

June 21, 2013

Lane Summerhays, Chair
Prison Relocation and Development Authority (PRADA)
350 North State Street
Salt Lake City, UT 84114

RE: Relocation of Utah State Prison (Draper, Utah)

Dear Mr. Summerhays:

The GEO Group, Inc. (GEO) wishes to express its interest in participating in the upcoming procurement to build and operate new correctional facilities for the state of Utah.

GEO is a recognized leader in the design, construction, financing and management of detention, correctional, re-entry and mental health facilities. GEO's professional reputation is based upon our commitment to meeting our customer's needs and objectives through the establishment of creative, cost-effective public-private partnerships (P3).

GEO presently operates and/or manages 95 correctional, detention and community re-entry facilities totaling 72,000 beds around the world. Over the past 25 years, our global operations have demonstrated a responsible service based philosophy that emphasizes public safety, facility security, positive and productive programming for our offenders and strong public-private partnerships with our customers and the communities in which we are located – domestic and international.

In the U.S., GEO has worked with federal, state and local agencies to execute successful P3 financing projects. Among GEO's most notable projects are the Blackwater River Correctional Facility (\$92 million), South Florida State Hospital (\$80 million), Northwest Detention Center (\$76 million) and South Texas Detention Center (\$54 million).

As a Real Estate Investment Trust ("REIT"), GEO is committed to making significant investments in real estate assets to provide optimal services and solutions for government partners around the country. To that end, GEO offers multiple financing options, including direct ownership and sale-leaseback solutions. GEO currently owns or leases 62 governmental facilities worldwide and continues to use its solid balance sheet to support the infrastructure needs of our clients. As evidence of its commitment, during the past 10 years GEO has invested in excess of \$2.6 billion into fixed assets and business acquisitions in order to best meet the demands of its governmental partners.

We understand the PRADA Committee is in the early stages of its fact-finding responsibilities and will soon begin the development of the requirements for the formal request for proposal.



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We would welcome the opportunity to present before the PRADA Committee or respond to any additional requests for information regarding our capabilities and options for the relocation of the current state prison located in Draper, Utah.

If you should have a need for further information, please contact David J. Venturella, Executive Vice President for Corporate Development. Mr. Venturella may be reached at (561)999-7343 or via email at: dventurella@geogroup.com.

Thank you in advance for your consideration.

Sincerely,


George C. Zoley
Chairman and CEO

Attachments

SOUTH BAY CORRECTIONAL FACILITY SOUTH BAY, FLORIDA



CLIENT

Florida Department of Management Services

LOCATION

South Bay, Palm Beach County, Florida

CONTRACT DURATION

Contract Award: 12/94

Preceding Contract: 2/3/97-6/30/06. 7/1/06-6/30/09.

Current Contract: 7/1/09 -6/30/12 with an unspecified number of 2-year option periods. Extended through 07/31/14.

Contracted Beds: 1,895 Minimum and Medium Security and Close Custody Adult Males

Design Capacity: 1,900 Beds

BACKGROUND

The GEO Group, Inc. (GEO) was awarded a contract for the design, finance, lease, construction and operation of a medium and close custody secure correctional facility for adult male inmates on December 15, 1994. Construction was completed in early 1997. Initial inmate intake commenced on February 3, 1997.

In September 1999, GEO entered into an agreement with the Florida Department of Children & Families (DCF) to temporarily house detainees under the "Jimmy Ryce Involuntary Civil Commitment for Sexually Violent Predators" legislation. Upon completion of its new facility, the DCF phased out the temporary operation and transferred the detainees. The DCF contract expired May 2, 2002.

SCOPE OF WORK

The facility provides a secure, cost-effective environment capable of accommodating minimum, medium, and close custody adult male inmates. The facility provides academic and vocational training including CDL, work opportunities, substance abuse programs, counseling, and open communication with qualified staff, while providing humane care and positive treatment. A Prison Industries Program through Prison Rehabilitative Industries and Diversified Enterprises, Inc. (PRIDE) operates a print shop at the facility.

FACILITY DESCRIPTION

The facility consists of four double-occupancy cellblock housing units, two double-occupancy cellblock housing units, one open-bay dormitory, and a special management unit. The open-bay dormitory building is utilized as a Therapeutic Community (TC). The TC is licensed as a residential Level III Drug Treatment Program by the Florida DCF. More than 80% of the total population participates in some form of education, substance abuse, or life skills programming. The facility also has several recreation areas, both indoor and outdoor. In 2012, several existing housing areas were reconfigured to accommodate additional beds, bringing the facility to its current design capacity.

ACCREDITATION

The facility received accreditation from the American Correctional Association (ACA) in 1999 and was re-accredited 2002, 2005, 2008 and 2011. The facility was accredited by the Southern Association of Colleges and Schools (SACS) in 2002, making it the first correctional facility in Florida to receive this honor. SACS re-accredited the facility in 2006.

NEW CASTLE CORRECTIONAL FACILITY NEW CASTLE, INDIANA



CLIENT

Indiana Department of Correction

LOCATION

New Castle, Henry County, Indiana

CONTRACT DURATION

Contract Award: 09/14/05

Current Contract: 1/2/06-1/1/10
with three 2-year option periods.
Extended to 1/1/12. Amended to
extend to 6/30/20 with two 5-year
options.

Contracted Beds: 2,684 Minimum
and Medium Security Adult Males

Design Capacity: 3,196 Beds

BACKGROUND

The Indiana Department of Correction (IDOC) and The GEO Group, Inc. (GEO) finalized contract negotiations in September 2005 to transition the New Castle Correctional Facility to GEO's operation and management. *This public-private correctional partnership is the first of its kind in Indiana.*

The facility is located in the city of New Castle next to the IDOC's statewide Correctional Training Institute. Because the facility was an existing IDOC facility, one of GEO's priorities was to ensure that existing staff were afforded the opportunity to work with GEO. GEO interviewed 100% of the existing staff for employment resulting in an exceptional outcome of approximately 90% retention of the existing State personnel.

SCOPE OF WORK

GEO provides secure care, custody and control for Indiana Department of Correction offenders. Services provided by GEO include security, programs and transportation. The facility houses security levels 1 through 3 adult male offenders including special needs offenders: maximum security (the psychiatric unit), medium security (general population), and minimum security (outside dorm). Food Service is contracted by Aramark and medical services are contracted by Correctional Medical Services directly through IDOC.

FACILITY DESCRIPTION

The facility resides on approximately 325 acres with 775,300 sq. ft. consisting of an administration building, program services building, recreation building and 13 buildings/units with individual housing ranges in each building located on the property. One of the buildings serves as the reception and receiving area for offenders including those with psychiatric special needs, offenders requiring disciplinary segregation and offenders requiring infirmary care. The remaining 12 buildings/units house general population offenders. The New Castle Correctional Facility has one of the largest multi-purpose buildings in the state. A new \$23 million high-security annex was completed during the first quarter of 2012, increasing the capacity of the facility by 512 beds.

ACCREDITATION

The facility received initial accreditation by the American Correctional Association in 2008 and was reaccredited in 2011.

BLACKWATER RIVER CORRECTIONAL FACILITY MILTON, FLORIDA



CLIENT

Florida Department of Management Services

LOCATION

Milton, Santa Rosa County, Florida

CONTRACT DURATION

Contract Award: 10/1/2008

Initial Contract: 10/5/10-10/5/13
with two 2-year option periods.

Contracted Beds: 2,000 Medium
and Close Custody Adult Males

Design Capacity: 2,000 Beds

BACKGROUND

On July 11, 2008, the Florida Department of Management Services (DMS) issued a competitive procurement for the design, construction, and operation of a new correctional facility to house medium and close-custody offenders. The Florida DMS announced its intent to award the contract to The GEO Group, Inc. (GEO) on October 21, 2008. Site development and construction began November 1, 2008 and was completed during the summer of 2010. Inmate intake began October 5, 2010.

SCOPE OF WORK

GEO provides secure care, custody and control for medium and close custody male inmates. The facility provides academic and vocational programs as well as medical care, substance abuse programs, counseling and life skills training opportunities.

FACILITY DESCRIPTION

This facility consists of approximately 400,000 square feet which provides sufficient space to service the population. The design includes cell and dormitory housing, segregation, administration, programming space and support services. The facility is designed in a campus layout. Each housing building incorporates therapeutic living communities with medical, multipurpose, group and individual counseling rooms and recreation areas. The Blackwater River Correctional Facility was designed and constructed to the U.S. Green Building Council's Leadership in Energy and Environmental Design (LEED) requirements. The facility achieved Gold Certification from the Council in recognition of its sustainable design.

ACCREDITATION

The facility achieved initial accreditation through the American Correctional Association in January 2012 with a score of 100%.