



NOTICE OF WORK SESSION OF THE BOARD OF DAVIS COUNTY COMMISSIONERS

PUBLIC NOTICE is hereby given that the Board of Davis County Commissioners will hold a Work Session at the Davis County Administration Building, 61 South Main Street, Suite 306, Farmington, Utah, commencing at 8:30 AM on September 1, 2026.

ROLL CALL

AGENDA ITEM

- 1 8:30 - 9:30 AM
#2026-844. A Work Session to Discuss the Davis County Justice Center - *recommended by Lorene Kamalu, Davis County Commission Vice Chair, Commissioners' Office*

08/28/2026
Posted by the Davis County Clerk's Office

Board of Davis County Commissioners
WORK SESSION ITEM SUMMARY

Session Type: Open
Agenda Item Type: Agenda Item
Department: Commissioners' Office
Presenter: Lorene Kamalu, Davis County Commission Vice Chair
Agenda Item: A Work Session to Discuss the Davis County Justice Center

Participants: Kent Andersen, Troy Rawlings, Chris Talbot, Cody Stewart, Alex Tarbet, Kelly Sparks, Todd Utzinger, Michael Drechsel

Approximate Time Needed: 60 minutes

Attachments:

1. Davis County Justice Center Summary (1)
2. Davis County Justice Center Project Information Revised July 2026

2026-844

Submitted by: Carrie Batte, Office Manager
Requested meeting date: 9/1/2026

DAVIS COUNTY JUSTICE CENTER

Project Information | FY2027 State Funding Request | August 2026

THE NEED

Davis County is Utah's third largest county, and its population is projected to grow another 13% by 2030. Court operations are currently split across three separate courthouses in Farmington, Bountiful, and Layton. All three carry security deficiencies. None meets current courthouse design standards for safety, accessibility, or capacity. Running three aging buildings costs taxpayers more to maintain, scatters services across the county, and leaves the security problems unfixed.

THE SOLUTION

Build a new Justice Center on the existing Farmington site that houses the courts and the County Attorney under one roof. The new building replaces the state-owned Farmington Courthouse and consolidates court services into one central location, next to the Sheriff's Office and County Jail. A five-story, 179,000 square foot facility, with a raised in-custody transportation corridor connecting securely to the jail.

This is the top priority in the Utah Judicial Council's statewide facilities plan.

WHAT THIS MEANS FOR DAVIS COUNTY RESIDENTS

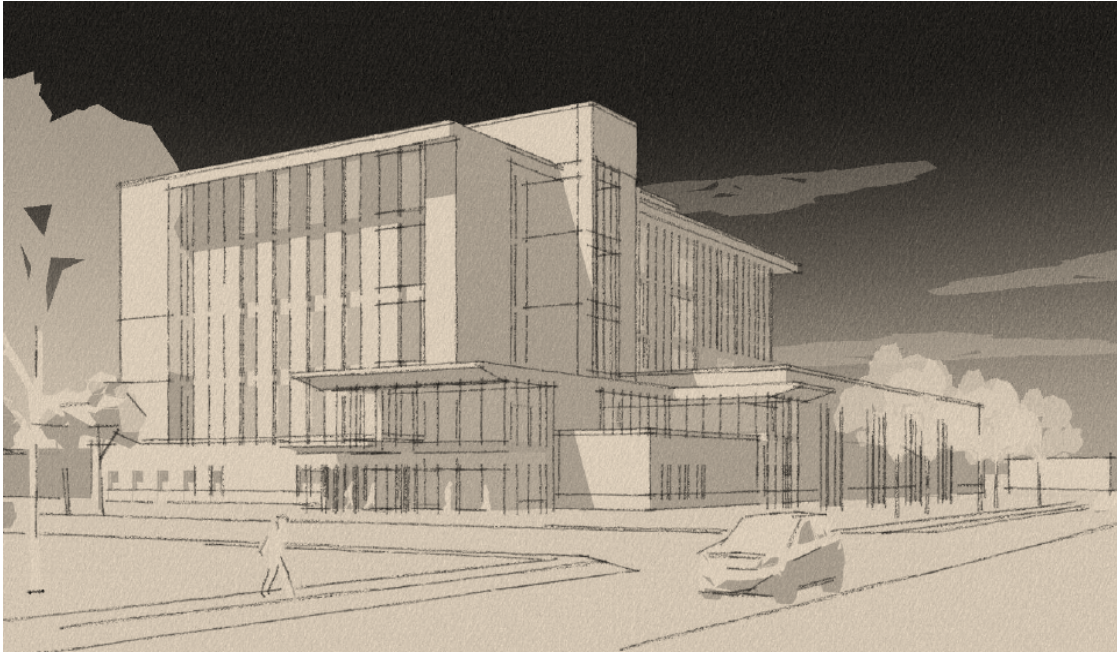
- **Safer courthouses.** Fixes the security deficiencies at all three current courthouses. The raised transportation corridor saves transportation costs for the sheriffs and moves in-custody defendants directly between the jail and the courtrooms, so they never share hallways with jurors, witnesses, or families.
- **Shorter waits for a court date.** 12 state courtrooms plus a county justice courtroom, with 2 shelled courtrooms ready for future judgeships. More capacity means timelier hearings, less time held in jail waiting for one, and less disruption to jobs and families.
- **One address for access to justice services.** District, juvenile, and justice court functions sit alongside the County Attorney, Sheriff's Office, and jail. Residents stop driving between Farmington, Bountiful, and Layton to resolve a single matter.
- **A smaller footprint.** Court tenant space drops to roughly 144,000 square feet, a 20% reduction of 36,241 square feet from what the state maintains today.
- **Money back and costs avoided.** Selling the state-owned Layton Courthouse returns \$7.5 million to the State General Fund once the court moves in. Consolidation also ends the Bountiful lease and cuts ongoing operations and maintenance costs.
- **Room to grow.** The design leaves expansion options in place so the building keeps pace with one of Utah's fastest-growing counties.

THE NUMBERS

Total project cost	\$180.4 million
Judiciary share (FY2027 state request)	\$152.1 million
Davis County share	\$28.3 million
Funding approach	County Bond, 20-30 yr annual state appropriation
Credit to State General Fund (Layton sale)	\$7.5 million
Combined building size	179,000 sq. ft.
Court tenant space	144,000 sq. ft.
Reduction in state-maintained court space	20% (36,241 sq. ft.)
Courtrooms	12 state, 1 justice, 2 shelled

BOTTOM LINE

Davis County residents deserve courts that are secure, accessible, and close to home. A single Justice Center in Farmington delivers that on less state-maintained square footage than the county has now, with \$28.3 million in local funding from Davis County and a state share met through an annual appropriation over 20 to 30 years rather than one lump sum. It is the most cost-effective long-term answer for the courts, the county, and the taxpayers who pay for both.



Davis County Justice Center

Project Information – July 2026

- Davis County and the Utah Judiciary propose a new Justice Center that would combine a new courthouse and county attorney offices into a single building to meet current courthouse design standards while providing future expansion options in the steadily growing County.
- Court operations in Davis County are currently spread across three courthouses (Farmington, Bountiful and Layton). This combined building would replace the state-owned Farmington Courthouse by consolidating both court services and county attorneys on the existing site.
- The new Justice Center would eliminate court security deficiencies at all three existing courthouses, reduce the overall square footage required to be maintained by the State, and provide a centralized county location for public access to justice.
- A preliminary feasibility study has concluded that court tenant space in the new combined building would be approximately 144,000 sf, which would **reduce current court occupied space by 20% or 36,241 sf.**

- The FY27 total project cost estimate prepared by DFCM for this combined building is approximately \$181M. **The Judiciary's portion of the cost is approximately \$160M, which could be funded by the Legislature through an annual budget increase over 20 - 30 years.**
- The sale of the existing State-owned Layton courthouse will provide a **credit of \$7.5M to the State General Fund** after the Court occupies the new facility.
- The schematic design, developed during the feasibility study, includes:
 - A five-story building with 12 state courtrooms, a county justice courtroom and two shelled courtrooms for future expansion
 - The combined building would be approximately 179,000 sf with the Court occupying 144,000 sf
 - A raised in-custody transportation corridor was created to provide a secure connection to the existing County Jail.

