

# Timeline and Content RQAW and Monroe County Commissioners

leigh

# RQAW - Study Objective

as directed by the County Administrators and Elected Officials and the Sheriff and his whole department. ( Courts,Probation,Sheriff make up almost half of county employees.)

The objective of this study is to explore and **advocate** for needed improvements to the Monroe County Jail and provide ideas for a facility design to **support the county justice system** with a focus on victim rights, community safety, and participant rehabilitation with deep consideration for financial constraints. We will accomplish this through a study of the existing system, use today's data to project for future needs and collaborate to determine the best course of action for the benefit of the county.

October 25 2023

**Commissioners Summary Minutes\_20231025**

**<https://www.co.monroe.in.us/egov/apps/document/center.egov?view=detail&id=16838>**

**J. RQAW FEASIBILITY STUDY FOR CURRENT COUNTY JAIL**

Fund Name and Fund Number: TBD

Amount: \$40,000

Presenter: Jeff Cockerill

10:36 am

This agreement is to review the Current County Jail prepare a feasibility study of possible alternatives to the construction or reconstruction of the county jail. This is required under Indiana Code 36-1-18-19.  
After completion, the County will hold a public hearing on this feasibility study.

Thomas made a motion to approve. Jones seconded.

Public comment:

Dave Askins, B Square Bulletin

Githens called for a voice vote.

Motion carried 3-0.

**K. RQAW SERVICE AGREEMENT FOR CONVENTION CENTER IMPROVEMENTS**

Fund Name: ARPA

Fund Number: 8950

Amount: Not to exceed \$103,750

Presenter: Jeff Cockerill

10:43 am

4 years into the county's jail expansion process and after many requests from people in Monroe County asking for one, the County Commissioners approved funds for RQAW ( a Neutral Third Party? ) to perform the required Feasibility Study for the current jail. ( And also RQAW funds for the Convention Center )

January 23 2024

The screenshot shows a Microsoft Edge browser window. The address bar displays a OneDrive link. The toolbar includes buttons for New Tab, Copy link, Download, and more. The main content area shows an email message with the following details:

**From:** Sanjay Patel <spatel@rqaw.com>  
**Sent on:** Tuesday, January 23, 2024 8:27:44 PM  
**To:** Pete Peterson <ppeterson@rqaw.com>; Angie Purdie <apurdie@co.monroe.in.us>  
**CC:** Kevin Meyer <kmeyer@rqaw.com>  
**Subject:** Monroe County Jail Feasibility Study Kickoff

The body of the email contains the following text:

Angie, Please forward on as required to at least the Jail Commander and Chief Deputy and anyone else you see necessary. Thanks

---

**Microsoft Teams meeting**

**Join on your computer, mobile app or room device**  
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Passcode: 8gyV2v  
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**Or call in (audio only)**  
[+1 469-998-7559,,725429154#](#) United States, Dallas  
Phone Conference ID: 725 429 154#  
[Find a local number](#) | [Reset PIN](#)

---

[Learn More](#) | [Meeting options](#)

3 months after the approved expense a “Kickoff” meeting is planned by RQAW Sanjay Patel,

There are no records of the content of the meetings which took place between RQAW Feasibility Study teams and county representatives.

The following slides are the email trails which were provided by a FOIA request.

# January 31 2024

← → G onedrive.live.com/?cid=2108B25668CDF405&id=2108B25668CDF405%21186&parId=2108B25668CDF405%21374&o=OneUp

New Tab https://gopro.com/... Berg Balance Scal... head-to-knee pose Hearing Calendar... Staff Directory / St...

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✉ Monroe County Jail - ....msg

Info

**From:** Sanjay Patel <spatel@rqaw.com>  
**Sent on:** Wednesday, January 31, 2024 8:46:32 PM  
**To:** Kyle Gibbons <kgibbons@co.monroe.in.us>; Jessica Wasson <jwasson@co.monroe.in.us>  
**CC:** Cole Walters <cwalters@rqaw.com>; Phil Parker <pparker@co.monroe.in.us>; Kevin Meyer <kmeyer@rqaw.com>  
**Subject:** Monroe County Jail - Jail Data Request  
**Urgent:** High

**Attachments:** Requested Jail Data Summary List.doc (64 KB), Types of Housing.xlsx (28.87 KB), doc04440420190213151946.pdf (17.95 KB), One Day Snap Shot.xlsx (12.3 KB)

Afternoon Kyle/Jessica, Thanks for meeting with us today as we kicked off this Feasibility Study. As discussed I am sending you the word document of the data request sheet and the sample oneday snapshots. We what we can find too. Thanks and let us know if you have any questions.

[Sanjay Patel, AIA, CPTED, LEED AP](#)

Senior Project Manager -- Justice Studio



A 8770 North Street, Suite 110, Fishers, IN 46038

P 317--588--1719 C 317-294-6156

[RQAW.com](http://RQAW.com) |

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Completed forms requested by RQAW were NOT included in the FOIA data.

January 31 2024

Share Copy link ...

✉ Monroe County Jail - ....msg

Info | ⏪ ⏴ | X

**From:** Sanjay Patel <spatel@rqaw.com>  
**Sent on:** Wednesday, January 31, 2024 9:02:00 PM  
**To:** Angie Purdie <apurdie@co.monroe.in.us>  
**CC:** Cole Walters <cwalters@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>  
**Subject:** Monroe County Jail - Questionnaire letters  
**Attachments:** Cover Letter.docx (128.25 KB), Questionnaire\_Auditor.docx (71.58 KB), Questionnaire\_Circuit Court.docx (75.05 KB), Questionnaire\_Commissioner.docx (71.43 KB), Questionnaire\_Community Corrections.docx (300.43 KB), Questionnaire\_Jail Facility.docx (72.4 KB), Questionnaire\_Probation.docx (300.48 KB), Questionnaire\_Prosecutor.docx (300.47 KB), Questionnaire\_Sheriff.docx (80.54 KB), Questionnaire\_Superior Court.docx (75.17 KB)

Angie,  
See attached letters. These are the same as the hard copies I left with you.  
Let me know who all you think should receive these.  
Thanks

[Sanjay Patel, AAIA, CPTED, LEED AP](#)  
Senior Project Manager -- Justice Studio

[RQAW | DCCM](#)  
317--588--1719 p 317--294--6156 c

**From:** Sanjay Patel  
**Sent:** Wednesday, January 31, 2024 3:55 PM  
**To:** apurdie@co.monroe.in.us  
**Cc:** Cole Walters <cwalters@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>  
**Subject:** Monroe County Jail - Regional Jail letter

Angie, See attached form and sample letter that the commissioner could send to the surrounding counties. Let me know if you have any questions. Thanks

[Sanjay Patel, AAIA, CPTED, LEED AP](#)  
Senior Project Manager -- Justice Studio



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Completed forms requested by  
RQAW were NOT included in the  
FOIA data.

February 19 2024

Share Copy link Download ... RE\_Monroe County Jai....msg Info 10 / 16 X

**From:** Sanjay Patel <spatel@rqaw.com>  
**Sent on:** Monday, February 19, 2024 10:46:09 PM  
**To:** Angie Purdie <apurdie@co.monroe.in.us>  
**CC:** Cole Walters <cwalters@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>; Jeff Cockerill <jcockerill@co.monroe.in.us>; Phil Parker <pparker@co.monroe.in.us>  
**Subject:** RE: Monroe County Jail - Questionnaire letters

Angie, we do have quite a bit from the website and also been provided to us. Cole sent out an email requesting some of the missing information. We are also looking to be there next week Wednesday I believe to do our facility evaluation. Will coordinate with the staff.  
Thanks

**Sanjay Patel, AAIA, CPTED, LEED AP**  
Senior Project Manager -- Justice Studio

**RQAW | DCCM**  
317-588-1719 p 317-294-6156 c

----- Original message -----  
From: Angie Purdie <apurdie@co.monroe.in.us>  
Date: 2/19/24 5:21 PM (GMT-05:00)  
To: Sanjay Patel <spatel@rqaw.com>  
Cc: Cole Walters <cwalters@rqaw.com>, Kevin Meyer <kmeyer@rqaw.com>  
Subject: RE: Monroe County Jail - Questionnaire letters

You don't often get email from apurdie@co.monroe.in.us. [Learn why this is important](#)

**Caution:** This e-mail originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Sanjay,

Have you had an opportunity to look at the information we have already obtained from the various departments?

I believe there is a lot of information to be found on the following link. I believe the philosophical and operational changes expected by our elected and community are clearly outlined on the link below. If you need more, let me know...

**From:** Cole Walters <cwalters@rqaw.com>  
**Sent on:** Monday, February 19, 2024 2:44:17 PM  
**To:** Michael Ruiz <mruiz@co.monroe.in.us>; Sanjay Patel <spatel@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>; Jeff Cockerill <jcockerill@co.monroe.in.us>; Phil Parker <pparker@co.monroe.in.us>  
**CC:** Cole Walters <cwalters@rqaw.com>; Kyle Gibbons <kgibbons@co.monroe.in.us>; Wasson <jwasson@co.monroe.in.us>  
**Subject:** RE: Monroe County Jail - Jail Data Request

**Follow up:** Follow up  
**Follow up status:** Completed  
**Completed on:** Friday, March 1, 2024 7:35:00 PM

Michael,  
Checking in on the requested information. Do you know when we can anticipate receiving the information in the future?  
Thanks,  
**Cole Walters**  
Graduate Architect  
**RQAW | DCCM**  
317-588-1751 p

**From:** Cole Walters <cwalters@rqaw.com>  
**Sent:** Friday, February 2, 2024 9:51 AM  
**To:** Michael Ruiz <mruiz@co.monroe.in.us>; Sanjay Patel <spatel@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>; Jeff Cockerill <jcockerill@co.monroe.in.us>; Phil Parker <pparker@co.monroe.in.us>; Kyle Gibbons <kgibbons@co.monroe.in.us>; Matthew Demmings <mdemmings@co.monroe.in.us>  
**Subject:** RE: Monroe County Jail - Jail Data Request

Good morning Michael,  
The study was very well done and includes most of the information we are looking for. The data stops at 2019, so we will need to request the last four years that would be great.  
Lastly, we have some quick questions for you.  
How many dedicated transport vehicles do you currently have?  
Are your shifts 8-hour or 12-hour? Could you staffing break down, budgets, operational costs?  
Are there any new maintenance challenges since 2019-2020?  
Thanks,

February 20 2024

onelive.com/?cid=2108B25668CDF405&id=2108B25668CDF405%21199&parId=2108B25668C

New Tab https://gopro.com/... Berg Balance Scal... head-to-knee pose Hearing Calendar... Staff Directory / St...

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Monroe County Site

**From:** Cole Walters <cwalters@rqaw.com>  
**Sent on:** Tuesday, February 20, 2024 2:08:38 PM  
**To:** Kyle Gibbons <kgibbons@co.monroe.in.us>  
**CC:** Sanjay Patel <spatel@rqaw.com>; Phil Parker <pparker@co.monroe.in.us>  
**Subject:** Monroe County Site Visit

Good morning Kyle,

Our team would like to come tour the facility next Wednesday February 28<sup>th</sup> at 9am. Please let us know if this time works for you.

Thanks,

**Cole Walters**  
Graduate Architect



**A** 8770 North Street, Suite 110, Fishers, IN 46038  
**P** 317-588-1751  
[RQAW.com](http://RQAW.com) | 

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4 months into the project RQAW meets with the Monroe County Sheriffs department at the current location.

February 20 2024

# ASI, the contractor for maintenance for the facility, provided this list to the Sheriff and RQAW.

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**From:** Cole Walters <cwalters@rqaw.com>  
**Sent on:** Tuesday, February 20, 2024 7:27:54 PM  
**To:** Matthew Demmings <mdemmings@co.monroe.in.us>  
**CC:** Michael Ruiz <mruiz@co.monroe.in.us>  
**Subject:** RE: Maintenance Challenges - Monroe County

Matthew,

This is perfect. Really appreciate you getting all of this information.

Thanks,

**Cole Walters**  
Graduate Architect

**RQAW | DCCM**  
317--588--1751 p

**From:** Matthew Demmings <mdemmings@co.monroe.in.us>  
**Sent:** Tuesday, February 20, 2024 1:53 PM  
**To:** Cole Walters <cwalters@rqaw.com>  
**Cc:** Michael Ruiz <mruiz@co.monroe.in.us>; Joshua Evans <jevans@co.monroe.in.us>  
**Subject:** Maintenance Challenges - Monroe County

You don't often get email from [mdemmings@co.monroe.in.us](mailto:mdemmings@co.monroe.in.us). I hope you like it.



Caution: This e-mail originated from outside of our organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

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Hello Cole,

I posed your question "Are there any new maintenance challenges since 2019-2020?" to David Gardner who is the COO of ASI Facilities Services, and who has been contracted for maintenance of the Correctional Center for years. Here is his response:

Matt,

Here is a list off the top of my head.

1. HVAC

a. Our system was designed for 128 inmates. We currently have a capacity of 265 and the system was installed before CFM requirements were put in for proper ventilation. We struggle to keep the jail from being too hot or too cold in areas.

2. Electrical

a. Most of our panels are full and we can't add circuits for new equipment without adding piggyback breakers.

3. Plumbing

a. In 1984 copper pipe was made with some issues in materials. We are finding pin holes in our system due to the materials used at the time of construction.

b. The lines are also failing because of age and 24/7 uses since 1984. Typical buildings run 8-12 hours a day our building never stops and with the jail on the 4<sup>th</sup> and 5<sup>th</sup> floor plumbing is flowing all through the building constantly.

i. Hot water is made on the 5<sup>th</sup> floor and is continually running on a pump to keep hot water at each floor.

ii. Heating and cooling loops run from 1<sup>st</sup> floor mechanical to the 5<sup>th</sup> floor mechanical. They are 6" pipes that run with about 15 psi continually. If they have any failures, it can be catastrophic.

iii. The sanitary system never stops. We have had numerous 8" lines give way from constant use and abuse. We have our kitchen on the 5<sup>th</sup> floor with grease coming down the lines until 2019 when a grease trap was installed. We run drain snakes down the system on a weekly basis for inmate vandalism.

iv. Roof drains from a flat roof run from the 6<sup>th</sup> floor all the way through the building to the 1<sup>st</sup> floor. We have seen many signs of cracks and leaks.

c. We have seen many of the old gate valves and shut off fail to close. This causes great concern when doing routine maintenance and often leads to shutting the building completely down or freezing lines to make simple changes.

d. Over the years with add-on's and repairs we are finding most lines are back fed. Even when you shut off the lines you can't stop the flow of water from another location.

4. Building

a. Windows are failing and allowing air flow. We have had them tuck pointed in the last two years to help with this.

b. The size of our facility is of great concern. We do not have adequate space to hold inmate property, inmate classes, and programs space.

c. We don't have space for the trash and recycling this facility creates.

d. Parking is always a problem. (This is true for employees on 1<sup>st</sup> shift and visitors to the building.)

e. Elevator

i. Worn out only one no back up.

ii. Numerous breakdowns which leads to many different issues for the jail (logistics, security, safety, etc.)

5. Security

a. The cell doors and locks are out of life. We are welding doors from complete failure. Locks are faulty and not able to be repaired in some instances. When you put a new lock in because the doors are so worn you can spend 4 or 5 hours getting the door to operate properly.

Thanks,  
Dave

February 21 2024

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RE\_Monroe County Jai....msg

**From:** Cole Walters <cwalters@rqaw.com>  
**Sent on:** Wednesday, February 21, 2024 4:36:55 PM  
**To:** Jessica Wasson <jwasson@co.monroe.in.us>  
**CC:** Sanjay Patel <spatel@rqaw.com>  
**Subject:** RE: Monroe County Jail - Jail Data Request

Jessica,

If all you can give us is PDF, that is okay! If you do have any excel files that would great.

Thanks,

**Cole Walters**  
Graduate Architect

**RQAW | DCCM**  
317-588-1751 p

**From:** Jessica Wasson <jwasson@co.monroe.in.us>  
**Sent:** Wednesday, February 21, 2024 11:16 AM  
**To:** Cole Walters <cwalters@rqaw.com>  
**Subject:** RE: Monroe County Jail - Jail Data Request

You don't often get email from [jwasson@co.monroe.in.us](mailto:jwasson@co.monroe.in.us). [Learn why this is important](#)

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Cole,

I feel like we talked about this, but let me know what format you would like the reports sent? (Crystal Report?, Excel?, CSV?)

A couple of them are premade reports from Spillman, so I don't know if I can pull them any other way than PDF, unfortunately.

Just wanted to make sure, thanks!

*Jessica Wasson*

The County which has a hard time providing jail status reports to the community was able to collect and send the data to RQAW

March 6 2024

The mechanical, electrical and plumbing, MEP assessment was done on March 6th. The final report references the 2015 remodel many times.

Share Copy link Download ...

RqAW Monroe Co\_J...

**From:** Kevin Ishmael <kishmael@rqaw.com>  
**Sent on:** Wednesday, March 6, 2024 1:06:30 PM  
**To:** Kyle Gibbons <kgibbons@co.monroe.in.us>  
**Subject:** RqAW Monroe Co. JAIL VISIT

Good Morning Kyle,

We have just arrived at the Monroe Co. Jail and will be entering to meet-up with you to start the MEP assessment.

You can reach me at 317.588.1776 or 908.875.9274.

Thanks,  
Kevin Ishmael

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**Kevin Ishmael**  
Senior Plumbing Designer



A 8770 North Street, Suite 110, Fishers, IN 46038

P 317--588-1776

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March 13 2024

## TIMELINE:

Draft report March 22th  
and final on March 29th

**From:** Sanjay Patel <spatel@rqaw.com>  
**Sent on:** Wednesday, March 13, 2024 7:41:43 PM  
**To:** Angie Purdie <apurdie@co.monroe.in.us>  
**CC:** Jeff Cockerill <jcockerill@co.monroe.in.us>; Julie Thomas <jthomas@co.monroe.in.us>; Trent Deckard <trentdeckard@co.monroe.in.us>  
**Subject:** RE: Feasibility Report?

Angie,  
As discussed we are planning on having the draft report out on the 22<sup>nd</sup> of this month and the final on the 29<sup>th</sup>.  
The regional Jail questionnaire is covered under IC 36-1-8-19.  
Thanks

**Sanjay Patel, AAIA, CPTED, LEED AP**  
Senior Project Manager -- Justice Studio

**RQAW | DCCM**  
317--588--1719 p 317--294--6156 c

**From:** Angie Purdie <apurdie@co.monroe.in.us>  
**Sent:** Wednesday, March 13, 2024 3:07 PM  
**To:** Sanjay Patel <spatel@rqaw.com>  
**Cc:** Jeff Cockerill <jcockerill@co.monroe.in.us>; Julie Thomas <jthomas@co.monroe.in.us>; Trent Deckard <trentdeckard@co.monroe.in.us>  
**Subject:** Feasibility Report?

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Sanjay,

I am checking in, I know Jeff called and spoke with you last Friday, but I would like to get a projected completion date of your report.

I understand there must be a public meeting and you referenced the need to reach out to contiguous counties regarding their interest in a regional facility, so I would appreciate you providing me with that statute.

March 28 2024

This questionnaire was sent to the following counties: Brown, Green, Jackson, Lawrence, and Morgan.

From: Sanjay Patel <spatel@rqaw.com>  
Sent on: Thursday, March 28, 2024 5:45:43 PM  
To: Jeff Cockerill <jcockerill@co.monroe.in.us>  
Subject: FW: Monroe County Jail - Regional Jail letter  
Attachments: Regional Jail Questionnaire.pdf (331.65 KB), Regional Jail Letter.docx (13.34 KB)

[Sanjay Patel, AAIA, CPTED, LEED AP](#)

Senior Project Manager -- Justice Studio

[RQAW | DCCM](#)

317-588-1719 p 317-294-6156 c

**From:** Sanjay Patel  
**Sent:** Wednesday, January 31, 2024 3:55 PM  
**To:** apurdie@co.monroe.in.us  
**Cc:** Cole Walters <cwalters@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>  
**Subject:** Monroe County Jail - Regional Jail letter

Angie, See attached form and sample letter that the commissioner could send to the surrounding counties

[Sanjay Patel, AAIA, CPTED, LEED AP](#)

Senior Project Manager -- Justice Studio



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(a) After June 30, 2018, a county may not begin the construction or reconstruction of a county jail or submit final plans and specifications for the construction or reconstruction of a county jail to the department of correction under IC 11-12-4-5, unless the county executive first:

(1) prepares or causes to be prepared a feasibility study of possible alternatives to the construction or reconstruction of the county jail; and

(2) holds a public hearing on the feasibility study.

(b) The feasibility study and public hearing under subsection (a) are not required for the construction or reconstruction of a county jail in the case of a county in which the county executive before July 1, 2018, has voted on or otherwise approved a proposal or contract concerning the construction or reconstruction of the county jail.

(c) The feasibility study required by subsection (a) must include the following information:

(1) *The feasibility of housing inmates in the county jail of another county or in a multicounty jail established by two (2) or more counties.*

(2) A projection of the county's future jail needs and an estimate of the number and characteristics of future inmates.

(3) Provide Owner's Financial Advisor any data regarding estimates of the Project costs necessary for its determination of tax rates and debt service amounts that would result from the proposed project.

(d) The county executive shall allow the public to testify at the public hearing on the feasibility study required by subsection (a). Notice of the public hearing must be given in accordance with IC 5-3-1. The notice must state that on the given day, time, and place, the county executive will meet to discuss the feasibility study and hear testimony from the public regarding the feasibility study.

**TIMELINE: Email to Jeff confirms RQAW sent the attachments to Ms. Purdie. Results not disclosed.**

March 29 2024

# REPORT SHARED!

← → ⌂ onedrive.live.com/?cid=2108B25668CDF405&id=2108B25668CDF405%21127&parId=2108B25668CDF405%21374&o=OneUp

New Tab https://gopro.com/... Berg Balance Scal... head-to-knee pose Hearing Calendar... Staff Directory / St...

Share Copy link Download ... Cole Walters shared ....msg Info

**From:** Cole Walters <cwalters@rqaw.com>  
**Sent on:** Friday, March 29, 2024 2:53:16 PM  
**To:** Jeff Cockerill <jcockerill@co.monroe.in.us>  
**Subject:** Cole Walters shared "Monroe Co Feasibility Study\_Final Report" with you

 Share image

### Cole Walters shared a file with you

Here's the document that Cole Walters shared with you.

 Monroe Co Feasibility Study\_Final Report

 This link only works for the direct recipients of this message.

[Open](#)

[Privacy Statement](#)

April 1st 2024

# RQAW asking the county to review the final report, before going public.

From: Jeff Cockerill <jcockerill@co.monroe.in.us>  
Sent on: Monday, April 1, 2024 5:46:29 PM  
To: Pete Peterson <ppeterson@rqaw.com>; Cole Walters <cwalters@rqaw.com>; Angie Purdie <apurdie@co.monroe.in.us>  
CC: Sanjay Patel <spatel@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>; Michael Garringer <mgarringer@rqaw.com>  
Subject: RE: Monroe County Justice Study

## Is this a draft or not? (check FIOA )

Thanks, we will let you know before the end of the week.

Jeff

---

**From:** Pete Peterson <ppeterson@rqaw.com>  
**Sent:** Monday, April 1, 2024 8:40 AM  
**To:** Cole Walters <cwalters@rqaw.com>; Angie Purdie <apurdie@co.monroe.in.us>; Jeff Cockerill <jcockerill@co.monroe.in.us>  
**Cc:** Sanjay Patel <spatel@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>; Michael Garringer <mgarringer@rqaw.com>  
**Subject:** RE: Monroe County Justice Study

Angie and Jeff once you have reviewed please let us know of any changes or concerns before we issue the final.

Thank you.

**Pete Peterson**  
Vice President of Buildings and Places

---

**RQAW | DCCM**  
317-523-8321 c

---

**From:** Cole Walters <cwalters@rqaw.com>  
**Sent:** Friday, March 29, 2024 11:01 AM  
**To:** apurdie@co.monroe.in.us; Jeff Cockerill <jcockerill@co.monroe.in.us>  
**Cc:** Sanjay Patel <spatel@rqaw.com>; Kevin Meyer <kmeyer@rqaw.com>; Pete Peterson <ppeterson@rqaw.com>; Michael Garringer <mgarringer@rqaw.com>  
**Subject:** Monroe County Justice Study

Good morning Angie and Jeff,

We have sent you both an email that contains a link to the final report. This document has not been disseminated to any other recipients as of yet. We aim to afford you both the chance to review the contents prior to its public release under your guidance. Kindly take the time to peruse the report and do not hesitate to reach out should you have any inquiries or require clarification on any aspect.

Thanks,

**Cole Walters**  
Graduate Architect

April 5th 2024

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New Tab https://gopro.com/... Berg Balance Scal... head-to-knee pose Hearing Calendar... Staff Directory / St...

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✉️ Concerns regarding th....msg

Info

**From:** Angie Purdie <[apurdie@co.monroe.in.us](mailto:apurdie@co.monroe.in.us)>  
**Sent on:** Friday, April 5, 2024 5:50:25 PM  
**To:** Pete Peterson <[ppeterson@rqaw.com](mailto:ppeterson@rqaw.com)>  
**Subject:** Concerns regarding the report  
**Urgent:** High

# County says “We have Concerns”

Our concerns are pages 43 and 46 and 155.

Renovation versus new facility. Need to account for the intangible issues. There are costs not identified and intangible that justify a new facility over renovation.

What can we do in our new facility, we can't do in our current, even if we renovate it.

For example: Unable to provide programming space. The Constitutionality of the facility will only be for “x” number of beds, remains a warehouse instead of a source classify inmates, inability to provide mental health services..

It also doesn't address the costs associated with moving everyone out to another facility during the alleged renovation.

*Angela Purdie*  
Commissioners' Administrator  
100 W Kirkwood Rm. 323  
Bloomington, IN 47404

[apurdie@co.monroe.in.us](mailto:apurdie@co.monroe.in.us)  
Telephone: 812-349-2550

April 8th 2024

Cc: Sanjay Patel <spatel@rqaw.com>, Pete Peterson <ppeterson@rqaw.com>, Jeff Cockerill <jcockerill@co.monroe.in.us>  
Subject: RE: Revised Monroe County Justice Study pages

**Caution:** This e-mail originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

I noticed you reference the Sheriff sending the letters to the surrounding counties. They were sent on behalf of the Commissioners office by County Legal. We have not received any responses yet.

Angie

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**From:** Cole Walters <cwalters@rqaw.com>  
**Sent:** Monday, April 8, 2024 1:47 PM  
**To:** Angie Purdie <apurdie@co.monroe.in.us>  
**Cc:** Sanjay Patel <spatel@rqaw.com>; Pete Peterson <ppeterson@rqaw.com>; Jeff Cockerill <jcockerill@co.monroe.in.us>  
**Subject:** Revised Monroe County Justice Study pages

Angie,

Please see the attached pdf containing the revisions to pages 43, 46, and 155. Once we receive your approval on these changes, we will recompile the study and send it out.

Thanks,

Cole Walters  
Graduate Architect



A 8770 North Street, Suite 110, Fishers, IN 46038  
P 317--588--1751  
RQAW.com | A row of small, light blue square icons representing various social media platforms like Facebook, Twitter, and LinkedIn.

County receives revised final report  
with concerns addressed.

April 11th 2024

**From:** Kyle Gibbons <[kgibbons@co.monroe.in.us](mailto:kgibbons@co.monroe.in.us)>  
**Sent:** Thursday, April 11, 2024 9:05 AM  
**To:** Cole Walters <[cwalters@rqaw.com](mailto:cwalters@rqaw.com)>  
**Cc:** Sanjay Patel <[spatel@rqaw.com](mailto:spatel@rqaw.com)>; Phil Parker <[pparker@co.monroe.in.us](mailto:pparker@co.monroe.in.us)>; Matthew Demmings <[mdemmings@co.monroe.in.us](mailto:mdemmings@co.monroe.in.us)>; Angie Purdie <[apurdie@co.monroe.in.us](mailto:apurdie@co.monroe.in.us)>  
**Subject:** RE: Monroe County Jail Rated Beds

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Screenshot

I'm not sure where she's getting that number. Here's the total number of beds breakdown of the facility:

**Facility Information: Total Number of Beds**

- **A Block:** 32
- **B Block:** 31/1 Handicap Cell
- **C Block:** 32
- **D Block:** 32
- **E Block:** 32
- **F Block:** 14
- **G Block:** 5
- **H Block:** 4
- **I Block:** 32
- **J Block:** 32
- **K Block:** 7
- **Trustee Dorm:** 22
- **1<sup>st</sup> Floor Dorm:** 12
- **Segregation:** 4 Cells/4 Beds
- **Padded Cell:** 1
- **Holding:** 2 Cells/2 Beds
- **Total:** 294

Jail Commander explaining beds and  
ACLU lawsuit to RQAW with clarity.

Per the ACLU agreement, as it pertains to the secure bed count, there are 248 beds outside of the inmate worker dorm and the detoxication/segregation beds. This number is only used only in identifying the secure bed count in the facility. When population for the available security beds reaches 244, the jail will contact the courts. We will also notify the board of commissioners and the county council. Plaintiff's counsel will be notified if the population in the available security beds exceed 258.

The secure bed count is the only place I can see where she might get that number. I'll give her a call this morning and see if can get it figured out..

April 16th 2024

Okay, that sounds great!

**From:** Cole Walters <[cwalters@rqaw.com](mailto:cwalters@rqaw.com)>  
**Sent:** Tuesday, April 16, 2024 7:58 AM  
**To:** Angie Purdie <[apurdie@co.monroe.in.us](mailto:apurdie@co.monroe.in.us)>; Pete Peterson <[ppeterson@rqaw.com](mailto:ppeterson@rqaw.com)>  
**Cc:** Sanjay Patel <[spatel@rqaw.com](mailto:spatel@rqaw.com)>; Jeff Cockerill <[jcockerill@co.monroe.in.us](mailto:jcockerill@co.monroe.in.us)>  
**Subject:** RE: Monroe County Jail Rated Beds

Good morning Angie,

We are currently working on revising the study with the new information regarding the settlement agreement.

We are available on 04/29. We can present a summary presentation of our findings at the public hearing. Please let us know if that date changes.

Thanks,

**Cole Walters**  
Architectural Graduate

---

**RQAW | DCCM**  
317-588-1751 p

**From:** Angie Purdie <[apurdie@co.monroe.in.us](mailto:apurdie@co.monroe.in.us)>  
**Sent:** Monday, April 15, 2024 10:27 AM  
**To:** Cole Walters <[cwalters@rqaw.com](mailto:cwalters@rqaw.com)>; Pete Peterson <[ppeterson@rqaw.com](mailto:ppeterson@rqaw.com)>  
**Cc:** Sanjay Patel <[spatel@rqaw.com](mailto:spatel@rqaw.com)>; Jeff Cockerill <[jcockerill@co.monroe.in.us](mailto:jcockerill@co.monroe.in.us)>  
**Subject:** RE: Monroe County Jail Rated Beds

Revisions to be completed for Public  
hearing on April 29th

Just checking in to see where we are at with this issue.

2023 Indiana Code

Title 36. Local Government

Article 1. General Provisions

Chapter 8. Miscellaneous Fiscal and Administrative Provisions

36-1-8-19. Feasibility Study and Public Hearing Before Construction or Reconstruction of a County Jail or Submission of Final Plans and Specification to the Department of Correction; Exceptions

Sec. 19. (a) In addition to any other requirements and except as provided in subsection (b), after June 30, 2018, a county may not begin the construction or reconstruction of a county jail or submit final plans and specifications for the construction or reconstruction of a county jail to the department of correction under IC 11-12-4-5, unless the county executive first (1) prepares or causes to be prepared a feasibility study of possible alternatives to the construction or reconstruction of the county jail; and (2) holds a public hearing on the feasibility study. (b) The feasibility study and public hearing under subsection (a) are not required for the construction or reconstruction of a county jail in the case of a county in which the county executive before July 1, 2018, has voted on or otherwise approved a proposal or contract concerning the construction or reconstruction of the county jail.(c) The feasibility study required by subsection (a)(1) must include the following information:The feasibility of housing inmates in the county jail of another county or in a multicounty jail established by two (2) or more counties.

(1)(2) A projection of the county's future jail needs and an estimate of the number and characteristics of future inmates.

(3) An estimate of the costs, tax rates, and debt service amounts that would result from each of the alternatives addressed by the feasibility study.

(d) The county executive shall allow the public to testify at the public hearing on the feasibility study required by subsection (a)(1). Notice of the public hearing must be given in accordance with [IC 5-3-1](#). The notice must state that on the given day, time, and place, the county executive will meet to discuss the feasibility study and hear testimony from the public regarding the feasibility study.

As added by P.L.184-2018, SEC.13.

2023 Indiana Code  
Title 5. State and Local Administration  
Article 3. Publication of Notices  
Chapter 1. Publication Procedures  
5-3-1-2. Public Hearings or Meetings,  
Elections, and Other Events; Requirements for  
Publication of Notice; Posting Instead of  
Publication; Failure or Refusal to Publish

# Public Notice

- Not Announced in county meetings
  - Not announced at the April 17 Commissioner meeting
  - Not announced at the April 24th Commissioners meeting

April 24th 2024

# Final Revised Report made available to the County.

 Share  Copy link  Download 

**From:** Cole Walters <cwalters@rqaw.com>  
**Sent on:** Wednesday, April 24, 2024 5:24:15 PM  
**To:** Angie Purdie <apurdie@co.monroe.in.us>; Sanjay Patel <spatel@rqaw.com>; Jeff Cockerill <jcockerill@co.monroe.in.us>  
**Subject:** RE: Monroe County Justice Study revised recommendation

Good afternoon, Angie,

We have just sent you, Jeff, and Phil a link via email that you can use to download the full report. Please let us know if you have any questions/concerns. We look forward to presenting our findings this coming Monday.

Thanks,

**Cole Walters**  
Architectural Graduate

[RQAW | DCCM](#)  
317--588--1751 p

**From:** Angie Purdie <apurdie@co.monroe.in.us>  
**Sent:** Wednesday, April 24, 2024 12:47 PM  
**To:** Cole Walters <cwalters@rqaw.com>; Sanjay Patel <spatel@rqaw.com>; Jeff Cockerill <jcockerill@co.monroe.in.us>  
**Subject:** RE: Monroe County Justice Study revised recommendation

Screenshot

 **Caution:** This e-mail originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Have we received the final document yet? We would really like to get it out to our elected and on our website.

Ang

Monday April 29th at 5pm

“Notice of Public Hearing regarding the Jail Feasibility Study” meeting held. RQAW reports that more jail beds will be needed and in a new jail.

[Notice of Public Hearing regarding the Jail Feasibility Study 04-29-2024.mp4](#)

An audio only recording of the meeting is available on the county website - Not on CatsTV

<https://bsquarebulletin.com/2024/04/29/report-monroe-county-should-build-new-jail-with-450-500-beds-not-renovate-current-one/>

Monroe County sheriff Ruben Marté was keen to establish that even though the 450-bed figure is one that he supports as the correct number for a new jail, the idea is not to fill such a jail to capacity. Marté put it like this: “When we say either 450 to 500 beds, people automatically think...we want to fill those. That is not the case.”

Marté gave the example of the COVID-19 pandemic as a reason to have a bigger facility — in case the inmate population had to be separated.

- County commissioner Lee Jones indicated that the recommendation to build new, as opposed to renovating, was expected: “None of this comes as a big surprise.” Jones added, “Given the amount of money that we’re pouring into our current facility, it does seem like the wisest path forward would be a new facility.”

# Other jail business news in Indiana

ANDERSON — The last legal hurdles to the construction of a new Madison County jail will be considered by the Anderson Board of Zoning Appeals.

The board on Wednesday will mull a request by Madison County Commissioners for a special exception required for the jail. The BZA meets at 4:30 p.m. in the council chambers of the Anderson City Building.

The county is also requesting variances from the required 80 acres for a correctional facility, construction within 300 feet of a residential area and a sign variance.

The staff of the Anderson Municipal Development Department recommends approval of the special exception and the three variances, noting it will provide additional safety and security in north Anderson and the location is ideal for other cities and towns needing the services.

Last month, Anderson City Council approved a change in zoning for the jail construction. Council on Thursday passed the ordinance unanimously with no questions from the council or public comments for the rezoning of the former Meijer property on Broadway.

The county is buying the property from Meijer for \$795,000 and plans to build a facility at a cost of \$110.5 million to house 550 inmates and include the administrative offices for the sheriff's department.

The jail is proposed for a 26-acre site within the entire 47-acre location to the west of the Wendy's restaurant. The jail facility and administrative offices will be a 169,100-square-foot, two-story structure that will include 250 parking spaces.

According to the petition, the jail itself will be 700 feet from the nearest residential housing structures.

There will be an entrance along Broadway and entrances on Hartman Road and Scott Street.

Sanjay Patel, project manager with RQAW Architecture, previously said the main entrance to the facility would be off Broadway and the administrative offices would face east.

# Madison County seeking special exception for new jail

That's our report guy!

A new 1,056-bed Howard County jail that would meet the county's current and projected future needs would cost around \$200 million to build, according to a feasibility study and needs assessment, but county officials aren't sold the county needs that big of a jail and are even more hesitant to spend such an amount.

That's one bit of information out of many included in a report released in July by DLZ, an Indianapolis-based design and consulting firm.

The company was hired by Howard County Commissioners in early 2023 to complete the report, which has been talked about by elected officials in private but has never been detailed or discussed extensively in public before now.

The report includes detailed visual observations on the current condition of the county jail, which is now more than 30 years old, its deficiencies, a needs forecast through 2045 and cost estimates to either expand the current jail by 400 beds or build a completely new one that has either 880 or 1,056 beds.

#### county's current jail

The Howard County Jail, located at 1800 W. Markland Ave., was built in 1993 at a price tag of about \$18 million (\$33 million when adjusted for inflation) after the county faced lawsuits from inmates alleging they were subject to "miserable" and unconstitutional living conditions.

Before building the new jail, a federal court at the time ordered the county keep the inmate population below 101. In the early 1990s, the county jail had an average daily inmate population of 130.

According to the county, the jail's average daily population in 2021 was 457. It was 487 at the end of 2022, 134% above capacity. The facility is rated for 364 beds.

The inmate population, though, has decreased over the last year. As of Thursday, the jail's population was 347. That is still technically "overcrowded" as the Indiana Department of Corrections classifies an overcrowded jail as one exceeds 80% capacity. That's because at over 80% capacity, it becomes tough to segregate certain inmate populations.

At the time of its construction, the county jail was state-of-the-art and the first jail in the state to implement an "open concept," or direct supervision model, according to Tribune archives. Then-Sheriff John D. Beatty said the new jail had boosted the morale of inmates, deputies and corrections officers.

**Howard County  
Indiana is having DLZ  
build huge new facility  
after ACLU lawsuit filed  
against current jail.  
Current Jail built to  
settle previous ACLU  
lawsuit. Expansion  
-you bet.**

But more than 30 years later — at around the same age the county's previous jail was replaced — the Howard County Jail is beginning to show its age.

According to the DLZ report, the jail, in general, is in fair to poor condition, and many of its components are outdated and in need of replacement or inadequate for modern needs.

The inmate showers, according to the report, are in poor condition, the jail cell toilets and sinks are porcelain when they should be detention grade stainless steel; the jail's kitchen is small for the approximately 500,000 meals a year served and many doors in the secured area are not detention grade, have failed and several of them and their frames are rusting.

The jail also does not have an electronic water management system that would allow corrections officers to manage and control water flow, preventing inmates from passing contraband or flooding their cells.

The jail's dayroom mezzanines do not have vertical screens to protect from falls; staff work posts are in poor condition and the staff quarters and amenities for a jail this size are limited, according to the report.

In addition, the jail has issues with leaks from its water pipes, according to the report.

In summary, DLZ writes, the county jail has some anticipated life expectancy remaining to still be an effective facility. However, significantly more rated beds are needed now.

## completely new jail

According to DLZ, a 1,056 rated bed jail would cost the county between \$165 million to \$175 million in construction costs. That's not including another 20% in soft costs, i.e., planning and administrative costs, bringing the total to between \$198 million and \$210 million, not including increases due to inflation or costs of goods increases.

The company, in the report, said it used inmate data and trends over the past several years, as well as county demographics, bookings, releases, average daily jail population and average length of stay to come up with its recommendations.

DLZ's proposal for the 1,056-bed jail calls for building a modern 270,000- to 310,000-square-feet jail to deal with inmates with mental health issues and addiction.

That includes specific housing units for mentally-ill inmates, de-escalation rooms, detoxification units, a step-down system for suicide prevention, a more therapeutic environment that has access to spaces with fresh air, sunlight and the offering of structured programming.

For job retention, DLZ proposes modern and large workout and training rooms for staff, as well as incorporating as much natural light as possible in staff areas and intake and booking areas.

The 1,056 rated bed jail is the most expensive and extensive option DLZ proposes.

Its report offers two other cheaper options — expanding the jail to add 400 rated beds and building a 880 rated new jail — at costs of \$35 million to \$40 million and \$140 million to \$150 million, respectively. Those figures do not include “soft costs,” which would approximately add 20% of cost to those totals.

Notably not included in the report are costs to extensively renovate the jail or the cost to do a mixture of adding beds and renovating. Also missing is any mechanism to finance any extension of the existing jail or construction of a new jail.

## What the sheriff wants

Howard County Sheriff Jerry Asher has been clear in the past about his desire for a new jail, but he told the Tribune he doesn’t think the county needs as big of a jail as the one DLZ recommends.

How big of a jail does he think the county needs?

“I would rely on the experts that deal with these things every day, but I think we’re going to at least be around a 600 to 700 (bed) range,” Asher said. “I don’t think the 800 or 1,000 bed facility is necessary.”

Asher’s proposal also includes renovating the current jail so it can be the new home of the county’s work release program, which is currently housed in the county’s old jail building, 623 S. Berkeley Road.

The new space would allow the work release program to expand its capacity. Currently, the program has a capacity of 120 beds, 80 for males and 40 for females.

For the new jail, Asher said he also wants the county to move back to an indirect supervision style jail because it’s less labor intensive and it’s the format the vast majority of in-state counties are implementing.

In addition, the sheriff would like to see a specific area and cells for inmates dealing with mental health issues.

“We house most of our mental health situations in the book-in area, and that’s not what that area is designed for,” Asher said. “So building a new facility, we can have a medical wing and have some of those different things for the mental health part because that is a huge, huge problem in our county and pretty much every county.”

Where would the new jail be built?

That's one of the biggest unknowns for Asher's proposal. The county currently doesn't own property big enough to build a new 600- to 700-bed jail. The cost to implement Asher's proposal is also currently unknown.

For answers to that question and more, Asher said a jail committee is being formed. Its first meeting is scheduled for the end of this month.

## OFFICIALS REACT

While the DLZ report makes it clear the company believes the county needs a newer and larger jail, not all county officials agree with that sentiment, or, at the very least, they want more information before making any decision.

"I'd like to be sure there is no way that we can renovate (the jail) and keep the costs down for the taxpayers," Councilwoman Martha Lake, R-at large, said. "We want a jail that passes inspection. We want a jail that is safe for both the prisoners and the people who are working there. We want it to be efficient. At the same time, I just want to be sure a new jail is exactly what we need, especially with the cost we're looking at."

Many county officials told the Tribune they were left with sticker shock after receiving the study by DLZ.

"I think we all left that night with our jaws on the floor," County Council Vice President Daryl Maple, R-at large, said about learning of the cost estimates given by DLZ.

Maple told the Tribune that he, too, would like to see more options for renovation before committing such a large amount of money.

What the County Council is willing to do is paramount to what, or what doesn't happen, when it comes to a new or renovated jail as the elected board is the sole authority over issuing any bond debt or tax increases for financing purposes.

To be clear, the county has taken no significant steps to either renovate the current jail or build a new jail.

The deteriorating condition of the jail and the fact it's often overcrowded have been known issues for the last several years, but the price of extensive renovation or building a new jail has kept any major action to extensively renovate or build a new jail at bay, at least for now.

The county also wanted to let its community corrections programs, such as work release, and the county's magistrate judge, who handles initial hearings for those arrested, run their course and hopefully alleviate the jail's overcrowding issue.

After a slow start, the initiatives, especially after the County Council approved the hiring of a dedicated public defender and prosecutor for the magistrate court, appear to be having an impact.

Still, the jail's consistent overcrowding issue may force the county's hand one way or another.

As previously reported by the Tribune, the American Civil Liberties Union of Indiana, on behalf of an inmate, is suing the county and Asher for what it describes as a "chronically and seriously overcrowded" jail that violates the U.S. Constitution.

The ACLU is asking a federal court to order that the county make any and all improvements to the jail so that it complies with the U.S. Constitution. The lawsuit is currently in litigation.

The lawsuit is reminiscent of a similar one filed against the old jail a little more than 30 years ago — also by the ACLU of Indiana — that led to the county building its current jail.

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**Tyler Juranovich** can be reached at 765-454-8577, by email at [tyler.juranovich@kokomotribune.com](mailto:tyler.juranovich@kokomotribune.com) or on Twitter at @tylerjuranovich.

research ideas:

- 1) What happened in 2015 at the jail in monroe county? Reno? by who
- 2) THe RQAW feasiblty report uses 6 counties to predict the number of "beds" needed in a new Monrore County jail facility.
  - \* Look at the arrest, prosocution and sentencing histories in those counties?
- 3) Look at Howard County; DLZ plans to build monster jail on 25 acres - seems alot like proposed facility in Monore County
  - \* Look at cost projections and county population and economic factors driving arrests, prosecution and local jail population growth

political goal:

Acknowledgement that building jails does not solve social problems