

Mission Statement

Our fundamental duty is to serve the community. We are actively engaged in improving the quality of life for everyone in Davis County.

The mission of the DCSO Facilities Management team is to create a safe, efficient, and exemplary environment, offering the best solutions for the Sheriff's Office and Davis County.

Other Information

DCSO facilities maintenance is the normally funded ongoing program for the upkeep and preservation of the Justice Complex buildings, equipment, roads, grounds, and utilities required to maintain the facility in a condition adequate to support the Sheriff's mission.

Maintenance in this normal program includes the planned/proactive, preventive, emergency, and unplanned/reactive maintenance required to provide a safe, healthy, and secure environment.

Prior Year Inputs/Outputs	Core Functions & Services
<p>FTE (2025):</p> <ul style="list-style-type: none"> 8 FTE Maintenance staff 4 FTE Janitorial staff <p>TOTAL STAFF: 12</p> <p>Fleet (2025):</p> <ul style="list-style-type: none"> 2 full size Chevy trucks: 2007, 2022 1 Polaris Rangers 1 John Deere 1 Polaris 6x6 - 2000 <p>Stats (2025 – YTD):</p> <ul style="list-style-type: none"> 1,461 work orders submitted <p>Emergency Operations Center is underway</p> <p>Jail sewer pump & lift station underway</p>	<p>Planned/Proactive Maintenance:</p> <p>Planned maintenance, also referred to as “programmed” or “scheduled” maintenance, is the upkeep of property, machinery, and facilities, including buildings, utility systems, roads, and grounds. Planned maintenance is often characterized by its routine or recurring nature. The Sheriff’s Office/Davis County Government expectation is that the Justice Complex will maintain its physical facilities so that they are functional and in a condition adequate to meet the Sheriff’s Office mission. Substantial efficiencies result from using planned and scheduled maintenance rather than unplanned/reactive maintenance.</p> <p>Preventive Maintenance</p> <p>Preventive maintenance is that portion of the overall maintenance program that provides the periodic inspection, adjustment, minor repair, lubrication, reporting, and data recording necessary to minimize building equipment and utility system breakdown and maximize system and equipment efficiency.</p> <p>Preventive maintenance:</p> <ol style="list-style-type: none"> Utilizes planned services, inspections, adjustments, and replacements designed to ensure maximum utilization of equipment at minimum cost. Is a program in which wear, tear, and change are anticipated, and continuous corrective action is taken to ensure peak efficiency and minimum deterioration Includes cleaning, adjustment, lubrication, minor repair, and parts replacement. Proper operation of life safety and security systems. <p>All are performed on scheduled frequencies in accordance with written maintenance instructions.</p> <p>Preventive maintenance program procedures are designed to fulfill the needs of the facility. The purpose of the program is to produce cost savings by:</p> <ol style="list-style-type: none"> Reducing the downtime of critical systems and equipment. Extending the life of the facilities and equipment. Improving equipment reliability. Ensuring proper equipment operation. Improving the overall appearance of the facility.

Core Functions & Services

Unplanned or Reactive Maintenance

Unplanned/reactive maintenance is the unplanned response to maintenance requests which do not have emergency status. In general, a facilities organization should plan and schedule as much of its maintenance activities as possible. Work that is scheduled and planned is done much more efficiently than that done by reactive maintenance.

Emergency Maintenance

The Sheriff's Office has defined emergency maintenance as the repair or replacement of facility components and equipment requiring immediate attention because the functioning of critical systems are impaired or because health, security, or safety of life is endangered. Emergency maintenance supersedes all other categories of maintenance.

Plant Administration

Plant administration includes the administration, supervision, and the analytical and technical support needed for operation and maintenance of plant.

Building Maintenance (and Operation)

Building maintenance includes the operation of building equipment and control systems. Building maintenance also includes: (1) ordinary recurring maintenance and repair of buildings and equipment, (2) maintenance, repair, and replacement of building components and equipment. "Equipment" includes building operating equipment and built-in equipment.

Grounds Maintenance

Grounds maintenance includes maintenance of grounds and outdoor facilities such as lawns, trees, shrubs, roads, sidewalks, fences, signs, lighting, storm drains, irrigation systems, and parking lots.

Custodial Services

Custodial services (aka "Janitorial Services") includes general cleaning, restroom sanitizing, rodent and insect control, sweeping, mopping, trash removal, and window cleaning for buildings.

Fire Systems

The operation and maintenance of the fire detection and suppression systems and equipment is part of the Building Maintenance functions.

Current Year Projected Outcomes

Enter a brief narrative of the budget initiatives the department undertook this year and a status update of those programs.

1. Emergency Operation Center – In Process
2. Ankle Monitor project – Completed
 - Landmark LLC/SPE Architect
3. Sewer pump/screen for the jail – In Process
 - Aqua Engineering – Engineer
 - Hogan Construction General Contactor
4. Criminal Complex feasibility study – Underway/ Edwards and Daniels Architect selected
5. Remodel of old visiting – Ankle Monitor is now completed and operational
6. Remodel of jail core area – In process CRU Program
 - Old dentist office remodeled for the new CRU program
 - Echo block refurbished, and new 10120R locks have been installed
7. New cameras installed Jail bondsman room along with a new client station - Completed
8. New Make Air Unit1 (MAU1) project – Completed
9. New jail swamp coolers – Completed
10. Remodel Davis County Work Center – Professional Standards Unit – In process
11. Xeriscape work completed – Medical Observation, and Work Center
12. Installation of new 110 ton chiller – Completed
13. Upgraded entire card access system - Completed
14. Johnson Controls upgrade – in process
15. New Cameras Installed in Central Control, and Pods 1 – 6 – Completed
16. New 30 Yard Trash Compactor – In Process
17. New Compressor for Jail Kitchen Freezer – Completed
18. Sheds – Repairs
19. Rebuild Chopper – Jail Kitchen
20. Built and installed air baffles in the six pack A/C unit above the kitchen loading dock

Next Year Budget Initiatives

Enter a brief narrative tying budgetary requests to planned projects and programs for the 2026 budget

1. Criminal Complex Feasibility Study
2. Emergency Operations Center – Completion
3. Sewer pump station – Completion
4. Entire Security System Upgrade – PC's, Servers, Simplicity Program Upgrade, Windows Upgrade,
Priority Level 1

5. New Work Center Chiller – 27 years old
6. Replace parking lot lighting with LED lighting – Safety and Security 34 years old
7. Asphalt work
8. Installation of new security locks Jail Pod 2 – Fox, Golf, and Hotel
9. Crime Lab Architect

*Fully staffed at present

Additional Requests

Rank in priority order, with highest priority first.

Rank			Short Description	Explanation/Justification	Estimated Cost, including one-time and ongoing expenses				
	Org	Object			2026	2027	2028	2029	2030
1	6310862	540250	OPERATING SUPPLIES	Decrease in operating supplies based upon 2025 actuals	(\$700)				
2	6310862	555310	PROF & TECH	Decrease in operating supplies based upon 2025 actuals	(\$500)				
3	6310862	560252	EQUIP REP/CONTRACTS	Increase in supplier cost by \$200 (shredding services); Increase in \$5K for concrete replacement for generator; Increase in labor costs for our inspections of the comet and powerware UPS systems.	\$5,626				
4	6310862	560260	BLDG & GRND MAINT	EOC Building - Janitorial products/supplies; new water softener in EOC Building; Increase on year two of waste management services; additional sewer dumpster.	\$6,313				
5	6310862	562270	UTILITIES	Farmington City Utilities - Increase due to EOC & Sewer Building \$4K; Enbridge Gas - Increase due to EOC Building \$5K; Rocky Mtn. Power - Increase due to EOC Building \$50K	\$59,091				
6	6310862	564258	GASOLINE	Increase based upon 2025 actuals	\$500				
7	1020210	620720	BLDG IMPROVEMENTS	Planned one time expenditures for 2026: Security System Server Upgrades - \$168K; Parking Lot Light Pole heads - \$66K; New Chiller for Work Center - \$151.5K; Full proposal design for Crime Lab Architecture - \$1.017 million; Camera replacements - \$6K; Reduction in Johnson Controls Mgmt. System - \$50K was paid in 2025.	\$1,358,450				
8	1020230	640740	EQUIPMENT CAP	One time projects from 2025 that are completed: Kitchen Dough Divider/Rounder - \$5.5K; Digital Radio Extenders - \$100K; Replacement of existing card access system - \$73.3K	(\$180,822)				
	6310862	630730	LAND IMPROVEMENTS	I didn't know whether this was an account that we need to budget for in 2026 or whether it is an allocation handled by the county.					
Total					\$1,247,958	\$0	\$0	\$0	\$0