

# JAIL COMMITTEE

## MEETING-5<sup>th</sup> Floor-Conference Room

JUNE 23, 2026 – 4:00 PM

### MINUTES

#### A. Call to Order

Faith Morrison called the meeting to order at 4:00 p.m. She stated that at the last meeting it was agreed that she and Tom Tikkanen would alternate chairing the meeting and that she would be chairing today's meeting.

#### B. Roll Call

Clerk Kelly did roll call. The following were present: Tom Tikkanen, Sheriff Josh Saaranen, Faith Morrison, Justin LaCosse, Andrea Johnson, Jennifer Kelly, and Jason Baker.

By Microsoft Teams: Gretchen Janssen, and Susanna Peters (joined late)

Also present in person: Graham Jaehnig, Thomas Fourier, Alex Radke. Also present on Teams: Jeff West, and Jaikob Djerf.

Faith Morrison stated Dan Holcomb has resigned from the Jail Committee. She expressed appreciation for his contributions to the work of the committee for the last 7 months and said that his input would be missed.

#### C. Approval of Agenda/Additions

Tom Tikkanen asked the Committee to add #3 to New Business-Where do we go next as the Jail Committee.

A Motion was made by Tom Tikkanen and seconded by Jason Baker to approve the Agenda with the one addition as presented.

The Motion carried by a voice vote. Ayes 6, Nays 0.

#### D. Approval of Meeting Minutes of June 9, 2026

A Motion was made by Jason Baker and seconded by Andrea Johnson to approve the June 9, 2026 minutes as presented.

The Motion carried by a voice vote. Ayes 6, Nays 0.

#### E. Public Comments

None.

#### F. Old Business

##### 1. Design/Build report to County Board 6/9/26 6 pm-Faith Morrison

Faith Morrison reviewed the events of the June 9<sup>th</sup> Jail Committee and Board of Commissioners meetings. At that Jail Committee meeting Andrew Kemper from Moyle suggested that the county consider a design/build arrangement for the jail construction. Morrison gave an accounting of the discussion to the Board at their meeting. The Commissioners will dedicate the July 6<sup>th</sup> work session to discussion of

the jail initiative. The deadline to submit ballot wording for a jail millage for the November election is August 11<sup>th</sup> at 4:00 pm.

## G. New Business

### 1. Gundlach Champion

Tom Tikkanen stated the previous President of Gundlach, Dan Leveque, had contacted him and Gundlach-Champion would like to take part in the jail construction. Tikkanen stated a Jail Committee update has been added to the Thursday July 25<sup>th</sup> Special Board meeting agenda.

Tikkanen stated that the board needs some direction in terms of where to go from here in terms of the jail. Morrison noted that the committee's April report suggested an Industry Day, which had been introduced to the committee by Justin LaCosse. LaCosse said asking the participants of an Industry Day to do a full proposal would be a lot to ask but suggested putting out a request for a Rough Order Magnitude (ROM) estimate of costs instead. They could possibly supply a block diagram and the number of beds and indicate rough costs. This would give the Committee a rough idea on whose costs are high and who is low and the committee would be able to ask questions to firm up the design. Faith Morrison asked what would be included in their responses. LaCosse stated it would be up to the committee. There would be a breakdown of the costs, labor and other items. Faith Morrison stated an "Industry Day" would give the County and the developers and contractors an opportunity to talk openly. LaCosse stated the purpose of have such a day would be to get feedback and to get out an RFP after the millage is approved, but the ROM's would be used first as a cost estimate. The jail would be built in phases. Faith Morrison stated everyone could discuss the process of the construction as the construction companies are familiar with the expenses. LaCosse stated there could be one meeting for the county and contractors.

Tom Tikkanen discussed Moyle's lease-back option. They are waiting on the County's financials and the need for profit financing. Gretchen Janssen stated the county should stay open for bids and not favor one company. Faith Morrison agreed to an open process. Jason Baker questioned the lease back-idea due to the involvement of private equity. He is open to see the number and how much cheaper it is to use the County's credit for their company. He stated the needs for juveniles, mental health and other programs are important.

Tom Tikkanen stated the lenders realize the County is low risk of defaulting. Faith Morrison stated the number of inmates and programs would need to be discussed at Industry Day with the developers and contractors. Justin LaCosse discussed a block diagram for a physical implementation of a jail. Faith Morrison discussed the plans for areas for juveniles, mental health, detox and a small courtroom for arraignments. Justin LaCosse stated ROM's are for information only. An RFP would be needed after the ROM. Faith Morrison stated she was unsure of how the ROM would work. In the conventional bidding process the cost of engineering work pre-bid is high and has been estimated to be \$1-2 million. These were the amounts requested from our congressman and senators. Tom Tikkanen stated there is need for information to go forward with the MDOC guidelines and put it out for everyone, not just local. Faith Morrison stated Moyle may be suggesting taking on the financing since the profit from the financing would decrease the risk of the project. Tom Tikkanen stated contractors should be invited. Faith Morrison discussed a list of what spaces are needed at the jail to hold juveniles, mental health-what kind, detox-what kind. Andrea Johnson stated a design should be shown to the public. Tom Tikkanen discussed scheduling the Industry Day as two companies have already expressed interest into helping with a jail.

Sheriff Saaranen discussed bed space, general space, and suggested asking the contractors to give us a number. Tom Tikkanen discussed the previous 35,000 square feet jail for 51 beds but increasing it to 70 beds. Sheriff Saaranen stated they need space to meet classification requirements. MDOC must be involved in every step. Tom Tikkanen stated we need specifics and to ask for numbers. Andrea Johnson suggested getting

presentations regarding the jail on communities' agendas. Sheriff Saaranen stated once the language is done, the campaigning begins.

Jason Baker stated he was skeptical of private equity getting involved. It was noted that the Moyle representatives had mentioned two counties who had used design/build with financing, Ingham and Monroe. Baker will look into this and report back to the committee.

Tikkanen stated his support for having an Industry Day. It would be foolish not to get a jail millage on the November ballot. The County Board could authorize the Industry Day at the Special Board meeting already scheduled for June 25.

Sheriff Saaranen noted that the Abonmarch/Byce firm and the Elevatus firm that had recently visited the committee had basically come up with the same cost number. We could ask our local contractors how they see us doing it cheaper.

Discussion turned to details of the design of the jail and of selling the jail millage to the voters. Morrison suggested that the millage language needs to be a promise to the voters what they will get if they vote "yes" on the jail millage. The previous millage language read like "to pay for the jail and other things" and that did not sit well with the voters. The committee jointly came up with 28 items that would be created for the county if the yes vote happens (listed below under item 3). Sheriff Saaranen noted that this list was arrived at quickly and therefore is not necessarily complete.

## 2. Updates on county audit

None discussed.

## 3. Where do we go next as the Jail Committee

### **What you'll get from a yes vote on the jail millage:**

- i. Facility to holdover juveniles, a separate and secure facility; capacity of at least 1 male, 1 female
- ii. safe holding spaces for mental health, detox-direct supervision, padded, safe, several (4-6)
- iii. program space – AA, NA to come in, Copper Shores Bridges out of Poverty, integrating detainees back to society
- iv. physical exercise space
- v. attorney-client privilege rooms
- vi. chemical breath test room
- vii. safe pre-booking search space
- viii. medical nursing station close to general population, safe for nurse, safe for the inmates.
- ix. Transportation/sally port with doors that can accommodate ambulances, fire vehicles.
- x. appropriate Kitchen area (large expense)
- xi. appropriate Laundry area
- xii. Inmate property storage
- xiii. Individual cells with a day use area. Better for reintroduction of inmates to the community after their terms and keeps the officers safe during confinement
- xiv. Male and female spaces
- xv. (bunk house area) work release candidates, separate for male and female
- xvi. Inmate workers separate from the general population, male and female
- xvii. safe and secure maintenance in a catwalk around the facility
- xviii. elevated, centralized control- safer, cost effective for ongoing staff costs, direct supervision (leveraging modern technology)

- xix. safe, secure, dry, clean evidence lockers storage
- xx. safe, secure, dry, clean records storage – cases we have to retain forever.
- xxi. Spaces for our deputies, locker rooms, spaces to decontaminate at the end of their shift, male and female.
- xxii. Vault for firearms and ammunition (secure area)
- xxiii. General squad room for deputies to do their work in
- xxiv. Training room – (meeting) share with emergency manager. (the number of mandatory trainings are up)
- xxv. Admin offices, local 911, heartbeat of what happens in the county
- xxvi. Lobby space (public). Lot of requests for bathrooms in public areas, none currently
- xxvii. Small courtroom, small gallery. Restrooms for the public attending
- xxviii. ADA compliant throughout, corrections ADA compliant.

4. Goals for/before next meeting(s)

Morrison summarized to the committee what she understood their consensus to be:

- The Committee is in favor of an Industry Day in mid-July (July 15<sup>th</sup>)
- Have ROM's due by the end of July (July 29)
- Present this to the Board of Commissioners at the special board meeting on June 25. Recommend to the Commissioners to vote to have an Industry Day and vote to have the Jail Committee design and run Industry Day
- Set up 2-hour Jail Committee meeting for Monday June 29 to respond to the actions of the Board
- After the ROMs are reviewed, recommend to the Board to vote on the ballot language for a jail millage on August 6<sup>th</sup> or 7<sup>th</sup> in advance of the firm deadline of August 11 4pm for putting the millage on the November 3 ballot. There needs to be some time to consult with the county's attorney and financing experts.

5. Next meeting date and time

The next Jail Committee meeting will be on Tuesday, June 29, 2026 at 4:00 pm.

The tentative meeting after that will be on July 7, 2026 at 4:00 pm.

H. Public Comments

None.

I. Adjournment

Moved by Jason Baker, supported by Andrea Johnson and the Committee voted unanimously to adjourned the meeting at 6:08 pm.

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FAITH MORRISON

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JENNIFER KELLY  
COUNTY CLERK/REGISTER OF DEEDS

APPROVED: \_\_\_\_\_  
JK