

## **PUBLIC BUILDINGS AND PROPERTY COMMITTEE**

*District Attorney - Building 221*

*515 Main Street*

*District Attorney Annex - Building 226*

*525 Main Street*

*Victim/Witness Assistance Program - Building*

*520 Main Street*

*Placerville*

### **Reason for the Report**

The Grand Jury selected the offices of the District Attorney, Placerville, as one of its general reviews for 2002/2003.

### **Scope of the Investigation**

The members of the Grand Jury:

- Made an unannounced visit to the offices of the District Attorney, Placerville, including the District Attorney Annex and Victim/Witness Assistance Program on December 5, 2002;
- Were given an extensive tour of the facilities and grounds by the Chief Assistant District Attorney;
- Were briefed on the District Attorney operations;
- Inspected the buildings and grounds;
- Reviewed previous Grand Jury reports for year's 1999/2000, 2000/2001 and 2001/2002.

### **Background**

Premises for the District Attorney Offices are divided between three locations in close proximity to each other. The premises consist of the Main, Annex, and Victim/Witness Assistance Program Buildings. The premises' interiors appear clean and adequate; however, all three premises have dirty HVAC vents/registers, which pose health concerns.

Several areas of concern were noted for the main building. The first front entry step is too high and has a separation between it and the sidewalk, creating a safety hazard to users and a potential liability to the County. The size of the parking lot is inadequate for use of the building. In addition, the paint on the building exterior is peeling and the paint on the exterior wrought iron fixtures is chipped and rusting.

The main building basement is not fully utilized due to previous flooding. Several concerns were noted for the utilized area. The conference and map rooms are cluttered. In addition, the

conference room ceiling paint is chipping. Two rooms being used for storage appear disorganized and cluttered. One of these rooms is full of older computer equipment waiting disposition by Information Services.

While the Annex has a fire sprinkler system, the other two premises do not. Although procedures are established, fire drills are not periodically conducted. In the Main Building the hallways are utilized for storing files, which may pose a fire exit hazard.

## **Findings**

### **District Attorney, Placerville – Building 221**

- F1. First front entry step is too high and there's a separation between it and sidewalk, creating a potential liability.
- F2. The size of the parking lot is inadequate for the use of the building.
- F3. The building exterior paint is peeling.
- F4. Paint on exterior wrought iron fixtures is chipped and rusting.
- F5. The building HVAC vents/registers are dirty and pose health concerns.
- F6. The conference room and the map room are cluttered.
- F7. The conference room ceiling paint is chipping.
- F8. There is a room full of older computer equipment waiting disposition by Information Services.
- F9. Hallways are utilized for storing files.
- F10. Although there are fire drill procedures, no fire drills have been held.
- F11. The building has no fire sprinkler system.

### **District Attorney Annex – Building 226**

- F12. The exterior walls are cracked.
- F13. There is evidence of previous water leaks on the ceiling.
- F14. The building HVAC vents/registers are dirty and pose health concerns.
- F15. Although there are fire drill procedures, no fire drills have been held.

**Victim/Witness Program - Building**

- F16. Ceiling tiles are cracked and/or chipped.
- F17. The building HVAC vents/registers are dirty and pose health concerns.
- F18. Although there are fire drill procedures, no fire drills have been held.
- F19. The premises have no fire sprinkler system.

**Recommendations**

**District Attorney, Placerville - Building 221**

- R1. First front entry step and sidewalk should be corrected to meet current code requirements.
- R2. The building exterior and wrought iron paint should be properly maintained.
- R3. The building HVAC vents/registers should be periodically cleaned.
- R4. The conference room and map room should be clear of clutter.
- R5. The conference room ceiling paint should be properly maintained.
- R6. The unutilized older computer equipment should be removed from the building.
- R7. Fire drills should be held on a periodic basis.

**District Attorney – Annex – Building 226**

- R8. The building HVAC vents/registers should be periodically cleaned.
- R9. The exterior walls should be properly maintained.
- R10. Water leakage source should be investigated and repaired as needed.
- R11. Fire drills should be held on a periodic basis.

**Victim/Witness Assistance Program – Building**

- R12. The building HVAC vents/registers should be periodically cleaned.
- R13. Cracked and chipped ceiling tiles should be replaced.
- R14. Fire drills should be held on a periodic basis.

**Responses Required for Findings**

F1 through F19

El Dorado County Board of Supervisors  
El Dorado County District Attorney  
El Dorado County General Services

**Responses Required for Recommendations**

R1 through R14

El Dorado County Supervisors  
El Dorado County District Attorney  
El Dorado County General Services