

Augusta Georgia  
SPLOST Phase 8  
Project Request Form

Project Name **Detention Center Renovations**

**PROJECT SUMMARY SHEET**

A. Submitting Department, Agency, or Association: **Richmond County Sheriff's Office**

B. Project Name / Brief Description:

The current name of this project is the Detention Center Renovations. The Charles B. Webster Detention Center was built in 1997. The Detention Center Renovation project will add another 192 beds, update the current security system, and add updates to the jail kitchen and pods.

Check box if project represents a continuation from a previous SPLOST:

C. Project Location / Address: **1941 Phinizy Road Augusta, GA 30906**

Check box if Site Selection required:   
(If site selection is required, fill out section VI. Site Criteria & Standards)

Current Property Owner (if applicable): **Augusta/Richmond**

D. District: **All**

E. Proposed Project Budget (round to nearest thousands):

<b>Total SPLOST 8 Request: 1</b>	\$25,343,059
<b>Annual Operating Cost: 2</b>	\$ 374,148.57

<sup>1</sup> Figure from section III. Project Costs, first column (Total) for SPLOST 8 Project Total

<sup>2</sup> Figure from section V. Operating Costs, first column (Annual Costs) for Total Operating Costs for Project.

F. Contact Person: **Veronica Brown**

Work Phone: **706-821-1067** Home Phone: **706-821--1000**

Fax Number: **706-821-1428** E-mail Address: **[vfreeman@augustaga.gov](mailto:vfreeman@augustaga.gov)**

G. Project Classification **Public Safety**

Augusta Georgia  
SPLOST Phase 8  
Project Request Form

**Project Name** Detention Center Renovations

**I. PROJECT JUSTIFICATION:**

**A. Project Mission Statement / Goals & Objectives:**

The goal of this project is to provide room for anticipated growth. The renovation and expansion project will make the Charles B. Webster Detention Center a safer and healthier place for inmates and jail staff.

**B. How will this project help meet the Public Safety, Basic Facilities / Infrastructure, and/or Quality of Life needs in Augusta Richmond County?**

The Richmond County Sheriff's Office will be able to hold additional inmates due to the growth population of the CSRA.

**C. Why should this project be considered for SPLOST 8 type funding?**

There is no available funding source in current budget allotments.

**D. To meet the Project Goals & Objectives, when should this project be completed?**

This project should be completed by December 31, 2024.

**E. Is this project recommended / included in any existing Augusta Richmond County Land Use Plan or Masterplan? If yes, please explain and provide necessary information.**

This project will include renovations and additions to the Charles B. Webster Detention Center at 1941 Phinizy Road Augusta, GA 30906. The Richmond County Sheriff's Office will need access to all of land on the Charles B. Webster Detention Center Parcel.

Augusta Georgia  
SPLOST Phase 8  
Project Request Form

*Project Name* **Detention Center Renovations**

**II. PROJECT DESCRIPTION:**

**A. Project Construction Program / Description:**

(Provide within this space a Construction Program / Description for the project. Agencies and departments submitting requests should be prepared to submit detailed construction information, etc., as required during the technical review process.)

Renovation of the Charles B. Webster Detention Center at 1941 Phinizy Road Augusta, GA 30906

**B. Projected Useful Life of Project:**

30 years

**C. Site Specific Information: (address, tax map parcel #, etc.)**

1941 Phinizy Road Augusta, GA 30906, parcel # 1330023020 , 305,831 sq ft

*Check box if site currently owned by Augusta Richmond County:*

Augusta Georgia  
**SPLOST Phase 8**  
 Project Request Form

**Project Name** *Detention Center Renovations*

**III. PROJECT COSTS:**

A. Detailed project capital budget costs (to be funded from *SPLOST 8* only):

Project Costs (round to thousand)	Total	YR1 (22)	YR2 (23)	YR3 (24)	YR4 (25)	YR5 (27)	YR6 (21)
1. Land Acquisition / ROW / Easement:	\$0	-	-	-	-	-	-
2. Design Fees:	\$1,620,000	1,213,000	277,000	130,000	-	-	-
3. Miscellaneous Fees:	\$40,000	40,000	-	-	-	-	-
4. Fixtures, Furniture, and Equipment	\$705,000	-	205,000	500,000	-	-	-
5. Construction:	\$21,250,532	-	15,937,899	5,312,633	-	-	-
6. Testing:	\$215,000	115,000	75,000	25,000	-	-	-
8. Construction Contingency	\$1,062,527	-	1,062,527	-	-	-	-
9. Project Management:	\$450,000	150,000	150,000	150,000	-	-	-
10. Other (describe):	\$0	-	-	-	-	-	-
11. Other (describe):	\$0	-	-	-	-	-	-
<b>SPLOST 8 Project Total:</b>	<b>\$25,343,059</b>	<b>\$1,518,000</b>	<b>\$17,707,426</b>	<b>\$6,117,633</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

**IV. PROJECT FINANCING:**

A. Detailed project capital budget costs (to be funded from *SPLOST 8* only):

Project Sources (round to thousand)	Total	YR1 (22)	YR2 (23)	YR3 (24)	YR4 (25)	YR5 (27)	YR6 (21)
1. <i>SPLOST 8</i> *	\$25,343,059	1,518,000	17,707,426	6,117,633	-	-	-
2. ARC General Fund:	\$0	-	-	-	-	-	-
3. State Grant:	\$0	-	-	-	-	-	-
4. Federal Grant:	\$0	-	-	-	-	-	-
5. Previous SPLOST:	\$0	-	-	-	-	-	-
6. Testing:	\$0	-	-	-	-	-	-
7. Reimbursement Amount	\$0	-	-	-	-	-	-
7. Other (describe):	\$0	-	-	-	-	-	-
8. Other (describe):	\$0	-	-	-	-	-	-
<b>Total Sources:</b>	<b>\$25,343,059</b>	<b>\$1,518,000</b>	<b>\$17,707,426</b>	<b>\$6,117,633</b>	<b>\$0</b>	<b>\$25,343,059</b>	<b>\$0</b>

\* Amount from section III.A., "Detailed project capital budget costs" (*SPLOST 8* Project Total).

Augusta Georgia  
 SPLOST Phase 8  
 Project Request Form

**Project Name** *Detention Center Renovations*

B. Describe the current commitments for the other sources funding this project:

N/A

**V. OPERATING COSTS:**

A. Total Annual Operating Costs when Project is complete:

Operating Cost (round to thousand)	Annual Costs
<b>(Estimated) Operating Revenues</b>	\$ -
1. Personnel Costs:	374,149
2. Utilities:	
■ Gas:	-
■ Electrical:	-
■ Water:	-
■ Sewer:	-
■ Phone:	-
■ Computers:	-
3. Operating Supplies:	-
4. Equipment Maintenance:	-
5. Facility Maintenance:	-
6. Non-Capital:	-
7. Other (describe):	-
8. Other (describe):	-
<b>TOTAL OPERATING COSTS OF PROJECT:</b>	<b>\$ 374,149</b>
<b>NET INCOME (ESTIMATED):</b>	<b>\$ (374,149)</b>

Augusta Georgia  
SPLOST Phase 8  
Project Request Form

*Project Name* **Detention Center Renovations**

**B. Additional Personnel Information:**

1. Identify the number of additional staff positions needed when project is completed:

■ Full-Time: 8  
■ Part-Time: 0

2. Briefly describe the responsibilities of each additional staff position:

Certified Deputy Jailer (8)- Maintains order and security in the jail and ensures the safety and well-being of inmates, employees, and visitors within the guidelines of applicable state and federal laws, departmental directives, and rules and regulations. Reports to the Sergeant or other designated person and works with co-workers, inmates, attorneys, visitors, ministers, social workers, and probation, parole, court, police, and other agency personnel to provide operational support.

3. Identify the projected salary and fringe benefit cost for each additional staff position:

Certified Deputy Jailer -bi-weekly Salary- \$1,406.58, FICA- \$8.21, Med- \$20.40, GMEBS -\$96.70, Medical- \$174.35, LTD- \$3.31, Life-\$10.25 Annual Salary = \$46,768.57\*8=**\$374,148.57**

*Project Name* **Detention Center Renovations**

**VI. Site Criteria and Standards (only applicable if site Selection is required):**

**A. General Criteria:**

**1. Acreage:**

- **Size:** Minimum acreage necessary for project, inclusive of parking and other
- **Topography:** Describe type of topography necessary to meet Goals and Objectives.
- **Estimated cost per acre:** Provide an estimated cost per acre and an explanation of how

**2. Location / Accessibility:**

- **Relative to its service area:** Define location relative to the project's service area that
- **Vehicular:** If necessary to meet the Goals and Objectives, describe what types of
- **Pedestrians:** Same as vehicular, but for pedestrians.
- **Bicycle Access:** Same as vehicular, but for bicycles.

**B. No further information on site criteria and standards is necessary for the project request form at this time. However, additional**

- **Development / Adjacent Impacts** (visibility, compatibility with land use plan, buffering,
- **Economy / Financing** (on- and off-site development costs, joint development
- **Environmental** (historic standards, traffic impacts, aesthetic standards, air quality, noise
- **Community Values** (displacements required, security needs, etc.)

**VII. OTHER IMPACTS:**

**A. Positive / Negative Impacts on ARC Departments, Agencies, or other Organizations:**

None

Page 7 of 8

Augusta Georgia  
SPLOST Phase 8  
Project Request Form

*Project Name* **Detention Center Renovations**

**B. Positive / Negative Impacts on existing Infrastructure / Systems:**

none

**C. Positive / Negative Impacts on Augusta Richmond County Tax Base:**

none

**VIII. OTHER INFORMATION:**

**A. Provide other information that would assist in the review of this proposed project:**

Provided are design graphics and the project outline.