	FM-0145000	Calaveras	Calaveras Superior Court	05-C1	2	Exterior Shell - Replace shattered window on 2nd floor - This window has spontaneously shattered. There is no evidence of vandalism including no impact point and no vandalism activity on security cameras.	$ 4,585	$ 4,585	100.00
491	FM-0145001	Los Angeles	Norwalk Courthouse	19-AK1	2	Interior Finishes - Replace (1)-47 3/8" x 83 1/2" fire rated emergency exit door, (3)-hinges, (1)-closer, (1)-panic bar, fire seal. Re-key to be compatible with existing keys. Existing door will be removed and disposed of, with environmental oversight, under ACM protocols, due to known ACM inside door. Emergency exit door located on 7th floor north stairwell has a split down the side, due to age (original to build 1965), causing it to stick and not close properly.	$ 12,399	$ 10,543	85.03
492	FM-0145003	Merced	Los Banos Division - The Robert M. Falasco Justice Center	24-G1	2	Fire Protection - Replace failed power supply on main fire panel - Cause of failure is unknown.	$ 3,045	$ 3,045	100.00
493	FM-0145004	Stanislaus	Modesto Main Courthouse	50-A1	2	Vandalism - Replace two windows in the basement double doors at courthouse - Court staff reported that vandals had broken two windows.	$ 1,742	$ 1,355	77.82
494	FM-0145005	Los Angeles	Norwalk Courthouse	19-AK1	2	Interior Finishes - Replace (1)-47 3/8" x 83 1/2" fire rated emergency exit door, (3)-hinges, (1)-closer, (1)-panic bar, fire seal. Re-key to be compatible with existing keys. Existing door will be removed and disposed of, with environmental oversight, under ACM protocols, due to known ACM inside door. Emergency exit door located on 6th floor south stairwell has a split down the side, due to age (original to build 1965), causing it to stick and not close properly.	$ 12,399	$ 10,543	85.03
495	FM-0145010	San Bernardino	San Bernardino Courthouse - Annex	36-A2	2	Vandalism - Replace 1-40 3/4" x 80 3/4" window facing the parking area. Includes initial call out for boarding up. Window was vandalized by object thrown through it by unidentified person.	$ 2,906	$ 2,779	95.64
496	FM-0145020	Los Angeles	Compton Courthouse	19-AG1	2	HVAC - Replace 25 HP motor, belts, and pulleys for parking lot exhaust fan. Balance wheel. Motor is failing, squeaking very loudly, and needs to be replaced.	$ 8,565	$ 5,664	66.13
497	FM-0145022	San Bernardino	San Bernardino Justice Center	36-R1	2	Elevators, escalators, & hoists - Replace the bearings for public elevator #5. Bearings are failing, due to normal wear and tear, and are causing high temperatures within their housing and making the elevator operate very roughly. Elevator has been taken out of service as a safety precaution.	$ 62,882	$ 62,882	100.00
498	FM-0145023	San Diego	Juvenile Court	37-E1	2	Plumbing - Replace 20 LF of 2" copper drain line and associated fittings under sink in 2nd floor employee breakroom. Containment in stairwell to remove ceiling tiles to gain access to plumbing is included. Drain pipe has deteriorated, is cracked and leaking. This is the only sink for staff to use in their breakroom.	$ 14,875	$ 11,100	74.62
499	FM-0145024	San Diego	North County Regional Center - North	37-F2	2	Plumbing - Remove tiles in jury restroom to determine scope of plumbing replacement for drain line. The drain line in the jury restroom broke off inside the wall and scope cannot be determined without opening wall. Environmental testing and remediation included.	$ 9,101	$ 9,101	100.00
500	FM-0145025	San Diego	North County Regional Center - Annex	37-F3	2	HVAC - Replace pump, motor, seal kit, flue, and burner gasket for HVAC boiler #3. Boiler is not functioning properly due to aging parts, affecting temperature control throughout the building.	$ 5,031	$ 5,031	100.00
501	FM-0145027	Lassen	Hall of Justice	18-C1	2	Vandalism - Replace broken holding cell glass. Inmate hit the glass with his cuffs and broke the side big window in cell #11.	$ 4,100	$ 4,100	100.00
502	FM-0145054	San Francisco	Civic Center Courthouse	38-A1	2	Vandalism - Remove and replace temporary front door glass with new etched glass to match existing. Glass broken by unidentified suspect.	$ 10,307	$ 10,307	100.00
503	FM-0145055	Los Angeles	Van Nuys Courthouse West	19-AX2	2	Vandalism - Remove approximately 20sq. ft. of graffiti from the entrance door and walls inside the 7th floor men's public restroom.	$ 370	$ 298	80.48

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Attachment A

TCFMAC-Funded Project List
Quarter 2, Fiscal Year 2020-21

#	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM SHARE % OF COST
504	FM-0145056	Los Angeles	Chatsworth Courthouse	19-AY1	2	Grounds & Parking Lot - Replace (1) electrical junction box, (1) non-functioning annular leak level sensor, replace 10ft of 3/4in ground rod & 4/0AWG stranded ground wire, replace (6) 2ft x 6ft of broken splash fencing, remove approximately 35gal. of diesel fuel from tank to complete cleaning/filtering process of microbial & sludge containments as well as polishing/sampling from the bottom of the 2,000gal fuel tank, waste transportation included from fuel polishing. Discrepancies found during Level IV Annual Preventative Maintenance Procedures to Aboveground Storage Tank (AST).	$ 8,042	$ 6,739	83.80
505	FM-0145057	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	Fire Protection - Replace (1) sprinkler head that is painted over, (1) sprinkler head clogged with debris, and (2) valves for standpipes that do not allow the standpipe to be shut off. Deficiencies found while performing preventative maintenance procedures.	$ 3,807	$ 2,619	68.79
506	FM-0145058	Los Angeles	Compton Courthouse	19-AG1	2	Plumbing - Replace 2-460v 3phase 2 hp sump pumps, 1-control panel, 2-3" gate valves, and 2-3" check valves for storm water sump pumps in basement. Equipment has failed, and in the event of heavy rains, the basement will flood.	$ 37,347	$ 24,698	66.13
507	FM-0145061	Riverside	Indio Juvenile Court	33-C3	2	Plumbing - Domestic backflow - Remove and replace failed 4 inch domestic backflow. The current unit failed Indio Water Authority inspection and cannot be repaired or rebuilt.	$ 5,706	$ 5,706	100.00
508	FM-0145064	Los Angeles	Chatsworth Courthouse	19-AY1	2	Electrical - Replace (1) 1600amp 3-pole 480v transfer switch and (1) 800amp 3-pole 480v transfer switch, to include elevator and generator interface controls. Existing transfer switches are out of compliance with current codes and are no longer supported by the manufacturer.	$ 82,141	$ 68,834	83.80
509	FM-0145065	Los Angeles	Van Nuys Courthouse West	19-AX2	2	Electrical - Replace (1) 1200amp 3-pole 480v transfer switch, (2) 400amp 3-pole 480v transfer switches, and (1) 200amp 3-pole 480v transfer switch, to include elevator and generator interface controls. Existing transfer switches are not compliant with current codes and are no longer supported by the manufacturer.	$ 66,763	$ 53,731	80.48
							$ 13,651,798	**$ 12,287,976**	

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Attachment B

Court-Funded Facilities Requests (CFRs)
Quarter 2, Fiscal Year 2020-21

ITEM #	CFR NUMBER	COUNTY	BUILDING ID	FACILITY NAME	LEASE, LICENSE, OR FM	CFR DESCRIPTION	CFR TERM	FUND SOURCE	TOTAL ESTIMATED CFR COMMITMENT (CFR Term)
1	12-CFR003	Humboldt	12-00	Multiple	Lease	Temporary jury trial space (9/16/20 - 3/30/21) for COVID-19 social distancing requirements.	One-Time	TCTF	$ 3,000
2	15-CFR017	Kern	15-00	Multiple	Lease	The lease of the property at 3947 E Brundage Lane for records storage.	Ongoing	TCTF	$ 552,500
3	19-CFR083	Los Angeles	19-M1	Central Civil West Court	Lease	CFR would fund rent and parking (75 spaces) for the 3rd floor, partial 4th floor, and 16th floor - effective July 1, 2020 through June 30, 2021.	One-Time	TCTF	$ 1,267,765
4	20-CFR003	Madera	20-F1	Main Courthouse	Facility Modification	The court would like to add additional outlets in order to provide way finder and signage in order to help the public find their appropriate department, also ACM testing needs to be included in this funding.	One-Time	Special Revenue Grant	$ 5,762
5	36-CFR070	San Bernardino	36-Q1	Family Law Court - DCSS	Lease	Estimated monthly base rent of $65,151.78/mo. with 3% annual escalation. Janitorial services, utilities and maintenance is included in the monthly base rent. The term of the lease is ten (10) years; however, termination provisions allow termination of the lease at the end of the 60th month (5 years) and 84th month (7 yrs.) of the lease term with a penalty equal to unamortized tenant improvements and one (1) month rent. The Court is 5 years into the lease; however, the original CFR, which was approved 8/31/2015, only covered the first 5 years of the lease. This is the second CFR and will cover the last 5 years of the lease 10/01 /2020-9/30/2025.	5-year	Special Revenue Grant	$ 4,150,796
6	37-CFR036	San Diego	37-I6	East County Regional Center - Overflow Parking	Lease	Overflow parking space lease extension option for the 2016 lease agreement with MDA El Cajon One, LLC. The lease is for 175 overflow parking spaces. The lease extension option is for March 2021 through February 2023.	One-Time	TCTF	$ 201,501
7	42-CFR020	Santa Barbara	42-F1	Santa Maria Courts Bldgs. C and D	Facility Modification	The Court is modifying a workstation in existing courtroom originally constructed in the 1950's. It does not allow us to make ergonomic improvements necessary without removing portions of the workstation and reconstructing. This CFR will use the court's small projects funding previously authorized to bring the work station up to current ergonomic standards.	One-Time	TCTF	$ 15,984
8	42-CFR021	Santa Barbara	42-00	Multiple	Facility Modification	The Court was awarded a language access signage and technology grant to install digital signage throughout all court facilities in Santa Barbara Count. The Court's agreement with the vendor, "Ad Gators" does not include the electrical work necessary to complete the project. These coasts are for the installation of new and relocation of existing electrical outlets and associated asbestos testing and abatement.	One-Time	Special Revenue Grant	$ 86,641
									$ 6,283,949

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 7 – (Action Required) – Extension of Deadline for $5M Social Distancing Funds Reimbursement

Action Requested:

1) Approve the extension of the deadline from December 11, 2020 to February 16, 2021 for trial courts to submit requests for reimbursement for qualifying COVID-19 pandemic-related expenses to be paid for from the $5M in Maintenance Budget funds (CFTF 3066) made available by the committee in June 2020.

Supporting Documentation:

- Report on Allocations for Temporary Social Distancing Measures

1/26/2021

Report on Allocations for Temporary Social Distancing Measures

County Code	Court	Original Allocation	Requested Reimbursements	Balance
Total Funding Available:		$5,000,000	$4,705,628	$294,372
20 Courts with yes Allocation Remaining		$576,283	$281,917	$294,365
01	Alameda County Superior Court	$200,819	$118,079	$82,740
02	Alpine County Superior Court	$10,000	$0	$10,000
05	Calaveras County Superior Court	$13,540	$8,313	$5,227
06	Colusa County Superior Court	$10,000	$0	$10,000
08	Del Norte County Superior Court	$10,000	$8,865	$1,135
13	Imperial County Superior Court	$20,708	$0	$20,708
14	Inyo County Superior Court	$10,000	$2,857	$7,143
18	Lassen County Superior Court	$13,784	$0	$13,784
20	Madera County Superior Court	$39,115	$37,974	$1,141
25	Modoc County Superior Court	$10,000	$1,501	$8,499
28	Napa County Superior Court	$25,677	$21,458	$4,218
31	Placer County Superior Court	$47,630	$15,421	$32,209
32	Plumas County Superior Court	$10,000	$0	$10,000
35	San Benito County Superior Court	$12,542	$9,288	$3,254
44	Santa Cruz County Superior Court	$29,472	$27,823	$1,648
46	Sierra County Superior Court	$10,000	$4,000	$6,000
47	Siskiyou County Superior Court	$10,000	$0	$10,000
51	Sutter County Superior Court	$28,554	$8,397	$20,158
53	Trinity County Superior Court	$10,000	$1,571	$8,429
57	Yolo County Superior Court	$54,442	$16,372	$38,070

38 Courts with no Allocation Remaining		$4,423,717	$4,423,711	$6
03	Amador County Superior Court	$10,000	$10,000	$0
04	Butte County Superior Court	$43,507	$43,507	$0
07	Contra Costa County Superior Court	$114,225	$114,225	$0
09	El Dorado County Superior Court	$18,966	$18,966	$0
10	Fresno County Superior Court	$136,202	$136,202	$0
11	Glenn County Superior Court	$10,796	$10,796	$0
12	Humboldt County Superior Court	$15,530	$15,530	$0
15	Kern County Superior Court	$91,831	$91,831	$0
16	Kings County Superior Court	$44,668	$44,668	$0
17	Lake County Superior Court	$10,000	$10,000	$0
19	Los Angeles County Superior Court	$1,414,254	$1,414,254	$0
21	Marin County Superior Court	$19,886	$19,886	$0
22	Mariposa County Superior Court	$10,000	$10,000	$0
23	Mendocino County Superior Court	$11,301	$11,299	$3
24	Merced County Superior Court	$37,221	$37,221	$0
26	Mono County Superior Court	$10,000	$10,000	$0
27	Monterey County Superior Court	$48,767	$48,767	$0
29	Nevada County Superior Court	$10,000	$10,000	$0
30	Orange County Superior Court	$225,901	$225,901	$0
33	Riverside County Superior Court	$262,229	$262,229	$0
34	Sacramento County Superior Court	$225,372	$225,372	$0
36	San Bernardino County Superior	$264,866	$264,866	$0
37	San Diego County Superior Court	$413,026	$413,026	$0
38	San Francisco County Superior	$100,244	$100,244	$0

39	San Joaquin County Superior Court	$140,840	$140,840	$0
40	San Luis Obispo County Superior	$24,612	$24,612	$0
41	San Mateo County Superior Court	$63,287	$63,287	$0
42	Santa Barbara County Superior	$65,268	$65,268	$0
43	Santa Clara County Superior Court	$234,509	$234,509	$0
45	Shasta County Superior Court	$17,343	$17,343	$0
48	Solano County Superior Court	$54,446	$54,445	$1
49	Sonoma County Superior Court	$39,210	$39,208	$2
50	Stanislaus County Superior Court	$40,308	$40,308	$0
52	Tehama County Superior Court	$22,291	$22,291	$0
54	Tulare County Superior Court	$65,301	$65,301	$0
55	Tuolumne County Superior Court	$10,000	$10,000	$0
56	Ventura County Superior Court	$87,508	$87,508	$0
58	Yuba County Superior Court	$10,000	$10,000	$0
Total Funding Available:		$5,000,000	$4,705,628	$294,372

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 8 – (Action Required) – Fiscal Year 2022-23 Budget Change Proposals

Action Requested:

Approve Fiscal Year 2022-23 Budget Change Proposals for consideration by the Judicial Council.

Supporting Documentation:

- See Presentation

Action Item 8
FY 2022-23 Budget Change Proposals

2022-2023 BCP TIMELINE

JANUARY - Advisory Committee (AC) Reviews Budget Change Concepts (BCC)

MARCH – BCCs submitted to Judicial Branch Budget Committee (JBBC)

MAY - JBBC Review & Approval of BCCs

JULY - Full Budget Change Proposals (BCPs) prepared

SEPTEMBER - BCPs to Department of Finance (DOF)

36

Action Item 8
FY 2022-23 Budget Change Proposals

Proposed BCPs for 2022-2023

#1: Deferred Maintenance

#2: Sustainability Measures

#3: Facility Modifications

#4: San Diego Hall of Justice

#5: Operations & Maintenance (If needed)

37

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Action Item 9 – (Action Required) – Riverside Southwest Justice Center Energy Efficiency Project

Action Requested:

The Riverside Southwest Justice Center energy efficiency project for an LED interior and exterior lighting upgrade for the whole building (FM-0061175) has been on hold since May 2019, when the TCFMAC approved it, pending receipt of the County's shared cost approval letter. The total project cost approved was $456,980. The revised cost for the whole building is $530,000 and the cost for the court exclusive area is $428,000.

Staff requests approval to reduce the project scope to court-exclusive areas only and proceed with the project.

Supporting Documentation:

- See Presentation

Action Item 9
Riverside Southwest Justice Center
Energy Efficiency Lighting Project

- In May 2019, TCFMAC approved FM-0061175 for LED interior/exterior lighting upgrade for the whole building. The cost of the project was $456,980.
- Project has been on hold for County's shared cost approval letter
- The revised project cost for the whole building is $530,000 and Court Exclusive area is $428,000
- Staff requests approval to reduce project scope to court-exclusive areas only and proceed with the project

21

21

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Discussion Item 1 – FY 2019-20 Annual Report to Legislature of Court Facilities Trust Fund (CFTF) Expenditures

Summary:

Review the FY 2019-20 Annual Report to the Legislature of the CFTF.

Supporting Documentation:

- See FY 2019-20 Court Facilities Trust Fund Expenditures

JUDICIAL COUNCIL OF CALIFORNIA

455 Golden Gate Avenue
San Francisco, CA 94102-3688
Tel 415-865-4200
TDD 415-865-4272
Fax 415-865-4205
www.courts.ca.gov

HON. TANI G. CANTIL-SAKAUYE
Chief Justice of California
Chair of the Judicial Council

HON. MARSHA G. SLOUGH
Chair, Executive and Planning Committee

HON. DAVID M. RUBIN
Chair, Judicial Branch Budget Committee
Chair, Litigation Management Committee

HON. MARLA O. ANDERSON
Chair, Legislation Committee

HON. HARRY E. HULL, JR.
Chair, Rules Committee

HON. KYLE S. BRODIE
Chair, Technology Committee

Hon. Richard Bloom
Hon. C. Todd Bottke
Hon. Stacy Boulware Eurie
Hon. Kevin C. Brazile
Hon. Jonathan B. Conklin
Hon. Carol A. Corrigan
Hon. Samuel K. Feng
Hon. Brad R. Hill
Ms. Rachel W. Hill
Hon. Harold W. Hopp
Hon. Hannah-Beth Jackson
Mr. Patrick M. Kelly
Hon. Dalila Corral Lyons
Ms. Gretchen Nelson
Mr. Maxwell V. Pritt

ADVISORY MEMBERS
Hon. Thomas A. Delaney
Ms. Nancy CS Eberhardt
Ms. Rebecca Fleming
Hon. Carin T. Fujisaki
Mr. Kevin Harrigan
Hon. Joyce D. Hinrichs
Mr. Shawn C. Landry
Hon. Glenn Mondo
Hon. Ann C. Moorman

MR. MARTIN HOSHINO
Administrative Director
Judicial Council

December 31, 2020

Mr. Aaron Silva
Chief Deputy Legislative Counsel
State Capitol, Room 3021
Sacramento, California 95814

Ms. Erika Contreras
Secretary of the Senate
State Capitol, Room 400
Sacramento, California 95814

Ms. Sue Parker
Chief Clerk of the Assembly
State Capitol, Room 3196
Sacramento, California 95814

Re: *2019–20 Court Facilities Trust Fund Expenditures*, as required under Government Code section 70352(c)

Dear Mr. Silva, Ms. Contreras, and Ms. Parker:

Pursuant to Government Code section 70352(c), the Judicial Council is submitting the report on the actual expenditures of the Court Facilities Trust Fund for fiscal year 2019–20.

Government Code section 70352(b) states, "Money deposited in [the Court Facilities Trust Fund] and appropriated by the Legislature shall be administered by the Judicial Council for the operation, repair, and maintenance of court facilities and other purposes provided by statute." In 2019–20, the fund expended $125.3 million for the purposes shown in the table below.

Court Facilities Trust Fund Expenditures in 2019–20

Type of Expenditures	Total
Insurance	1,183,409
Communication	223,302
Rent	10,084,625
Routine Maintenance	60,616,190
Utilities	52,880,055
Other Items of Expense	323,696
Total Expenditures	**$125,311,277**

Superior Court	No. of Court Facilities Incurring Expenses	2019–20 Expenditures	Superior Court	No. of Court Facilities Incurring Expenses	2019–20 Expenditures
Alameda	9	4,767,976	Orange	10	8,220,282
Alpine*	0	-	Placer	4	1,417,040
Amador	1	313,311	Plumas	5	53,059
Butte	4	982,463	Riverside	14	3,986,268
Calaveras	1	326,322	Sacramento	9	7,813,593
Colusa	2	53,807	San Benito	1	394,397
Contra Costa	13	2,573,546	San Bernardino	16	5,617,526
Del Norte	2	146,372	San Diego	18	10,817,640
El Dorado	5	512,527	San Francisco	4	3,586,162
Fresno	8	3,516,080	San Joaquin	8	2,466,205
Glenn	2	201,172	San Luis Obispo	5	539,625
Humboldt	1	410,967	San Mateo	4	1,766,723
Imperial	4	338,392	Santa Barbara	14	1,342,425
Inyo	3	193,353	Santa Clara	10	4,975,359
Kern	17	1,894,885	Santa Cruz	6	842,738
Kings	2	1,013,616	Shasta	6	577,947
Lake	2	219,038	Sierra	1	15,401
Lassen	1	385,585	Siskiyou	2	383,269
Los Angeles	68	36,021,193	Solano	4	2,417,631
Madera	3	915,049	Sonoma	5	1,400,290
Marin*	0	-	Stanislaus	8	1,333,771
Mariposa*	0	-	Sutter	2	986,098
Mendocino	3	226,967	Tehama	2	422,976
Merced	4	847,377	Trinity*	1	15,195
Modoc	1	135,618	Tulare	8	3,182,601
Mono	2	190,784	Tuolumne*	0	-
Monterey	7	1,415,869	Ventura	3	931,773
Napa	3	642,381	Yolo	4	1,122,291
Nevada	3	303,114	Yuba	1	135,228
			Totals	**346**	**$125,311,277**

*Judicial Council is not financially responsible for facilities in this county. However, security equipment was provided to the Trinity court.

Reports from previous fiscal years can be found on the California Courts website, "Legislative Reports" webpage at *www.courts.ca.gov/7466.htm*.

If you have any questions related to this report, please contact Zlatko Theodorovic, Budget Services Deputy Director at 916-263-1397 or zlatko.theodorovic@jud.ca.gov.

Sincerely,

Martin Hoshino
Administrative Director
Judicial Council

MH/ZT/lc

cc: Eric Dang, Policy Consultant, Office of Senate President pro Tempore Toni G. Atkins
Amy Alley, Policy Advisor, Office of Senate President pro Tempore Toni G. Atkins
Alf Brandt, Senior Counsel, Office of Assembly Speaker Anthony Rendon
Gabrielle Zeps, Policy Consultant, Office of Assembly Speaker Anthony Rendon
Anita Lee, Principal Fiscal and Policy Analyst, Legislative Analyst's Office
Gabriel Petek, Legislative Analyst, Legislative Analyst's Office
Jessie Romine, Budget Analyst, Department of Finance
Margie Estrada, Chief Counsel, Senate Judiciary Committee
Mary Kennedy, Chief Counsel, Senate Public Safety Committee
Christopher Francis, Consultant, Senate Budget and Fiscal Review Committee
Shaun Naidu, Consultant, Senate Appropriations Committee
Hans Hemann, Principal Consultant, Joint Legislative Budget Committee
Eric Csizmar, Consultant, Senate Republican Policy Office
Morgan Branch, Consultant, Senate Republican Policy Office
Matt Osterli, Consultant, Senate Republican Fiscal Office
Alison Merrilees, Chief Counsel, Assembly Judiciary Committee
Gregory Pagan, Chief Counsel, Assembly Public Safety Committee
Jennifer Kim, Consultant, Assembly Budget Committee
Jay Dickenson, Chief Consultant, Assembly Appropriations Committee
Kimberly Horiuchi, Principal Consultant, Assembly Appropriations Committee
Lyndsay Mitchell, Consultant, Assembly Republican Office of Policy & Budget
Gary Olson, Consultant, Assembly Republican Office of Policy & Budget
Daryl Thomas, Consultant, Assembly Republican Office of Policy & Budget
Amy Leach, Minute Clerk, Office of Assembly Chief Clerk
Cory T. Jasperson, Director, Governmental Affairs, Judicial Council
Zlatko Theodorovic, Deputy Director, Budget Services, Judicial Council
Fran Mueller, Deputy Director, Budget Services, Judicial Council
Yvette Casillas-Sarcos, Administrative Coordinator, Governmental Affairs, Judicial Council

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Discussion Item 2 – Court Facilities Trust Fund Status

Summary:

Update on the status of the Court Facilities Trust Fund.

Supporting Documentation:

- See Presentation

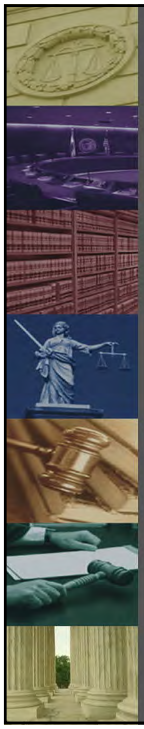
Discussion Item 2
Court Facilities Trust Fund (CFTF) Fund Status

Court Facilities Trust Fund
Fund Status

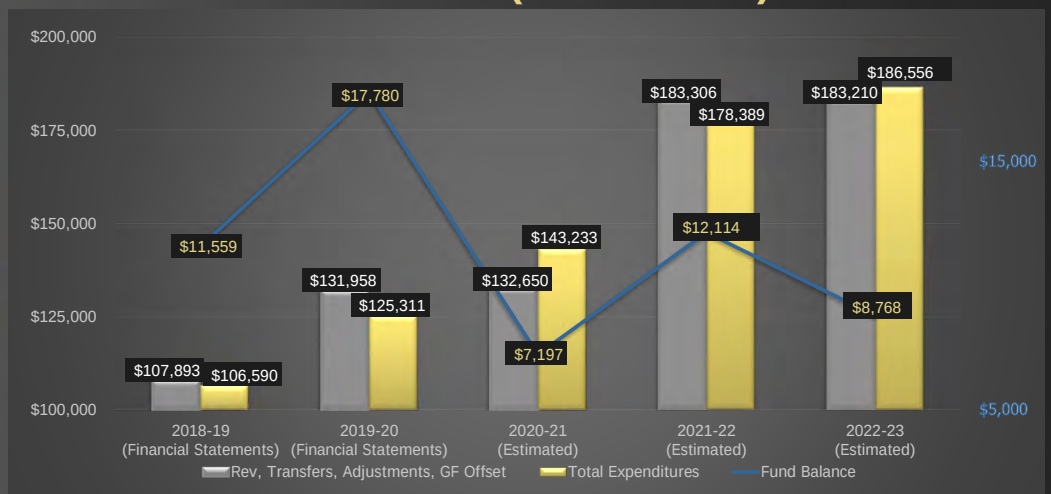
JUDICIAL COUNCIL OF CALIFORNIA

23

23



Discussion Item 2
Court Facilities Trust Fund (CFTF) Fund Status
Fund Status (in thousands)



JUDICIAL COUNCIL OF CALIFORNIA

24

24

Discussion Item 2
Court Facilities Trust Fund (CFTF) Fund Status

CFTF – Fund Condition Statement
FY 2019-20 to FY 2022-23

	2019-20 Financial Statements	2020-21 Current Projection	2021-22 Current Projection	2022-23 Current Projection
	A	B	C	D
Beginning Balance	11,559,000	17,780,000	7,197,000	12,114,000
Prior Year Adjustments	-426,000			
Adjusted Beginning Balance	**$11,133,000**	**$17,780,000**	**$7,197,000**	**$12,114,000**
Revenues, Transfers and Adjustments	97,755,000	98,447,000	98,430,000	98,334,000
General Fund Offset - Existing	34,203,000	34,203,000	34,203,000	34,203,000
General Fund Offset – Proposed			50,673,000	50,673,000
Total Rev, Transfers, Adj, GF Offset	**$131,958,000**	**$132,650,000**	**$183,306,000**	**$183,210,000**
Total Resources	**$143,091,000**	**$150,430,000**	**$190,503,000**	**$195,324,000**
Total Expenditures	125,311,000	143,233,000	178,389,000	186,556,000
Fund Balance	**$17,780,000**	**$7,197,000**	**$12,114,000**	**$8,768,000**

25

25

Discussion Item 2
Court Facilities Trust Fund (CFTF) Fund Status

Court Facilities Trust Fund (CFTF)
Key Takeaways

- 2019-20 -Increased ongoing authority of $26,150,000 ($20.15M Maintenance/Utilities+$6M security).
- 2021-22 (proposed) – Increased ongoing authority of $50,673,000.
- This status update incorporates the proposed increase in funding, estimated effects of COVID-19 and keeps expenditures at a level consistent with available resources.

JUDICIAL COUNCIL OF CALIFORNIA

26

26

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 1/29/2021

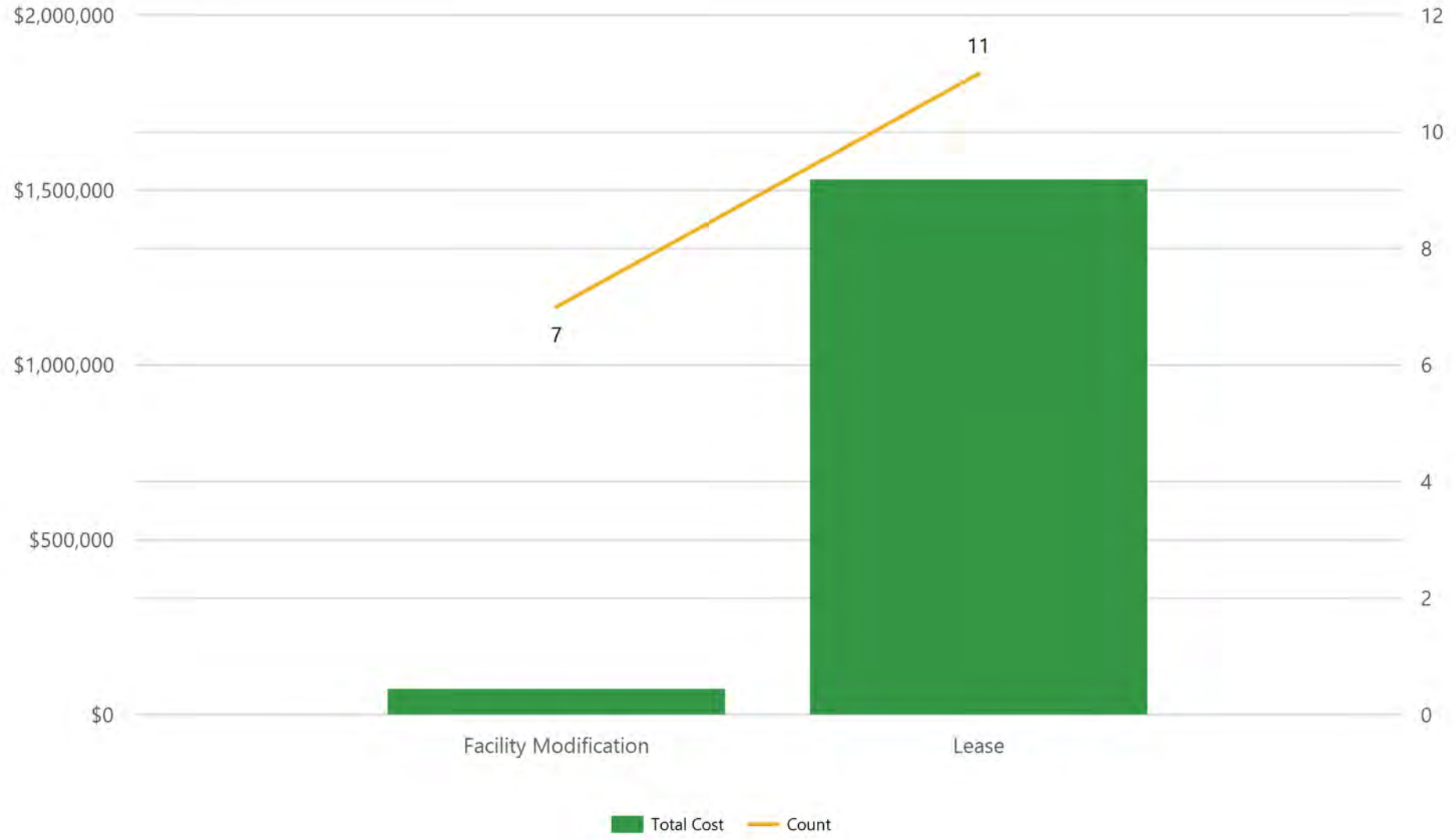
Discussion Item 3 - List E - Approved Court Funded Requests (CFRs)

Summary:
Review approved List E - Court-Funded Facilities Requests (Facility Modification and Leases).

Facility Modification CFRs:	7
Lease CFRs:	11
Small Project CFRs:	0
Total CFRs:	**18**
Cancelled CFRs:	**0**

Supporting Documentation:
- List E - Approved Court-Funded Facilities Requests

List E Distribution



Item #	CFR Number	County	Building ID	Facility Name	Lease, License, or FM	CFR Description	Lessor	Lessee	CFR Term	Fund Source	Total CFR Committment (CFR Term)	Status	Date Approved
Open CFRs													
1	03-CFR004	Amador	03-D1	Italian Benevolent Society-Temp Jury Assembly	Lease	Emergency temporary jury assembly space (07/01/20 - 12/31/20 with 6 month option to extend to 7/31/21).	Judicial Council	Italian Benevolent Society	1 Year	TCTF	$116,000	Accepted	01/28/21
2	04-CFR016	Butte	04-A1	Butte County Courthouse	Facility Modification	The proposed funding would allow for the replacement of existing public signage with bilingual signage along with the implementation of any needed ACM mitigation measures at the Butte County Courthouse. The project is in alignment with the Court's Language Access Plan to provide expanded access to justice to diverse populations.	N/A	N/A	One-Time	Special Revenue Grant	$2,640	Accepted	01/22/21
3	04-CFR017	Butte	04-F1	North Butte County Courthouse	Facility Modification	The proposed funding would allow for the installation of electrical outlets in five courtrooms at the North Butte County Courthouse to allow for ten monitors to be mounted to display evidence and informational videos, along with the implementation of any needed ACM mitigation measures to accomplish the work. Two monitors will be installed per courtroom.	N/A	N/A	One-Time	Special Revenue Grant	$12,535	Accepted	01/22/21
4	06-CFR003	Colusa	06-B1	Colusa High School Community Theater - Temporary Jury Assembly	Lease	Temporary jury assembly to maintain social distancing during COVID pandemic (1/4/21 - 6/30/21).	Colusa Unified School District	Judicial Council	One-Time	TCTF	$2,750	Accepted	12/17/20

Item #	CFR Number	County	Building ID	Facility Name	Lease, License, or FM	CFR Description	Lessor	Lessee	CFR Term	Fund Source	Total CFR Committment (CFR Term)	Status	Date Approved
5	11-CFR005	Glenn	11-C1	Resource Center	Lease	The extension request is for 1/1/2021 to 3/31/2023 with an extension option from 4/1/2023 to 8/31/2024. The court is only covering utility costs out of its general fund as has been the case historically, which are estimated to be $2,741 a month. The remaining costs are for rent and are covered using Courthouse Construction Fund (GC section 76100) monies provided by Glenn County pursuant to an MOU.	Zachary Plottel	Judicial Council	One-Time	TCTF	$662,564	Accepted	12/15/20
6	14-CFR005	Inyo	14-C1	Bishop Courthouse	Lease	Rent on additional office space in the Bishop Courthouse for court operations (11/1/20 - 10/31/25).	City of Bishop	Judicial Council	5-Year	TCTF	$60,935	Accepted	10/23/20
7	14-CFR006	Inyo	14-C1	Bishop Courthouse	Lease	Rent on additional office space (11/1/20 - 10/31/25).	City of Bishop	Judicial Council	5-Year	TCTF	$77,014	Accepted	11/06/20
8	24-CFR024	Merced	24-H1	720 West 20th Street	Lease	Lease space for the court's traffic division (11/1/20 - 10/30/23).	Merced Irrigation District	Judicial Council	3-Year	TCTF	$235,382	Accepted	10/28/20
9	24-CFR025	Merced	24-J2	Merced Community Senior Center-Temp Jury Assembly	Lease	Court's funding will be used for renewing the existing lease with McAuley Properties for storage (January 16, 2021 through January 15, 2023). This location is used to store the Court's Civil, Criminal, and Family Law cases including systems furniture equipment.	McAuley Properties	Judicial Council	One-Time	TCTF	$81,012	Accepted	12/16/20
10	30-CFR035	Orange	30-B1	Betty Lou Lamoreaux Justice Center	Facility Modification	The court is modifying one workstation that is not ergonomic or usuable in courtroom 121.	N/A	N/A	One-Time	TCTF	$6,079	Accepted	11/30/20
11	36-CFR071	San Bernardino	36-A1	Central Courthouse	Facility Modification	The court plans to relocate child support operations from a leased facility to the historic building. The relocation will require some improvements to the first floor clerks office and courtroom. This request is for $30,000 which will cover the cost associated with engineering and design of a new courtroom bench, directional signage, and electrical and data needs.	N/A	N/A	One-Time	TCTF	$30,000	Accepted	11/06/20

Item #	CFR Number	County	Building ID	Facility Name	Lease, License, or FM	CFR Description	Lessor	Lessee	CFR Term	Fund Source	Total CFR Committment (CFR Term)	Status	Date Approved
12	39-CFR005	San Joaquin	39-C1	Manteca Branch Court	Facility Modification	Electrical and data for electronic signage grant project. The Court has received grant funds to improve/upgrade court calendar signage to better serve the public.	N/A	N/A	One-Time	TCTF	$4,919	Accepted	11/30/20
13	43-CFR018	Santa Clara	43-B6	64 N. Market Street	Lease	Lease for parking (Jan. 1, 2021 - Dec. 31, 2021)	LAZ Parking	Judicial Council	1 Year	TCTF	$180,000	Accepted	11/12/20
14	43-CFR019	Santa Clara	43-B2	Historic Courthouse	Facility Modification	Install conduits for installation of VoIP project at courthouse. The service will include core drilling between 3 floors, install 6" cable conduit, and ACM testing. Service to be performed by Enovity.	N/A	N/A	One-Time	TCTF	$10,802	Accepted	11/30/20
15	43-CFR020	Santa Clara	43-A2	Hall of Justice (West)	Facility Modification	Perform 1 core drilling on floor of IDF room at the courthouse for VoIP cables. Service to include 1 core drilling of one location and ACM testing. Service to be provided by Enovity.	N/A	N/A	One-Time	TCTF	$6,834	Accepted	12/02/20
16	49-CFR011	Sonoma	49-B2	3055 Cleveland Avenue	Lease	Leasing Kraft Hall @ $216 X 15 days and $600 for furniture for a total rental expense of $3,840	Sonoma Fairgrounds	Judicial Council	15 days	TCTF	$3,840	Accepted	01/20/21
17	49-CFR012	Sonoma	49-I1	Garrett Hall at Sonoma County Fairgrounds - Temporary Jury Assembly	Lease	Temporay lease extension (Oct. 1, 2020 - Jun. 30, 2021) due to COVID restrictions.	Sonoma Fairgrounds	Judicial Council	9 mos.	TCTF	$58,500	Accepted	01/20/21
18	55-CFR004	Tuolumne	55-E1	Mother Lode Fairgrounds Tribes of Tuolumne Building-Temp Jury Assembly	Lease	Temporary Jury Assembly Space (1/31/21 - 3/31/21).	29th District Agricultural Association	Judicial Council	3 months	CCF & Operating Budget	$51,600	Accepted	12/30/20
										Total:	**$1,603,406**		

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Discussion Item 4 – List F – Funded Facility Modifications on Hold

Summary:
Standard list of previously funded facility modification projects on hold.

Supporting Documentation:

- List F – Funded Facility Modifications on Hold

JUDICIAL COUNCIL OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Trial Court Facility Modification
List F - Funded FMs on Hold
6/1/2005 to 01/21/2021
Meeting Date 01/29/2021

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM SHARE OF COST	FACILITY MODIFICATION PROGRAM BUDGET % OF COST	TCFMAC APPROVAL DATE	DAYS PENDING*	ON HOLD FOR SHARED COST?	PROJECT MANAGER ASSIGNED?	COMMENTS
1	FM-0061175	Riverside	Southwest Justice Center	33-M1	3	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 3172 fixtures)	$ 456,980	$ 349,133	76.40	5/17/2019	616	YES	Robert Shue	
2	FM-0144915	Los Angeles	Torrance Annex	19-C2	2	DMF II - Roof - RCI - Remove roofing to structural decking and replace with Class-A Fire-rated 80 mil. single ply PVC membrane. The preliminary roof condition assessment report dated Oct. 2, 2020, indicates that multiple roofs are in fair to marginal condition with some roofs showing evidence of leaking and some roof areas showing signs of delamination where there has been water ponding.	$ 515,478	$ 438,878	85.14	12/7/2020	46	YES	Tim O'connor	Awaiting DOF Approval
3	FM-0143633	Napa	Historic Courthouse	28-B1	2	DMF II - Roof - RCI - Replace existing roof, gutters and skylights. Scope of services include Asbestos Contained Material (ACM) survey and preparation of abatement reports with recommendations if ACM is detected.	$ 1,677,693	$ 1,576,864	93.99	12/7/2020	46	YES	Joy Sissom	Awaiting DOF Approval
4	FM-0145082	Los Angeles	Inglewood Courthouse	19-F1	2	DMF II - Roof - Removal and replacement of roughly 23,300 sf of roofing which includes the Main Roof, the Penthouse Roof, and roofs over the Stairways and the building Entries with 80 mil PVC system and correct slope deficiency. Scope includes design, permit, demolition, abatement, abatement oversight, installation and inspection.	$ 1,676,030	$ 1,249,648	74.56	12/7/2020	46	YES	Jamie	Awaiting DOF Approval
							$ 4,326,181	**$ 3,614,522**						

*Days Pending, as of 1/22/2021

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Discussion Item 5 – Lease / License Expense and Revenue Forecast

Summary:
Report on Judicial Council lease and license expenses and revenues.

Supporting Documentation:

- See Presentation

Discussion Item 5
Lease / License Expense & Revenue Forecast

FY 2020-21 - Overall Summary Forecast

Overview of Expenses	# of Agreements	Total Square Feet	Annual Cost
Court Facilities Trust Fund (CFTF)	24	553,155	$11,297,482
Courthouse Construction Fund (CCF)/Other	5	85,504	$2,764,670
Trial Court Trust Fund (TCTF)	48	297,295	$7,923,249
Temporary Jury Assemby Licenses (TCTF)	10	37,400	$486,832
Totals	87	973,354	$22,472,233
Overview of Revenues	**# of Agreements**	**Total Square Feet**	**Annual Receipts**
Court Facilities Trust Fund (CFTF)	111	124,172	$2,707,021
Immediate & Critical Needs Account (ICNA)	5	38,639	$1,364,204
State Court Facilities Construction Fund (SCFCF)	4	532	$72,511
Totals	120	163,343	$4,143,736

Note: Summary does not include $55M ICNA Payment for Long Beach CH Service Fee

29

29

Discussion Item 5
Lease / License Expense & Revenue Forecast

FY 2020-21 - Number of Agreements by Court

Courts	# of Expense Agreements	Annual Cost	# of Revenue Agreements	Annual Receipts
Alameda	1	$397	7	$108,251
Amador	1	$55,800	0	$0
Colusa	1	$2,975	0	$0
Contra Costa	2	$485,747	3	$42,280
Del Norte	1	$32,192	0	$0
Fresno	4	$3,051,095	3	$112,832
Glenn	2	$143,926	0	$0
Humboldt	1	$3,000	0	$0
Imperial	0	$0	2	$5,879
Inyo	3	$103,245	0	$0
Kern	4	$767,673	1	$37,668
Kings	0	$0	1	$4,005
Lake	2	$68,669	0	$0
Los Angeles	8	$5,105,687	70	$3,035,250
Madera	1	$4,800	0	$0
Mariposa	6	$55,828	0	$0
Merced	2	$106,077	0	$0
Monterey	1	$88,020	2	$23,394
Nevada	1	$32,710	0	$0
Orange	4	$295,760	3	$14,776
Placer	1	$106,380	0	$0

30

30

Discussion Item 5

Lease / License Expense & Revenue Forecast

FY 2020-21 - Number of Agreements by Court

Courts	# of Expense Agreements	Annual Cost	# of Revenue Agreements	Annual Receipts
Plumas	0	$0	1	$9,600
Riverside	5	$752,189	0	$0
Sacramento	4	$5,334,770	4	$360,315
San Bernardino	8	$1,359,207	3	$8,892
San Diego	2	$175,857	11	$288,628
San Francisco	1	$357,411	0	$0
San Joaquin	1	$209,104	2	$19,412
San Luis Obispo	1	$46,670	0	$0
San Mateo	1	$220,510	0	$0
Santa Barbara	1	$36,000	1	$22,581
Santa Clara	1	$115,667	1	$10,000
Santa Cruz	2	$55,159	0	$0
Shasta	2	$94,222	0	$0
Solano	2	$390,953	0	$0
Sonoma	3	$1,417,515	0	$0
Stanislaus	5	$1,332,478	0	$0
Tulare	1	$45,621	3	$24,646
Tuolumne	1	$18,920	0	$0
Ventura	0	$0	1	$8,772
Yolo	0	$0	1	$6,556

31

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Discussion Item 6 – Director's Report

Summary:
Director's Report.

Supporting Documentation:

- See Presentation

Discussion Item 6
Director's Report

- New Service Provider contracts
  - New Providers
  - New Business Model
  - Term is 5-year with option of two 3-year extensions for total of 6 additional years
- Analysis of effectiveness of air scrubbers

32

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Information Item 1 – Governor's Budget

Summary:
Update on the Governor's budget.

Supporting Documentation:

- See Presentation

Info Only Item 1
Governor's Budget

• Maintenance	Total $102.4 million
• Trial Court	$98.1 million
• Courts of Appeal	$2.6 million
• Judicial Council	$1.7 million
• Capital Outlay	Total $74.7 million
• Lake-Lakeport	$68.1 million
• Mendocino-Ukiah	$3.3 million
• Los Angeles Master Plan Study	$2.4 million
• Nevada-Nevada City Courthouse Study	$0.9 million

33

33

Info Only Item 1
Governor's Budget

Trial Courts Maintenance - $98.1 million

- Fire Life and Safety Facility Modification - $18.9 million total (one time)
  - Orange-Center Justice Center $4 million FY 21-22 and $48.8 million FY 22-23
  - San Diego-East County Regional Center $ 14.9 million
- Deferred Maintenance - $28.5 million (one time)
  - Building management Systems $17,972,000 million
  - Elevators ($8,413,000) Roofs ($415,000) and HVAC ($1,700,000)
- Maintenance - $24.4 million
- Utilities - $18.7 million
- Leases - $7.6 million

34

34

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Information Item 2 – DMF-2 Projects Update

Summary:
Update on the status of DMF-2 projects.

Supporting Documentation:

- Progress report for DMF-2 projects

JUDICIAL COUNCIL OF CALIFORNIA

Trial Court Facility Modification Advisory Committee

Judicial Council Deferred Maintenance Projects – DMF II

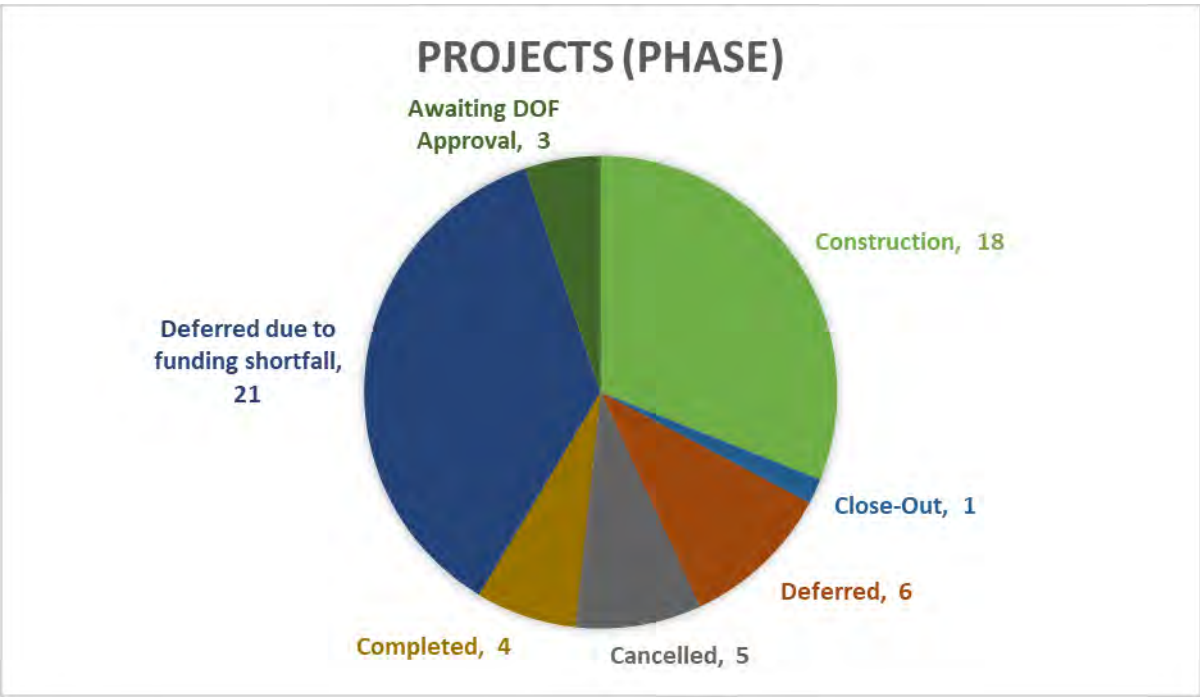
Monthly Report No. 14

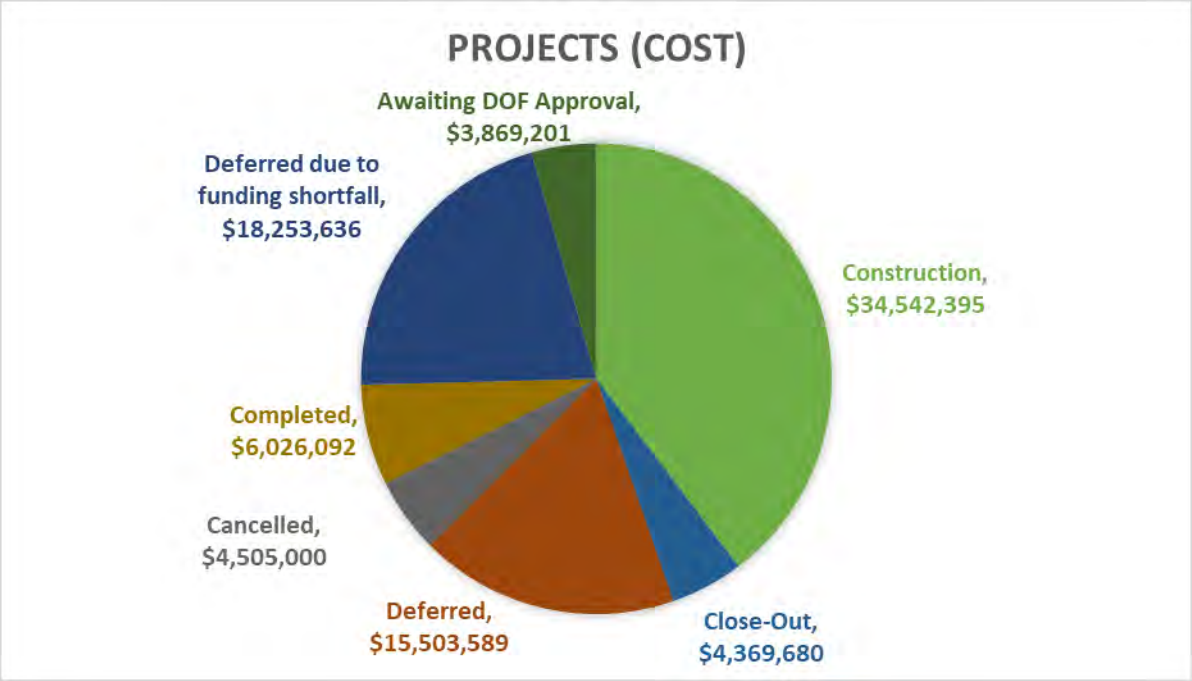
January 29, 2021

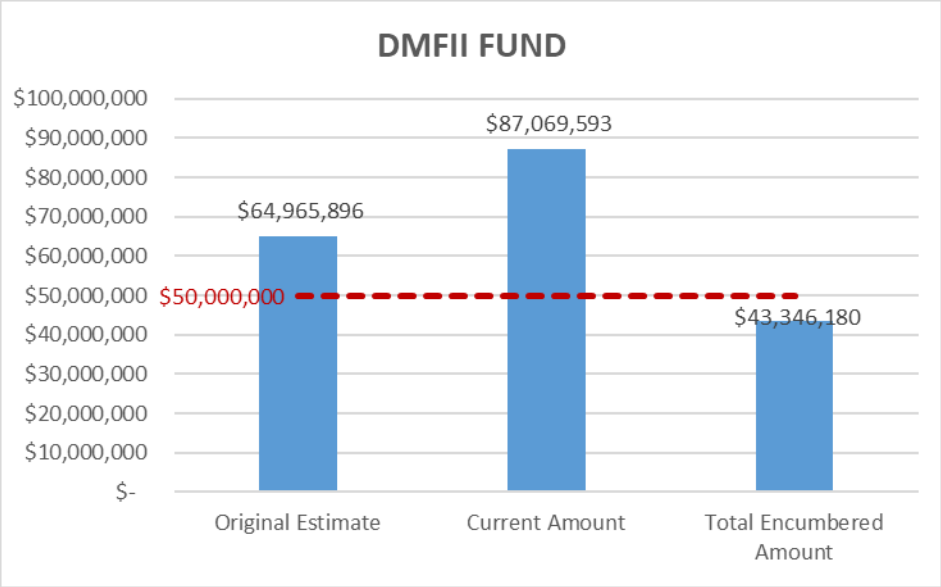
Project Management	Judicial Council of California - Facilities Services - Administrative Division
Construction Management	Kitchell CEM, Cumming Corporation
Architect	Development One, Inc.
Contractors	MTM Construction, Mark Scott Construction, Mackone Development, Enovity, Vincor.

Deferred Maintenance Fund Projects Status: For all work associated with roofs, elevators, wheel chair lifts, and Building Automation Systems repairs, refurbishment, or replacement.

Project Status	Number of Projects	Original Estimate	Current Amount
Roof Projects			
Project Approval	-	$ -	$ -
Project Initiation	-	$ -	$ -
Awaiting DOF Approval	3	$ 3,869,201	$ 3,869,201
Design	-	$ -	$ -
Agency Review	-	$ -	$ -
Procurement/Bid/Award	-	$ -	$ -
Construction	1	$ 442,000	$ 808,366
Close-Out	-	$ -	$ -
Completed	2	$ 752,857	$ 542,605
Cancelled	-	$ -	$ -
Deferred	4	$ 8,035,975	$ 15,373,612
Subtotal	**10**	**$ 13,100,033**	**$ 20,593,784**
Elevator Projects			
Project Approval	-	$ -	$ -
Project Initiation	-	$ -	$ -
Design	-	$ -	$ -
Agency Review	-	$ -	$ -
Procurement/Bid/Award	-	$ -	$ -
Construction	15	$ 16,345,459	$ 30,242,029
Close-Out	1	$ 3,368,223	$ 4,369,680
Completed	1	$ 181,343	$ 483,487
Cancelled	-	$ -	$ -
Deferred	2	$ 720,203	$ 129,977
Subtotal	**19**	**20,615,227**	**35,225,173**
BAS Projects			
Deferred due to funding shortfall	20	$ 17,716,000	$ 17,716,000
Construction	2	$ 3,492,000	$ 3,492,000
Procurement/Bid/Award	-	$ -	$ -
Cancelled	5	$ 4,505,000	$ 4,505,000
Subtotal	**27**	**25,713,000**	**25,713,000**
HVAC Cooling System			
Deferred due to funding shortfall	1	$ 537,636	$ 537,636
Subtotal	**1**	**$ 537,636**	**$ 537,636**
Building Assessment			
Completed	1	$ 5,000,000	$ 5,000,000
Subtotal	**1**	**$ 5,000,000**	**$ 5,000,000**
Grand Total	**58**	**$ 64,965,896**	**$ 87,069,593**


PROJECTS (PHASE)
Awaiting DOF Approval, 3
Construction, 18
Deferred due to funding shortfall, 21
Close-Out, 1
Deferred, 6
Completed, 4
Cancelled, 5


PROJECTS (COST)
Awaiting DOF Approval, $3,869,201
Deferred due to funding shortfall, $18,253,636
Construction, $34,542,395
Completed, $6,026,092
Cancelled, $4,505,000
Deferred, $15,503,589
Close-Out, $4,369,680



Awaiting DOF Approval

#	County	Facility Location	Project Title	Original Estimate	Current Amount
55	Los Angeles	Torrance Annex	Roof Replacement	$ 515,478	$ 515,478
56	Napa	Historic Courthouse	Roof Replacement	$ 1,677,693	$ 1,677,693
57	Los Angeles	Inglewood Courthouse	Roof Replacement	$ 1,676,030	$ 1,676,030
			Total	**$ 3,869,201**	**$ 3,869,201**

Cancelled

#	County	Facility Location	Project Title	Original Estimate	Current Amount
41	Alameda	George E. McDonald Hall of Justice	BAS Upgrades	$ 124,000	$ 124,000
46	Orange	West Justice Center	BAS Upgrades	$ 722,000	$ 722,000
51	Kern	Bakersfield Juvenile Center	BAS Upgrades	$ 594,000	$ 594,000
53	Alameda	Fremont Hall of Justice	BAS Upgrades	$ 1,571,000	$ 1,571,000
54	San Diego	East County Regional Center	BAS Upgrades	$ 1,494,000	$ 1,494,000
			Total	**$ 4,505,000**	**$ 4,505,000**

JUDICIAL COUNCIL OF CALIFORNIA

Trial Court Facility Modification Advisory Committee

Judicial Council Deferred Maintenance Projects – DMF II

Monthly Report No. 14

January 29, 2021

Close-Out

#	County	Facility Location	Project Title	Original Estimate	Current Amount
18	Los Angeles	Edmund D. Edelman Children's Court	Elevator Replacement	$ 3,368,223	$ 4,369,680
			Total	**$ 3,368,223**	**$ 4,369,680**

Completed

#	County	Facility Location	Project Title	Original Estimate	Current Amount
10	San Bernardino	Barstow Courthouse	Elevator Replacement	$ 181,343	$ 483,487
23	Santa Clara	Santa Clara Courthouse	Roof Replacement	$ 196,000	$ 79,032
24	Los Angeles	Santa Clarita Courthouse	Roof Replacement	$ 556,857	$ 463,573
58	Statewide	Statewide	Assessment	$ 5,000,000	$ 5,000,000
			Total	**$ 5,934,200**	**$ 6,026,092**

Construction

#	County	Facility Location	Project Title	Original Estimate	Current Amount
5	Alameda	Hayward Hall of Justice	Elevator Replacement	$ 2,814,355	$ 4,842,738
6	Alameda	Fremont Hall of Justice	Elevator Replacement	$ 947,163	$ 2,335,092
7	Contra Costa	Wakefield Taylor Courthouse	Elevator Replacement	$ 1,118,468	$ 2,429,126
8	Contra Costa	Walnut Creek Courthouse	Elevator Replacement	$ 524,983	$ 768,667
9	Contra Costa	George D. Carroll Courthouse	Elevator Replacement	$ 338,998	$ 778,634
11	Los Angeles	Bellflower Courthouse	Wheelchair Lift Replacement	$ 50,000	$ 413,142
12	Los Angeles	Downey Courthouse	Wheelchair Lift Replacement	$ 140,000	$ 353,045
13	Los Angeles	Beverly Hills Courthouse	Elevator Replacement	$ 2,688,288	$ 3,239,290
14	Los Angeles	Van Nuys Courthouse West	Elevator Replacement	$ 205,000	$ 5,885,491
15	Los Angeles	Torrance Courthouse	Elevator Replacement	$ 2,953,248	$ 3,228,994
16	Los Angeles	Burbank Courthouse	Elevator Replacement	$ 679,558	$ 929,147
17	Los Angeles	El Monte Courthouse	Elevator Replacement	$ 2,060,363	$ 2,611,147
19	Orange	North Justice Center	Elevator Replacement	$ 1,278,203	$ 788,344
21	San Diego	North County Regional Center - North	Elevator Replacement	$ 254,838	$ 733,750
22	San Mateo	Northern Branch Courthouse	Elevator Replacement	$ 291,998	$ 905,422
25	San Diego	Kearny Mesa Court	Roof Replacement	$ 442,000	$ 808,366
33	Los Angeles	Van Nuys Courthouse East	BAS Upgrades	$ 1,432,000	$ 1,432,000
34	Los Angeles	Van Nuys Courthouse West	BAS Upgrades	$ 2,060,000	$ 2,060,000
			Total	**$ 20,279,459**	**$ 34,542,395**

Deferred

#	County	Facility Location	Project Title	Original Estimate	Current Amount
1	Santa Barbara	Santa Maria Courts Bldgs C + D	Roof Replacement	$ 2,015,421	$ 2,097,650
2	San Diego	East County Regional Center	Roof Replacement	$ 3,855,749	$ 96,260
3	Ventura	East County Courthouse	Roof Replacement	$ 1,930,805	$ 82,338
4	Solano	Hall of Justice	Elevator Replacement	$ 443,553	$ 54,824
20	San Diego	Juvenile Court	Elevator Replacement	$ 276,651	$ 75,154
26	Orange	Central Justice Center	Roof Replacement	$ 234,000	$ 13,097,364
			Total	**$ 8,756,178**	**$ 15,503,589**

Deferred due to funding shortfall

#	County	Facility Location	Project Title	Original Estimate	Current Amount
27	Los Angeles	Van Nuys Courthouse West	HVAC Cooling System	$ 537,636	$ 537,636
28	Los Angeles	Compton Courthouse	BAS Upgrades	$ 1,945,000	$ 1,945,000
29	Los Angeles	San Fernando Courthouse	BAS Upgrades	$ 1,116,000	$ 1,116,000
30	Los Angeles	Norwalk Courthouse	BAS Upgrades	$ 2,254,000	$ 2,254,000
31	Los Angeles	Bellflower Courthouse	BAS Upgrades	$ 150,000	$ 150,000
32	Los Angeles	Airport Courthouse	BAS Upgrades	$ 472,000	$ 472,000
35	Los Angeles	Glendale Courthouse	BAS Upgrades	$ 399,000	$ 399,000
36	Los Angeles	Alhambra Courthouse	BAS Upgrades	$ 990,000	$ 990,000
37	Los Angeles	Pasadena Courthouse	BAS Upgrades	$ 1,347,000	$ 1,347,000
38	Los Angeles	Metropolitan Courthouse	BAS Upgrades	$ 1,624,000	$ 1,624,000
39	Los Angeles	Pomona Courthouse South	BAS Upgrades	$ 1,372,000	$ 1,372,000
40	Orange	Civil Complex Center ("CXC")	BAS Upgrades	$ 77,000	$ 77,000
42	Napa	Criminal Court Building	BAS Upgrades	$ 181,000	$ 181,000
43	San Diego	North County Regional Center - North	BAS Upgrades	$ 750,000	$ 750,000
44	Los Angeles	Inglewood Juvenile Court	BAS Upgrades	$ 129,000	$ 129,000
45	San Bernardino	Barstow Courthouse	BAS Upgrades	$ 120,000	$ 120,000
47	Riverside	Riverside Juvenile Court	BAS Upgrades	$ 177,000	$ 177,000
48	Orange	North Justice Center	BAS Upgrades	$ 972,000	$ 972,000
49	Riverside	Larson Justice Center	BAS Upgrades	$ 909,000	$ 909,000
50	Alameda	Hayward Hall of Justice	BAS Upgrades	$ 1,608,000	$ 1,608,000
52	Los Angeles	East Los Angeles Courthouse	BAS Upgrades	$ 1,124,000	$ 1,124,000
			Total	**$ 18,253,636**	**$ 18,253,636**

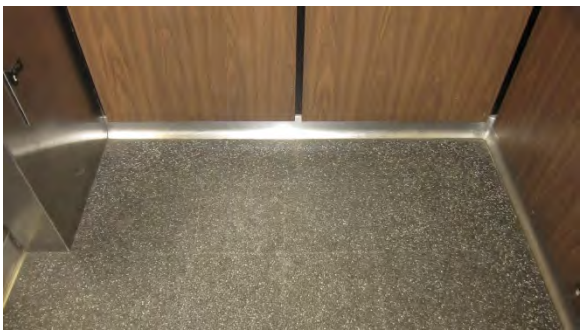
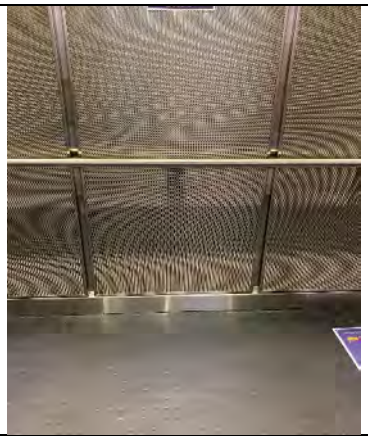
Progress Pictures:

Beverly Hills Courthouse – Old Elevators Controllers	Beverly Hills Courthouse – New Elevators Controllers
Beverly Hills Courthouse – Elevators #3 & #4 Old Machines	Beverly Hills Courthouse – Elevators #3 & #4 New Machines
Beverly Hills Courthouse – Elevators #1 Old Machine	Beverly Hills Courthouse – Elevators #1 New Machine

Progress Pictures:

Edelman Courthouse – Old Controller	Edelman Courthouse – New Controller

Progress Pictures:

	
Burbank Courthouse – Old Cab Finishes	Burbank Courthouse – New Cab Finishes

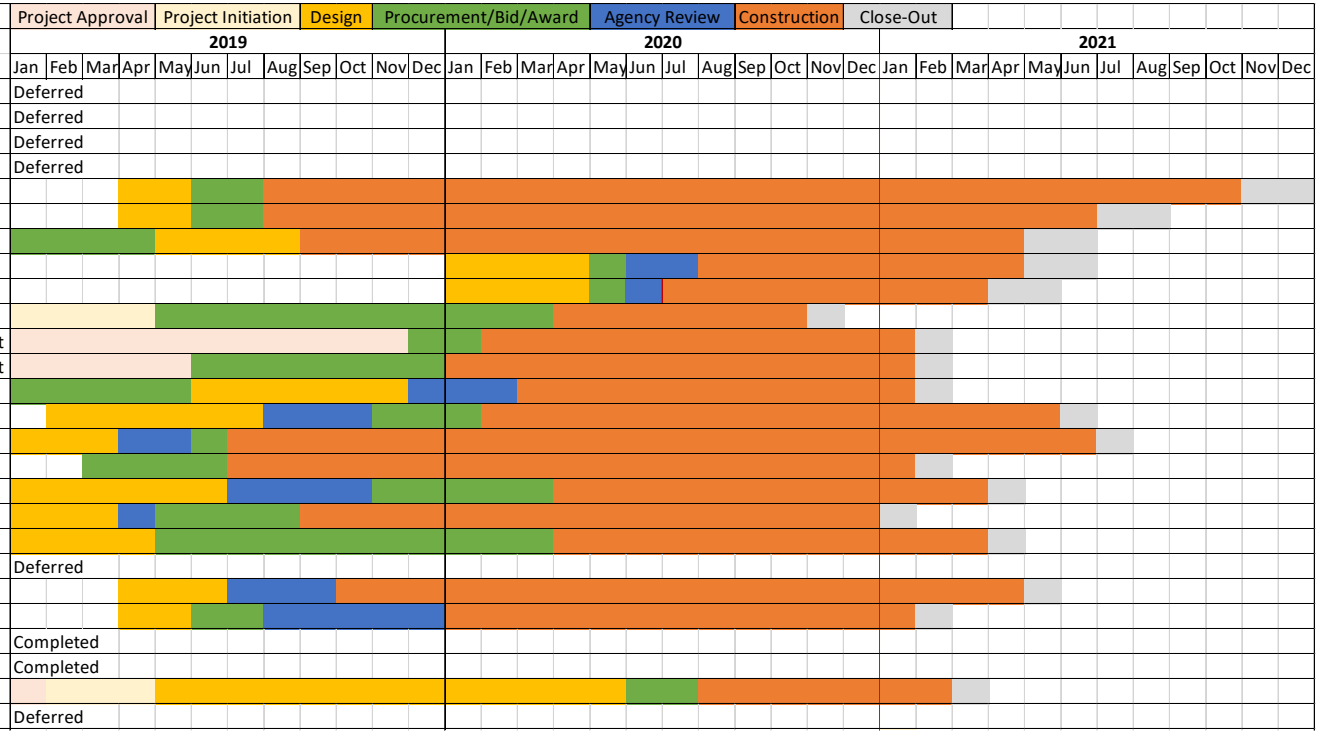
Progress Pictures:

Stanley Mosk Courthouse Elevator Machine Room - Before	Stanley Mosk Courthouse Elevator Machine Room - After

JUDICIAL COUNCIL OF CALIFORNIA
TRIAL COURT FACILITY MODIFICATION ADVISORY COMMITTEE

Judicial Council Deferred Maintenance (DMF II)
Project Schedule
January 2021

#	County	Facility Location	Project Title	Project Approval	Project Initiation	Design	Procurement/Bid/Award	Agency Review	Construction	Close-Out
1	Santa Barbara	Santa Maria Courts Bldgs C + D	Roof Replacement	Deferred						
2	San Diego	East County Regional Center	Roof Replacement	Deferred						
3	Ventura	East County Courthouse	Roof Replacement	Deferred						
4	Solano	Hall of Justice	Elevator Replacement	Deferred						
5	Alameda	Hayward Hall of Justice	Elevator Replacement							
6	Alameda	Fremont Hall of Justice	Elevator Replacement							
7	Contra Costa	Wakefield Taylor Courthouse	Elevator Replacement							
8	Contra Costa	Walnut Creek Courthouse	Elevator Replacement							
9	Contra Costa	George D. Carroll Courthouse	Elevator Replacement							
10	San Bernardino	Barstow Courthouse	Elevator Replacement							
11	Los Angeles	Bellflower Courthouse	Wheelchair Lift Replacement							
12	Los Angeles	Downey Courthouse	Wheelchair Lift Replacement							
13	Los Angeles	Beverly Hills Courthouse	Elevator Replacement							
14	Los Angeles	Van Nuys Courthouse West	Elevator Replacement							
15	Los Angeles	Torrance Courthouse	Elevator Replacement							
16	Los Angeles	Burbank Courthouse	Elevator Replacement							
17	Los Angeles	El Monte Courthouse	Elevator Replacement							
18	Los Angeles	Edmund D. Edelman Children's Court	Elevator Replacement							
19	Orange	North Justice Center	Elevator Replacement							
20	San Diego	Juvenile Court	Elevator Replacement	Deferred						
21	San Diego	North County Regional Center - North	Elevator Replacement							
22	San Mateo	Northern Branch Courthouse	Elevator Replacement							
23	Santa Clara	Santa Clara Courthouse	Roof Replacement	Completed						
24	Los Angeles	Santa Clarita Courthouse	Roof Replacement	Completed						
25	San Diego	Kearny Mesa Court	Roof Replacement							
26	Orange	Central Justice Center	Roof Replacement	Deferred						



JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Information Item 3 – DMF-3 Projects Update

Summary:
Update on the status of DMF-3 projects.

Supporting Documentation:

- Progress report for DMF-3 projects

JUDICIAL COUNCIL OF CALIFORNIA

Trial Court Facility Modification Advisory Committee

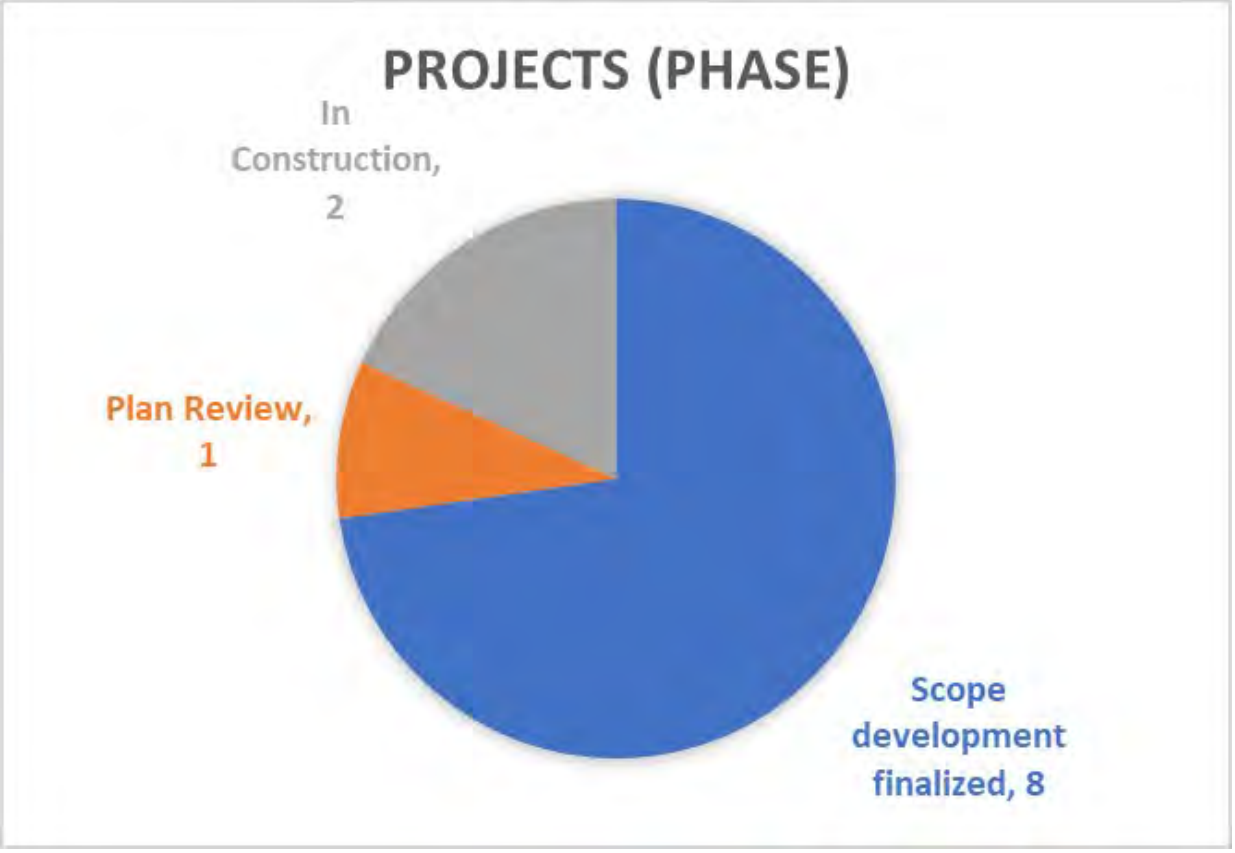
Judicial Council Deferred Maintenance Projects – DMF III

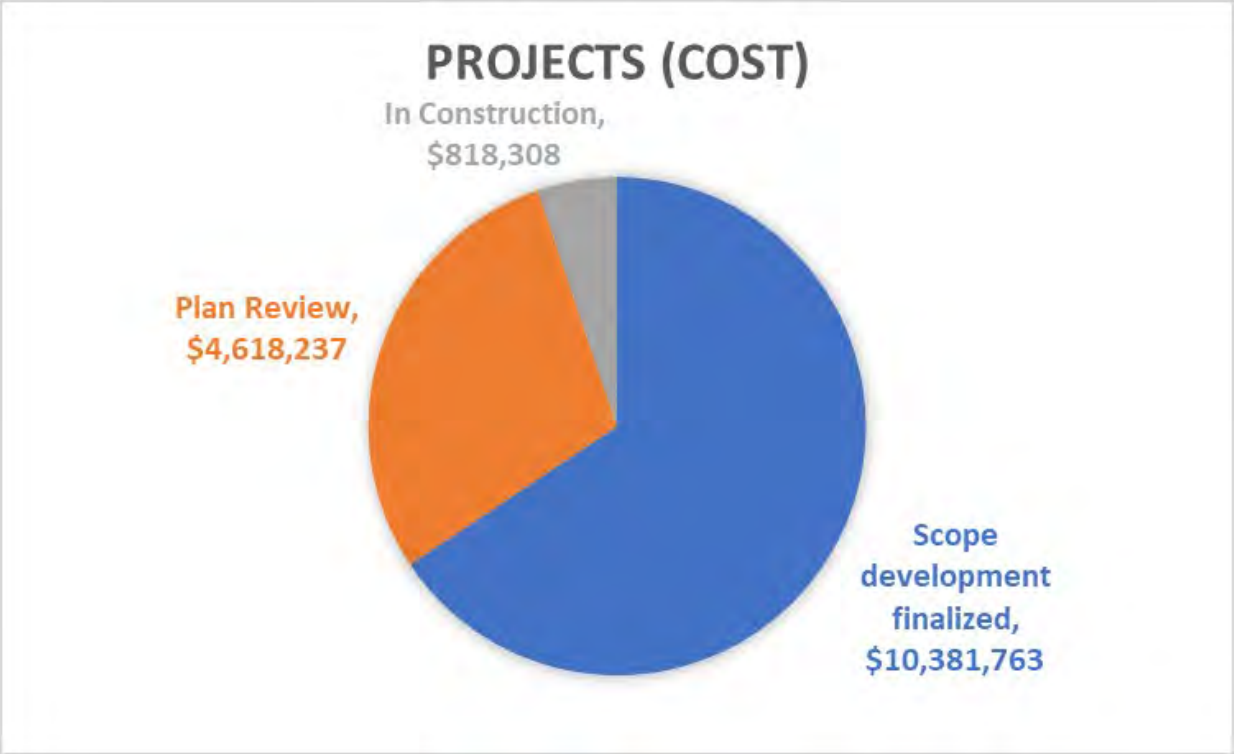
Monthly Report No. 7
January 29, 2021

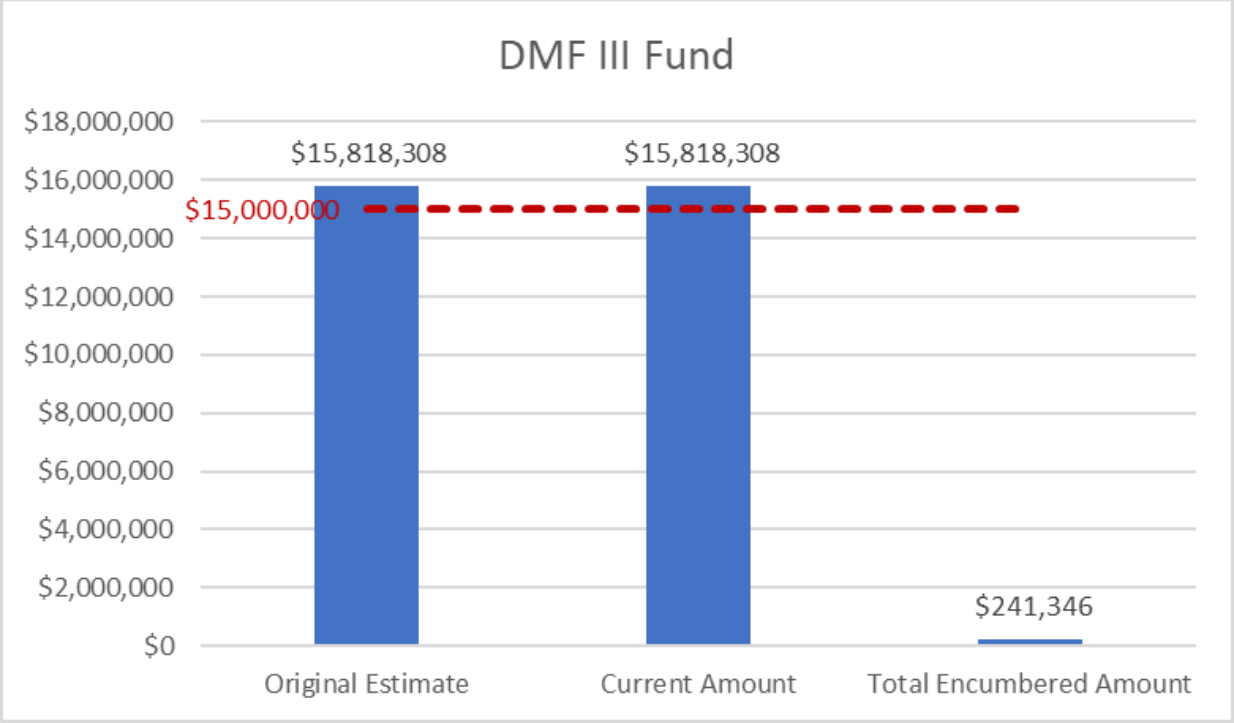
Project Management	Judicial Council of California - Facilities Services - Administrative Division
Contractors	MTM Construction

Deferred Maintenance Fund Projects Status: For all work associated with roofs, elevators, wheel-chair lifts, and Building Automation Systems repairs, refurbishment, or replacement.

Project Status	Number of Projects	Original Estimate	Current Amount
Scope development finalized	8	$ 10,381,763	$ 10,381,763
Plan Review	1	$ 4,618,237	$ 4,618,237
In Construction	2	$ 818,308	$ 818,308
Grand Total	**11**	**$ 15,818,308**	**$ 15,818,308**




PROJECTS (COST)
In Construction, $818,308
Plan Review, $4,618,237
Scope development finalized, $10,381,763


DMF III Fund
$18,000,000
$16,000,000
$14,000,000
$12,000,000
$10,000,000
$8,000,000
$6,000,000
$4,000,000
$2,000,000
$0
$15,818,308
$15,818,308
$15,000,000
$241,346
Original Estimate
Current Amount
Total Encumbered Amount

Scope development finalized

#	County	Facility Name	Project Title	Original Estimate	Current Amount
1	Riverside	Southwest Justice Center	Fire Alarm System	$ 1,065,606	$ 1,065,606
2	Los Angeles	Pomona Courthouse South	Fire Alarm System	$ 1,065,281	$ 1,065,281
3	Fresno	Fresno County Courthouse	Fire Alarm System	$ 1,133,246	$ 1,133,246
4	Alameda	Hayward Hall of Justice	Fire Alarm System	$ 1,000,000	$ 1,000,000
5	Orange	Betty Lou Lamoreaux Justice Center	Fire Alarm System	$ 1,250,000	$ 1,250,000
6	Alameda	Wiley W. Manuel Courthouse	Fire Alarm System	$ 1,300,000	$ 1,300,000
7	Los Angeles	Stanley Mosk Courthouse	Fire Alarm System	$ 1,620,180	$ 1,620,180
8	Los Angeles	Michael D. Antonovich Antelope Valley Courthouse	Fire Alarm System	$ 1,947,450	$ 1,947,450
			Total	**$ 10,381,763**	**$ 10,381,763**

Plan Review

#	County	Facility Name	Project Title	Original Estimate	Current Amount
9	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	Fire Alarm System	$ 4,618,237	$ 4,618,237
			Total	**$ 4,618,237**	**$ 4,618,237**

In Construction

#	County	Facility Name	Project Title	Original Estimate	Current Amount
10	San Bernardino	Victorville Courthouse	Fire Protection	$ 192,236	$ 192,236
11	Sacramento	Carol Miller Justice Center Court Facility	Fire Protection	$ 626,072	$ 626,072
			Total	**$ 818,308**	**$ 818,308**

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Information Item 4 – Architectural Revolving Fund Projects Update

Summary:
Update on the status of facility modification projects in the Architectural Revolving fund.

Supporting Documentation:

- CFARF Funds Update Report – Open Projects

Transfers	Location (County)	Facility Name	Project Title	TCFMAC Approved Funds	Total Amount Encumbered	Date of TCFMAC Approval	Current Status
AOC-11-027							
FM-0040733	Solano	Hall of Justice	Construct 1,070 lf of concrete retaining wall, 525 lf of earthen berms, 575 lf of access ramps; install drainage pipe and 2 pumps to extract water trapped within the prevention area. Relocate existing utilities infrastructure where the footings will be excavated for the retaining walls. New asphalt will be installed along the retaining wall in the parking areas. New fencing and gate will be installed after excavation is complete.$1.7M was spent in 2005 for flood damage and $146K was spent in FY 10/11 on flood prevention measures. Emergency exiting must be sealed during flood conditions.	$ 1,114,874	$ 180,828	1/30/2012	In Progress (Design / Assessment) & Deferred for Construction
AOC-12-004							
FM-0049657b	Imperial	Imperial County Courthouse	HVAC - Replace eight (8) air handling units, thermostats, and control valves. Replace thirty (30) fan coil units, thermostats, and control valves. Integrate BAS. Majority of mechanical equipment is old, has leakage and wiring issues, and is not controlled properly. Due to poor control system and inefficient equipment, the costs associated with their operation and maintenance are high when the costs are compared to other courthouse properties.	$ 1,369,200	$ 1,369,200	10/26/2012	In Work (Construction)
JCC-14-019							
FM-0011923	San Diego	East County Regional Center	Elevator - Elevator Renovation - Complete renovation of nine (9) gearless traction elevators. Work will include but not be limited to, car frames and platforms, buffers and safeties, hoistway entrance frames, doors and pit equip., new AC gearless machines, micro-processor control systems, regenerative VVVF AC drives, governors (elevators 1,2&3 only), closed loop heavy duty high speed operators, current code required wiring, interior and lobby control panels, counterweights and roller guides (Elevators 7&9 only), hoist and governor ropes, cab ceilings with LED down lights, rope compensation and seismic provisions.	$ 2,742,062	$ 2,671,671	12/15/2014	In Work (Construction)
FM-0017040	Los Angeles	Compton Courthouse	Fire Alarm System - Phase 1 - Installation of a new Fire Detection and Notification Alarm system, building alarm system is not code compliant and must be replaced to comply with State Fire Marshal notice to comply. Work includes design and ACM abatement as needed.	$ 540,943	$ 540,943	4/13/2015	In Work (Construction)
FM-0028322	Orange	Central Justice Center	Fire Alarm System - Phase 1 -Replace/Renovate/Upgrade the existing Fire Alarm System - The existing building alarm system is not code compliant and must be brought to compliance per the State Fire Marshals notice to comply. Work includes design and ACM abatement as needed.	$ 833,269	$ 401,565	4/13/2015	On Hold (SFM agreement needed)
FM-0049106	Los Angeles	Stanley Mosk Courthouse	Elevator - Elevator Renovation - Complete renovation of eight (8) gearless traction elevators, six 3,000 lb capacity and two 8,000 lb capacity. Work will include but not be limited to, car frames and platforms, buffers and safeties, hoistway entrance frames, doors and pit equipt., new AC gearless machines, micro-processor control systems, regenerative VVVF AC drives, fly ball governors, closed loop heavy duty high speed operators, current code required wiring, interior and lobby control panels, counterweights and roller guides, hoist and governor ropes, cab ceilings with LED down lights, rope compensation and seismic provisions.	$ 3,745,483	$ 3,137,922	12/15/2014	In Work (Construction)

Transfers	Location (County)	Facility Name	Project Title	TCFMAC Approved Funds	Total Amount Encumbered	Date of TCFMAC Approval	Current Status
FM-0054270	Los Angeles	Parking Structure Edelman Courthouse	Elevator - Elevator Renovation - Complete renovation of two (2) traction and one (1) hydraulic elevators. Work will include but not be limited to, car frames and platforms, buffers and safeties, hoistway entrance frames, doors and pit equipt., new AC gearless machines, micro-processor control systems, regenerative VVVF AC drives, fly ball governors, current code required wiring, interior and lobby control panels, car and hall door panels with new doors, counterweights and roller guides, hoist and governor ropes, cab ceilings with LED down lights, rope compensation, new submersible pump units and underground cylinders encased in PVC for hydraulic elevators, and seismic provisions. Install new machine room air conditioning.	$ 739,271	$ 739,271	12/15/2014	Completed (Closed Task)
JCC-15-014							
FM-0050766	Santa Clara	Morgan Hill Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of lighting controls on exterior pole lights, integration of lighting controls with BAS system, upgrade of existing metal halide lights in sallyport and on the building exterior to LED lighting; upgrade interior fixtures to LED lighting; install CO2 monitors to support demand ventilation controls; and upgrade air handling system to support new variable frequency drive units.	$ 302,461	$ 208,278	5/20/2016	In Work (Construction)
FM-0058656	San Benito	New Hollister Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including conversion of existing High Intensity Discharge lamps with LED lighting in the parking and on the building exterior. Install two Variable Frequency Drives on chilled water and cooling tower pumps.	$ 60,336	$ 21,944	5/20/2016	In Work (Construction)
FM-0017040c	Los Angeles	Compton Courthouse	Fire - Phase 2 - Building alarm system is not code compliant and must be renovated to comply with State Fire Marshal notice to comply.	$ 1,213,353	$ 1,213,353	1/17/2015	In Work (Construction)
FM-0028322c	Orange	Central Justice Center	Fire - Phase 2 - Building alarm system is not code compliant and must be renovated to comply with State Fire Marshal notice to comply.	$ 1,666,539	$ -	7/17/2015	On Hold (SFM agreement needed)
FM-0054951	Orange	North Justice Center	HVAC - Phase 1 - Design - Cooling Towers - Demo, remove, replace, and relocate two 250+ ton (20hp ea.) cooling towers. The cooling towers require relocation due to current unsafe work conditions and replacement due to age and failing components. The rooftop location has a rusting and failing blower wheel shaft that could break at any moment and cannot be replaced or maintained due to lack of fall protection; relocation will allow preventive maintenance to be performed in a safe and efficient manner.	$ 233,000	$ 227,715	7/17/2015	In Work (Construction)

Transfers	Location (County)	Facility Name	Project Title	TCFMAC Approved Funds	Total Amount Encumbered	Date of TCFMAC Approval	Current Status
JCC-15-015							
FM-0035096	Orange	North Justice Center	HVAC - Replace failing air handlers units 1-8. Current air handlers are the buildings original and fail intermittently. Structural instability for coupler systems was noted during AHU-1 bearing replacement occurring within the last year. Install refrigerant monitoring system as required by code.	$ 1,086,429	$ 1,086,429	5/20/2016	In Work (Construction)
FM-0058661	Amador	New Amador County Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of BAS Controls for all HVAC units, upgrade existing air handler to Climate Wizard (CW) indirect evaporative cooling air handler, upgrade existing internal lamps to LED, and install energy efficient telecom switches decreasing overall plug load.	$ 465,010	$ 465,010	5/20/2016	In Work (Construction)
JCC-16-013							
FM-0060581	Los Angeles	Downey Courthouse	Energy Efficiency - Electrical Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1222 Fixtures)	$ 34,322	$ 34,322	5/19/2017	In Work (Construction)
FM-0060583	Los Angeles	Beverly Hills Courthouse	Energy Efficiency - Electrical Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 2246 Fixtures)	$ 59,755	$ 59,755	5/19/2017	In Work (Construction)
FM-0060525	Los Angeles	Airport Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of Interior and Exterior Lighting re-lamps and retrofit	$ 129,857	$ 129,857	5/19/2017	In Work (Construction)
FM-0060528	Los Angeles	East Los Angeles Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of Interior and Exterior Lighting re-lamps and retrofit	$ 33,366	$ 33,366	5/19/2017	In Work (Construction)
FM-0060529	Los Angeles	Pomona Courthouse South	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of Interior and Exterior Lighting re-lamps and retrofit	$ 71,865	$ 72,029	5/19/2017	Completed (Closed Task)
FM-0060537	Los Angeles	Pomona Courthouse North	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of Interior and Exterior Lighting re-lamps and retrofit	$ 27,423	$ 27,798	5/19/2017	Completed (Closed Task)
FM-0060538	San Bernardino	San Bernardino Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of Interior and Exterior Lighting re-lamps and retrofit	$ 50,770	$ 50,770	5/19/2017	In Work (Construction)
FM-0060580	San Bernardino	San Bernardino Justice Center	Energy Efficiency - Electrical Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 7272 Fixtures)	$ 223,251	$ 179,230	5/19/2017	Cancelled
JCC-17-018							
FM-0011923e	San Diego	East County Regional Center	Elevator - Elevator Renovation - Complete renovation of nine (9) gearless traction elevators. Work will include but not be limited to, car frames and platforms, buffers and safeties, hoistway entrance frames, doors and pit equip., new AC gearless machines, micro-processor control systems, regenerative VVVF AC drives, governors (elevators 1,2&3 only), closed loop heavy duty high speed operators, current code required wiring, interior and lobby control panels, counterweights and roller guides (Elevators 7&9 only), hoist and governor ropes, cab ceilings with LED down lights, rope compensation and seismic provisions.	$ 5,048,597	$ 4,309,543	4/9/2018	In Work (Construction)
FM-0060525d	Los Angeles	Airport Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of Interior and Exterior Lighting re-lamps and retrofit	$ 7,545	$ 7,545	12/4/2017	In Work (Construction)
FM-0060528d	Los Angeles	East Los Angeles Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of Interior and Exterior Lighting re-lamps and retrofit	$ 17,697	$ 17,698	12/4/2017	In Work (Construction)

Transfers	Location (County)	Facility Name	Project Title	TCFMAC Approved Funds	Total Amount Encumbered	Date of TCFMAC Approval	Current Status
FM-0060538d	San Bernardino	San Bernardino Courthouse	Energy Efficiency - Electrical - Implement energy efficiency measures including installation of Interior and Exterior Lighting re-lamps and retrofit	$ 9,124	$ 9,124	12/4/2017	In Work (Construction)
FM-0060581d	Los Angeles	Downey Courthouse	Energy Efficiency - Electrical Implement energy efficiency upgrade of intertior and exterior lighting to LED (approx. 1222 Fixtures)	$ 26,075	$ 18,179	12/4/2017	In Work (Construction)
FM-0060583d	Los Angeles	Beverly Hills Courthouse	Energy Efficiency - Electrical Implement energy efficiency upgrade of intertior and exterior lighting to LED (approx. 2246 Fixtures)	$ 16,599	$ 16,599	12/4/2017	In Work (Construction)
FM-0060580d	San Bernardino	New San Bernardino Courthouse	Energy Efficiency - Electrical Implement energy efficiency upgrade of intertior and exterior lighting to LED (approx. 7272 Fixtures)	$ 11,556	$ -	12/4/2017	Cancelled
FM-0061174a	Riverside	Family Law Court	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1256 fixtures)	$ 67,668	$ 98,000	8/28/2017	On Hold
FM-0061157a	El Dorado	Johnson Bldg.	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 621 fixtures)	$ 33,312	$ -	8/28/2017	Cancelled
FM-0061132a	Santa Barbara	Santa Maria Juvenile Court (new)	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 258 fixtures)	$ 7,530	$ -	8/28/2017	Cancelled
FM-0061184a	Santa Clara	Santa Clara Courthouse	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 557 fixtures)	$ 29,414	$ -	8/28/2017	Cancelled
FM-0061177a	Imperial	Imperial County Courthouse	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1000 fixtures)	$ 52,663	$ -	8/28/2017	Completed (Closed Task)
FM-0061109a	Merced	Old Court	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 392 fixtures)	$ 16,992	$ 121,138	8/28/2017	On Hold
FM-0061128a	San Diego	North County Regional Center - Annex	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 493 fixtures)	$ 21,173	$ 302	8/28/2017	Completed (Closed Task)
FM-0061125a	San Diego	Kearny Mesa Court	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 919 fixtures)	$ 39,075	$ 305	8/28/2017	In Procurement
FM-0061088a	Contra Costa	Bray Courts	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1084 fixtures)	$ 39,317	$ -	8/28/2017	In Procurement
FM-0061121a	Napa	Criminal Court Building	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1049 fixtures)	$ 44,018	$ -	8/28/2017	Cancelled
FM-0061101a	Los Angeles	Glendale Courthouse	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1238 fixtures)	$ 47,006	$ 143,121	8/28/2017	In Work (Construction)
FM-0061105a	Los Angeles	Burbank Courthouse	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1300 fixtures)	$ 49,457	$ 155,485	8/28/2017	In Work (Construction)
FM-0061123a	San Bernardino	Fontana Courthouse	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1353 fixtures)	$ 46,593	$ -	8/28/2017	Cancelled
FM-0061133a	Santa Clara	Hall of Justice (West)	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 1554 fixtures)	$ 65,154	$ -	8/28/2017	Cancelled

Transfers	Location (County)	Facility Name	Project Title	TCFMAC Approved Funds	Total Amount Encumbered	Date of TCFMAC Approval	Current Status
JCC-18-018							
FM-0061153	Alameda	Wiley W. Manuel Courthouse	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 3259 fixtures)	$ 407,648	$ 407,648	5/17/2019	Completed (Closed Task)
FM-0061175	Riverside	Southwest Justice Center	Energy Efficiency - Electrical - Implement energy efficiency upgrade of interior and exterior lighting to LED (approx. 3172 fixtures)	$ 476,354	$ -	5/17/2019	On Hold for Shared Cost Letter
FM-0063755	San Diego	South County Regional Center	County Managed - Security related project	$ 65,000	$ 65,000	5/17/2019	In Work (Construction)
JCC-19-012							
FM-0142891	San Diego	Kearny Mesa Court	Interior Finishes - Seal roof leaks over approx. 1,000 SF of the roof. Replace 1,110 SF of drywall and paint. Replace the carpet, as the debris was spread through multiple locations. Replace ceiling tile and abatement of debris above the ceiling. Remediation and environmental oversight included. Due to a very deteriorated roof, rainwater leaked into several locations: Sheriff deputy lunch-room exit stairwell on the 1st floor, Courtroom A and East Hallway by secured door 306. Environmental containment was set up with Asbestos Procedure 5 work performed to abate, clean and return space to normal conditions.	$ 779,864	$ 779,864	4/13/2020	In Work (Construction)
FM-0062195	Los Angeles	Burbank Courthouse	HVAC - Replace entire pneumatic and DDC control system with non-proprietary, BAS system, including new T-stats throughout. Existing system does not work and temperature for twenty (2) separate zones, the air handler /airflow speed, chiller temperature, and dampers must be adjusted manually and not able to control building temperatures. Experiencing several hold/cold calls daily in the entire building.	$ 449,262	$ 449,262	7/19/2019	In Work (Construction)
FM-0068425	Glenn	Glenn Historic Courthouse	Exterior - Plaster and Column Restoration (Plaster is failing at an alarming rate and several columns are structurally degraded) - Remove the remaining delaminated plaster, prep the brick and re-apply new plaster, paint the entire exterior with an elastomeric coating to prevent future delamination of the surface. Scaffolding and high reach equipment will be utilized. The current paint on the building exterior contains lead, proper removal will require abatement and disposal per code	$ 672,812	$ 672,812	7/19/2019	In Work (Construction)

Shaded region shows an update to the information

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Information Item 5 – List B – Facility Modifications Under $100K (Priority 2)

Summary:

There are currently 19 Priority 2 FMs Under $100K with a Facility Modification program project cost of $223,208. Due to budget constraints, staff is not recommending any projects for approval.

Supporting Documentation:

- List B – Facility Modifications Under $100K (Priority 2)

*****

Priority 2—Necessary, but Not Yet Critical. Condition requires correction to preclude deterioration, potential loss of function or service, or associated damage or higher costs if correction is further deferred.

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
1	FM-0063354	Kern	Bakersfield Juvenile Center	15-C1	2	Exterior Shell - Remove existing failing roof system down to roof deck at (19) 6'x6' locations. Prepare deck and walls for new roofing/flashing. Install new membrane over deck. Install new painted sheet metal over entire deck, install new drip edge and flash into existing building. Existing is original build and leak due to age & wear/tear. High lift equipment required due to height and location. Environmental survey and oversight included.	$ 45,000	$ 30,042	Deferred	66.76
2	FM-0144972	Los Angeles	Hollywood Courthouse	19-S1	2	Vandalism - Remove approximately 15sq. ft. of graffiti that is sprayed on the wall at the entrance to parking garage behind building.	$ 127	$ 116	Deferred	91.09
3	FM-0145018	Los Angeles	Torrance Courthouse	19-C1	2	Interior Finishes - GCI - Replace 50% of existing Jury Box Seating (14) w/new seating; relocate working seating to other Courtrooms to match.	$ 18,654	$ 18,654	Deferred	100
4	FM-0145021	San Bernardino	San Bernardino Justice Center	36-R1	2	Electrical-Replace 16 light fixtures with LED retrofit kits and light fixtures in 1st floor hallway, conference rooms, and breakroom. Existing light fixtures are obsolete and ballasts cannot be replaced, leaving the lights inoperable. Change in California regulations caused ballast to become obsolete.	$ 19,140	$ 19,140	Deferred	100
5	FM-0145049	Orange	West Justice Center	30-D1	2	Plumbing - Waste Pump #2 - Remove and replace failed waste pump #2 and waste piping that serves the detention area. Pump #1 is the only pump currently operating and is also older than #2 and at risk of failing. If Pump #1 fails, detention will not be able to house inmates, impacting court operations.	$ 20,147	$ 18,269	Deferred	90.68
6	FM-0145060	Alameda	Hayward Hall of Justice	01-D1	2	Plumbing - Replace (1) heating hot water pipe fitting for leaking 3-inch union. Fitting is failing due to age and end of life.	$ 9,995	$ 8,826	Deferred	88.3

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
7	FM-0145094	Los Angeles	Edmund D. Edelman Children's Court	19-Q1	2	HVAC - Replace (1) set of bearings, seals, gasket and coupling insert for heating hot water. Hot water pump #6 is leaking due to failed bearings seals causing water to be on the deck.	$ 3,598	$ 2,518	Deferred	69.99
8	FM-0145095	San Joaquin	Stockton Courthouse	39-F1	2	Vandalism - Replace gooseneck faucet in first floor mens public restroom - An unknown person destroyed the fixture by breaking it into pieces.	$ 922	$ 922	Deferred	100
9	FM-0145100	Orange	West Justice Center	30-D1	2	Plumbing - Storm Drain - Remove and replace approx. 10 ft of broken drain line piping. During rains water coming from broken drain is causing flooding and landscaping causing safety issue as the water spills onto the public sidewalk. Work includes necessary digging and cutting out of existing failed drain line.	$ 2,723	$ 2,469	Deferred	90.68
10	FM-0145101	Los Angeles	Bellflower Courthouse	19-AL1	2	Vandalism - Remove approximately 20 sq.ft of graffiti from the fuel room storage doors.	$ 205	$ 160	Deferred	77.94
11	FM-0145113	Santa Clara	Santa Clara Courthouse	43-G1	2	Grounds and Parking Lot-Failed Parking Lot Pole Lights - Update 14 fixtures to LED - Isolate Electrical Circuit to Exterior Parking Lot Pole Lights and Landscape Pole Lights, Perform LOTO On Service Breakers, Provide 45' Aerial Man Lift to Reach Pole Light Covers, Remove Covers/Lamps and Failed Ballasts from Fixtures, Provide and Install (14) 100W Ballasts Bypass LED Fixture Lamps in Parking Lot Pole Lights, Provide and Install (12) 60W Ballasts Bypass LED Fixture Lamps in Landscape Pole Lights, Reinstate Electrical Circuits to Exterior Pole Lights and Test Operation. Adjust Lighting Controller as needed and Reinstate Exterior Pole Lights. Currently Affecting Exterior Parking Lot Lighting. - Lighting is currently 75% failure, replacement requires list, retrofit will reduce energy usage,	$ 6,407	$ 6,407	Deferred	100

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
12	FM-0145116	Los Angeles	El Monte Courthouse	19-O1	2	HVAC - Install 1-check valve for pneumatic compressor 1 and replace 1-air drier. Install 1-check valve and 1-auto drain for pneumatic compressor 2. Compressors do not have check valves and back feed into each other, causing the tank not to drain properly.	$ 4,353	$ 2,530	Deferred	58.12
13	FM-0145130	Los Angeles	Pasadena Courthouse	19-J1	2	Grounds and Parking Lot - Grind down and smooth out concrete and asphalt trip hazards from Judges' parking lot and adjacent courtyard. Work area is approximately 3,057 square feet. There are numerous uneven paved areas in the parking lot and courtyard, creating trip hazards.	$ 9,249	$ 6,414	Deferred	69.35
14	FM-0145132	Sacramento	Carol Miller Justice Center Court Facility	34-D1	2	Grounds and Parking Lot Repair/replace irrigation system on South side of building (Strip of landscaping near carwash). The irrigation system is functional but doesn't cover the full area of grass and suspect there is one or more of the lines damaged causing restriction of the flow.	$ 7,584	$ 7,584	Deferred	100
15	FM-0145141	Ventura	Juvenile Courthouse	56-F1	2	Electrical - Provide correct singleline diagram, documenation and signage showing modifications to the Main Switchear and Main Busing. Program changes into each circuit. Provide permanent danger signage declating dual source emergence power and Red outline of affected switchgear sections. Main Switch gear is noncompliant. Provide engineer operation training.	$ 41,478	$ 41,478	Deferred	100
16	FM-0145148	Los Angeles	Bellflower Courthouse	19-AL1	2	Fire Protection - Replace (27) sprinkler heads, (3) sprinkler escutcheons, (1) leaking Inspection Test Valve (ITV), 1 of leaking sprinkler piping and lower (1) sprinkler head. Sprinkler heads are corroded, test valve and piping are leaking. All deficiencies found during annual performing preventative maintenance.	$ 6,205	$ 4,836	Deferred	77.94

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	TCFMAC FUNDED COST	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	JOB STATUS	FACILITY MODIFICATION PROGRAM BUDGET % OF COST
17	FM-0145160	Kern	Bakersfield Superior Court	15-A1	2	Elevators, escalators, & hoists- Replace 3-interlocks for wheelchair lift in department 12. The strikes for the interlocks have worn over time, causing poor contact, and resulting in unsafe operation. The lift has been shut down for safety.	$ 19,515	$ 19,515	Deferred	100
18	FM-0145170	Los Angeles	El Monte Courthouse	19-O1	2	HVAC - Replace 1-media fill kit, 32-counterflow eliminators, 12-air inlet louvers, and 1 set of laterals for cooling tower 2. Equipment needs to be replaced due to sediment build-up that has reduced cooling tower efficiency to 24%.	$55,139	$ 32,047	Deferred	58.12
19	FM-0145190	Los Angeles	San Fernando Courthouse	19-AC1	2	Vandalism - Install 12" X 4" 1/2 safety glass in the inmate Basement lock up. inmate broke window to cell door.	$1,281	$ 1,281	Deferred	100
							$ 271,722	**$ 223,208**		

JUDICIAL COUNCIL
OF CALIFORNIA

TRIAL COURT FACILITY MODIFICATION
ADVISORY COMMITTEE

Meeting Date: 01/29/2021

Information Item 6 – List D – Priority 2 Facility Modifications Over $100K and Priority 3 Facility Modifications

Summary:
There are currently 24 Priority 2 FMs over $100K with a Facility Modification Program project cost of $17,225,986. Due to budget constraints, staff is not recommending any projects for approval.

Supporting Documentation:

- List D – Facility Modifications Over $100K Report

*****

Priority 2—Necessary, but Not Yet Critical. Condition requires correction to preclude deterioration, potential loss of function or service, or associated damage or higher costs if correction is further deferred.
Priority 3—Needed. Condition to be addressed will reduce long-term maintenance or repair costs or will improve the functionality, usability, and accessibility of a court. The condition is not hindering the most basic functions of a facility, but its correction will support improved court operations.

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	CUMULATIVE TOTAL OF FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	TOTAL SCORE RANK	FACILITY MODIFICATION PROGRAM % OF COST
1	FM-0145115	Kern	Bakersfield Superior Court	15-A1	2	Elevators, escalators, & hoists-Remove and replace worn down escalator step chain. Calibrate system. Lubricate all points of friction. Test multiple times. All work to be performed on off hours time so as not to interfere with Court proceedings. Step chain is worn due to normal wear and tear and is in need of replacement.	$ 111,900	$ 69,938	$ 69,938	45	62.50
2	FM-0144910	Los Angeles	Santa Monica Courthouse	19-AP1	2	HVAC - Repair and replacement of critical HVAC components due to repeated failure. This includes the Refrigerant Monitoring System, dampers/controllers for AHUs, VFD transducers, AHU coils and miscellaneous filters and piping repairs.	$ 500,000	$ 392,450	$ 462,388	65	78.49
3	FM-0144278	Alameda	Juvenile Justice Center	01-C3	2	HVAC - County Managed - Replace (1) 8.5MBTU/hr. Boiler w/2 new, 5 MBTU/hr. Boilers, replace (4) domestic hot water heaters (DHWH) w/1 new 1.5 MBTU/hr. and 1 new 2.0 MBTU/hr. On-demand DHWH. BAAQMD issued notice of violation for existing boilers, they cannot be retrofitted to comply w/requirements.	$ 194,370	$ 21,633	$ 484,021	70	11.13
4	FM-0144194	Los Angeles	Torrance Courthouse	19-C1	2	Exterior Shell - GCI - Remove and reseal north exterior shell with new sealant and caulking due to failure of weather north protection system. There have been multiple rain events resulting in damaged interior space due to failure of sealants and caulking.	$ 250,000	$ 212,850	$ 696,871	70	85.14
5	FM-0144530	Riverside	Southwest Justice Center	33-M1	2	Exterior Shell - Repair exterior stucco finish on East facing facade of jury assembly patio and South facing 2nd floor employee patio that leak during rains. Work includes removal and replacement of failed wet seals, repair of vertical and horizontal reglets, repair of cracks in stucco and replacement of parapet joints. Use of boom lift and swing stage will be required.	$ 157,155	$ 120,066	$ 816,937	70	76.40

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	CUMULATIVE TOTAL OF FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	TOTAL SCORE RANK	FACILITY MODIFICATION PROGRAM % OF COST
6	FM-0142179	Los Angeles	Compton Courthouse	19-AG1	2	Grounds & Parking Lot - Phase 2 construction - Install new waterproofing around 2 plaza stair structure. Replace drywall and metal framing as necessary within stair structure. Interior damage is due to leak.	$ 840,581	$ 555,876	$ 1,372,814	70	66.13
7	FM-0144699	Los Angeles	Pasadena Courthouse	19-J1	2	Electrical - Contractor will provide services associated with the removal and replacement of the existing underground storage tank with an above-ground storage tank and associated piping.	$ 387,375	$ 268,645	$ 1,641,458	71	69.35
8	FM-0144700	Los Angeles	Whittier Courthouse	19-AO1	2	Electrical - Contractor will provide services associated with the removal and replacement of the existing underground storage tank with an above-ground storage tank and associated piping.	$ 296,258	$ 256,056	$ 1,897,514	71	86.43
9	FM-0142909	Los Angeles	Alhambra Courthouse	19-I1	2	Exterior Shell - GCI - Replace 34 horizontal beams and paint/patch 16 vertical beams on the south elevation of the courthouse, including labor, materials and equipment. The horizontal beams are beginning to fail, spall, and crack, causing a safety hazard.	$ 394,660	$ 339,408	$ 2,236,921	75	86.00
10	FM-0144287	Alameda	Wiley W. Manuel Courthouse	01-B3	2	COUNTY MANAGED - HVAC - Replace (3) existing 6,500 MBH Boilers w/new, install new infrastructure including multiple isolation valves and tie-ins to allow for phased staging removal/replacement, all work to be completed after-hours and weekends. Current 40+ yr. old boilers are failing and require replacement.	$2,172,683	$ 2,172,683	$ 4,409,604	75	100
11	FM-0145007	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	GCI - Plumbing - Provide demo, removal, and replacement of mechanical piping system as it relates to chilled and hot water air separators, hot water expansion tank, and flush clean loop system to prevent future failures and leaks.	$ 700,000	$ 481,530	$ 4,891,134	76	68.79

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	CUMULATIVE TOTAL OF FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	TOTAL SCORE RANK	FACILITY MODIFICATION PROGRAM % OF COST
12	FM-0145006	Los Angeles	Stanley Mosk Courthouse	19-K1	2	GCI-Plumbing: All required construction activities to install new isolation valves for the Cogen system including trenching, temporary power, line stops to CW, and two butterfly valves so that maintenance can be performed on building Mechanical and Plumbing Systems. Currently unable to isolate building from Cogen.	$ 600,000	$ 583,560	$ 5,474,694	76	97.26
13	FM-0144417	San Diego	North County Regional Center - South	37-F1	2	COUNTY MANAGED - Roof - Install approx. 55k sq. ft. of 60-mil RPVC membrane over existing roof (same type) of the North County Regional Centers South building. The roof is original to the building (22 years), has deteriorated, is beyond repair, and has reached its end of life.	$ 201,720	$ 201,720	$ 5,676,414	77	100
14	FM-0144763	San Bernardino	Rancho Cucamonga Courthouse	36-F1	2	COUNTY MANAGED- Plumbing- Replace (7) 2.5 inch isolation valves that are difficult to close and in some cases don't close to complete repairs. Replacing the valves on each floor will enhance flow logic and reduce water damage that may occur during a repair.	$ 190,125	$ 190,125	$ 5,866,539	80	100
15	FM-0142908	Riverside	Hall of Justice	33-A3	2	Elevators, Escalators, & Hoists - GCI - Phase 2 Construction - Renovate eight (8) elevators including: (4) passenger, (2) custodial, and (2) judges elevators, while retaining the cars themselves. Scope to include material, labor and services, plan review, permit, inspection, and ACM abatement with overtime work.	$5,931,792	$ 5,931,792	$ 11,798,331	80	100
16	FM-0144225	Kern	Bakersfield Superior Court	15-A1	2	Roof - Tear off and re-roof two entrance canopies with Class-A fire-rated 80 mil PVC single ply system. These locations were omitted from DMF re-roof project.	$ 199,205	$ 124,503	$ 11,922,834	80	62.50

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	CUMULATIVE TOTAL OF FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	TOTAL SCORE RANK	FACILITY MODIFICATION PROGRAM % OF COST
17	FM-0143087	Nevada	Nevada City Courthouse	29-A1	2	County Managed - Roof - The coating on the entire roof has passed its serviceable life. It is currently in a degraded state with water leaks during rains. It is in need of a complete restoration process. The restoration process proposed is a less expensive option and gains the same expected serviceable life as a complete new roof system.	$ 122,071	$ 122,071	$ 12,044,905	80	100
18	FM-0143201	Nevada	Nevada City Courthouse Annex	29-A2	2	County Managed - Roof - The coating on the entire roof has passed its serviceable life. It is currently in a degraded state with water leaks during rains. It is in need of a complete restoration process. The restoration process proposed is a less expensive option and gains the same expected serviceable life as a complete new roof system.	$ 104,989	$ 104,989	$ 12,149,894	80	100
19	FM-0142147	Placer	Historic Courthouse	31-A1	2	COUNTY MANAGED - HVAC - Replace nineteen (19) heating unit ventilators that serve the four floors - Based on VFA assessments and useful life of building system assets.	$ 141,711	$ 141,711	$ 12,291,605	90	100
20	FM-0144577	Imperial	Winterhaven Court	13-D1	2	Grounds and Parking Lot - Replace concrete, block walls, and asphalt areas due to them failing and creating a trip and safety hazard. Decorative block walls are loose & will fall over under stress, concrete planters are crumbling & falling apart, concrete sidewalks & asphalt are all crumbling with several pot holes. Areas are failing due to years of extreme weather exposure.	$ 183,557	$ 183,557	$ 12,475,162	95	100
21	FM-0142947	Los Angeles	Clara Shortridge Foltz Criminal Justice Center	19-L1	2	Interior Finishes - GCI - Remove and Replace failing ceiling tiles in public areas, courtrooms, judges offices, jury rooms, and corridors. This includes phased per floor with containment and negative air machines during abatement and replacement.	$1,280,730	$ 881,014	$ 13,356,176	100	68.79

	FM NUMBER	LOCATION	FACILITY NAME	BUILDING ID	PRIORITY	SHORT TITLE	PRELIMINARY ESTIMATE	FACILITY MODIFICATION PROGRAM BUDGET SHARE OF PRELIMINARY ESTIMATE	CUMULATIVE TOTAL OF FACILITY MODIFICATION PROGRAM SHARE OF PRELIMINARY ESTIMATE	TOTAL SCORE RANK	FACILITY MODIFICATION PROGRAM % OF COST
22	FM-0142953	Los Angeles	Compton Courthouse	19-AG1	2	Interior Finishes - GCI - Remove and Replace failing ceiling tiles in public areas, courtrooms, judges offices, jury rooms, and corridors. This includes phased per floor with containment and negative air machines during abatement and replacement.	$ 970,000	$ 641,461	$ 13,997,637	100	66.13
23	FM-0142971	Los Angeles	Norwalk Courthouse	19-AK1	2	Interior Finishes - Remove and Replace failing ceiling tiles in public areas, courtrooms, judges offices, jury rooms, and corridors. This includes phased per floor with containment and negative air machines during abatement and replacement.	$ 898,000	$ 763,569	$ 14,761,207	100	85.03
24	FM-0143454	San Diego	South County Regional Center	37-H1	2	COUNTY MANAGED - EVCI - Escalators - Elevators - Replace four (4) escalators and two (2) public elevators which serve 2nd & 3rd floors, due to multiple failures. Systems are 40+ years old and have reached the end of their useful life. Work will not start until FY 20/21.	$2,464,779	$ 2,464,779	$ 17,225,986	110	100