

From: (b)(6),(b)(7)(C)
To:
Subject: Denver Area of Responsibility Detention Facility Support - Request for Information
Date: Monday, February 17, 2025 5:19:54 AM
Attachments: RFI Denver Area of Responsibility Detention Facility Support Capability Statement TBG Colorado .pdf
RFI CO Springs Denver Area of Responsibility Detention Facility Support Capability Statement TBG Colorado .pdf
Importance: High

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I hope this email finds you well. The Baptiste Group (TBG) is pleased to submit our **Response to the Request for Information (RFI)** regarding the availability of detention facilities for single adult populations.

We are proposing our facilities located at **28071 State Highway 109, La Junta, CO 81050 & 3625 Parkmoor Village Dr, Colorado Springs, CO 80917**, which offers a **secure, well-equipped environment** designed to meet the needs of **low, medium-low, medium-high, and high-security adult noncitizens**.

This facility is **immediately available for ICE use** and can be **fully dedicated** to detention operations. The site is designed for **operational efficiency**, ensuring **safe, secure, and humane conditions** while providing **cost-effective solutions** aligned with ICE's detention standards.

We look forward to the opportunity to discuss this facility in greater detail and how it can support ICE's mission.

Best Regards,

(b)(6),(b)(7)(C)



(404) 784- (b)(6),(b)(7)(C)

(b)(6),(b)(7)(C) @thebaptistegroup.com

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THE BAPTISTE GROUP

**Capability Statement: TBG
Migrant Detention Facility**

Denver Area of Responsibility Detention Facility Support - Request for Information

(b)(4), (b)(7)(E)

Migrant Detention and Support Services



I. Overview of the Detention Facility

The Baptiste Group Migrant Detention Facility in La Junta, CO, is a strategically located, high-capacity detention center designed to house single adult noncitizens with varying levels of security classifications. The facility will operate under The Baptiste Group (TBG) and will ensure compliance with federal regulations, including ICE standards and requirements for secure detention operations.

With a housing capacity ranging from **850 to 2,250 detainees**, the facility will accommodate both male and female populations, with **15%-20% of beds designated for female detainees**. The detention facility is structured to provide a safe, secure, and humane environment while meeting the logistical and operational needs of immigration enforcement.

II. Facility Capacity and Housing Structure

A. Bed Capacity & Gender Distribution

- **Total Capacity:** 850 - 2,250 beds
- **Male Population:** 80%-85%
- **Female Population:** 15%-20%
- **Segregation:** All housing units are segregated by gender and security classification.

B. Security Classifications

TBG Migrant Facility is designed to house detainees with a range of security classifications:

1. **Low Security:**
 - Nonviolent individuals
 - Primarily detainees with minimal criminal history
 - May include asylum seekers and individuals awaiting immigration proceedings
2. **Medium-Low Security:**
 - Individuals with minor infractions or previous low-level offenses
 - Typically awaiting deportation hearings or legal processing
3. **Medium-High Security:**
 - Individuals with criminal records requiring stricter monitoring

- May include individuals with prior felony convictions related to immigration violations
- 4. **High Security:**
 - Detainees classified as high-risk due to criminal history or flight risk concerns
 - Requires specialized housing, surveillance, and restricted movement

C. Special Housing Units for ICE Noncitizens

To comply with ICE detention standards, TBG Facility will have **dedicated dorms and specialized housing units** for detainees classified as **medium-high and high security**. These units will include:

- Reinforced security features
- 24/7 monitoring with enhanced surveillance
- Limited contact and movement within the facility
- Special units for detainees with medical or mental health concerns

III. Facility Infrastructure & Amenities

A. Housing Units

The **8 housing units** at TBG Facility are designed to provide secure accommodations while maintaining operational efficiency. Each unit will include:

- Segregated dormitories for different security classifications
- Common areas for controlled social interaction
- Security personnel stationed for 24-hour monitoring

B. Administrative Building

The **administration building** serves as the operational hub of the facility, housing:

- Command and control center
- Facility management offices
- Staff briefing rooms
- Detainee intake and processing center

C. Education & Rehabilitation Facilities

TBG Migrant Facility will provide educational and rehabilitative services through:

1. Two Education Buildings

- Classrooms for English language instruction, vocational training, and legal rights education
- Computer labs for legal research and educational programs
- Counseling rooms for personal development and reintegration support

2. Library

- Legal reference materials for detainee access
- Educational books and digital learning resources
- Quiet study areas

D. Recreational Facilities

The facility includes multiple recreational spaces to support mental and physical well-being:

1. **Basketball Court** – Available for supervised recreational use
2. **Softball Field** – Allows detainees to participate in structured physical activities
3. **Recreation Center** – Provides indoor activities, games, and exercise equipment

IV. Medical & Mental Health Services

A. Comprehensive Medical Center

TBG Migrant Detention Facility will include a **fully equipped medical center** providing:

1. **Infirmery** – Short-term medical care for minor illnesses and injuries
2. **General Acute Unit** – Treatment for ongoing medical conditions
3. **Emergency Room** – Immediate response for urgent medical emergencies
4. **Surgical Services** – On-site minor surgeries and medical procedures
5. **Mental Health Services** – Counseling, psychiatric evaluations, and crisis intervention

B. Specialized Care for Detainees

- Mental health evaluations for all detainees upon intake
- Substance abuse counseling and behavioral therapy sessions
- Chronic disease management programs

V. Transportation & Accessibility

A. Private Airstrip – A Strategic Asset

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B. Public & Commercial Transportation Access

The facility is conveniently located near public and commercial transportation routes, ensuring:

- Easy access for legal representatives, government officials, and detainee family visits
- Secure transport routes for detainee transfers to court hearings and medical facilities
- Efficient supply chain logistics for operational support

VI. Compliance & Security Measures

A. Compliance with Federal & ICE Standards

TBG Migrant will operate in full compliance with:

- Department of Homeland Security (DHS) Detention Standards
- Immigration and Customs Enforcement (ICE) Performance-Based National Detention Standards (PBNDS)
- American Correctional Association (ACA) guidelines

B. Security Measures

To ensure a **secure and controlled environment**, the facility will implement:

• **(b)(4),(b)(7)(E)**

VII. Staffing & Operational Framework

A. Staff Structure

To effectively manage operations, TBG Migrant Facility will have a **multi-tiered staffing structure**:

1. **Facility Management** – Oversees overall operations and compliance
2. **Security Personnel** – Ensures detainee supervision and facility safety
3. **Medical Team** – Includes doctors, nurses, and mental health professionals
4. **Case Managers** – Assist detainees with legal and resettlement processes
5. **Education & Rehabilitation Staff** – Provide educational and vocational training programs

B. Training & Certification

All staff members will receive training in:

- **ICE detention policies**
- **Emergency response procedures**
- **Cultural sensitivity and detainee rights**

VIII. Summary & Strategic Importance

TBG Migrant Detention Facility is positioned as a **(b)(4),(b)(7)(E)** detention center capable of housing a diverse detainee population. With its **(b)(4),(b)(7)(E)**, **comprehensive medical center, and secure housing units**, the facility will enhance federal detention capabilities while ensuring humane and compliant treatment of detainees.

TBG's expertise in federal contract management, combined with the facility's strategic location and operational infrastructure, will support ICE and DHS in achieving their immigration enforcement objectives efficiently.

Key Takeaways

- ✓ **High-Capacity Facility** – 850 to 2,250 beds, with segregated housing units
- ✓ **Full-Service Medical Center** – Emergency, surgical, and mental health services
- ✓ **Private Airstrip** – Direct detainee transport and operational efficiency
- ✓ **Secure & Compliant** – Adheres to ICE, DHS, and ACA standards
- ✓ **Education & Rehabilitation** – Programs to support detainee reintegration

This facility will be a **cornerstone of federal detention operations**, providing both security and essential services for detained noncitizens.

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A. Runway & Infrastructure Details

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B. Aircraft Capacity

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II. Benefits of the (b)(4) for Detainee Transport

A. Direct Detainee Transfers

One of the primary uses of the (b)(4),(b)(7)(E) is the **direct transport of detainees to and from the facility.** This is particularly beneficial for:

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III. Operational Efficiency & Logistical Advantages

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C. Emergency Medical Transport

- The airstrip enables **fast evacuation** of detainees needing **specialized medical care** at larger hospitals in Denver or Colorado Springs.
- **Reduces response time for critical cases**, improving detainee health outcomes.

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VI. Conclusion

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RFI Response: The Baptiste Group (TBG) – Detention Facility

Submission for ICE Detention Services at 28071 State Highway 109, La Junta, CO 81050

I. Point of Contact Information

- **Name:** Kevin Baptiste
- **Title:** CEO & Executive Director
- **Phone:** 404-784 (b)(6),(b)(7)(C)
- **Email:** (b)(6),(b)(7)(C)@thebaptistegroup.com

II. Facility Address

- **Facility Name:** TBG Migrant Detention Facility
- **Physical Address:** 28071 State Highway 109, La Junta, CO 81050

III. Facility Information

- **Percentage of Facility for ICE Use:** 100% dedicated to ICE use.
- **Facility Ownership:** The Baptiste Group, LLC (TBG) operates under an ownership/lease agreement.
- **Proposed Facility Operator:** The Baptiste Group, LLC (TBG).
- **Proposed ICE Detention Standard:** Performance-Based National Detention Standards (PBNDS).
- **Date of Last Use, Population, and Operator:**
 - **Last Use:** 2/9/2023
 - **Previous Population:** Males Age 10-17
 - **Previous Operator:** Boys Ranche
- **Dedicated or Shared Facility:** Dedicated facility for ICE operations.
- **Year Built:** N/A

IV. Facility Capacity & Housing Information

- **Total Capacity:** Approximately 850 to 2,250 detention beds
- **Breakdown by Housing & Classification:**
 - **Number of Housing Units:** 8 housing units (segregated by classification & gender)
 - **Bed Classification:**
 - **General Population (GP) Beds:** TBD
 - **Intake Beds:** TBD
 - **Segregation Beds:** TBD
 - **Medical Beds:** TBD
 - **Beds Available for ICE Use:** 100% available for ICE detainees.
 - **Gender Distribution:**
 - **Male:** 80% - 85%
 - **Female:** 15% - 20%

V. Medical, Dental, and Mental Health Services

- **Medical Center Facilities:**
 - **Infirmery:** Available on-site.
 - **General Acute Unit:** Capable of handling a wide range of non-emergency medical issues.
 - **Emergency Room:** Fully equipped for immediate medical response.
 - **Surgical Unit:** Available for detainees requiring minor surgeries.
 - **Mental Health Services:** Includes psychiatric evaluations, therapy, and crisis intervention services.

VI. Visitation & Video Teleconferencing Capabilities

- **Visitation Areas:**
 - Dedicated **in-person visitation rooms** for legal and personal visits.
 - Secure **video teleconferencing (VTC) rooms** for remote legal consultations and immigration hearings.
 - **Capacity:** [Provide number of available rooms/stations]

VII. Administrative Space & Parking Availability

- **Administrative Offices:** Dedicated **ICE administrative spaces** for case management, security, and oversight.
- **Parking:**
 - Secure parking lot for **ICE personnel, legal representatives, and other stakeholders.**
 - Designated **transport vehicle parking** for detainee transport operations.

VIII. Outdoor Recreation Area

- **Size of Outdoor Recreation Area:** Approximately TBD
 - **Recreational Facilities:**
 - Basketball Court
 - Softball Field
 - Recreation Center
 - Outdoor Walking Area
-

IX. Photographs

- **Exterior and Interior Photographs Available Upon Request.**
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X. Facility Availability for ICE Use

- **Timeframe for ICE Occupancy:** The facility will be ready for full operational use within **90 to 120** upon contract award.
-

XI. Transportation & Accessibility

- **Local Hospitals:**
 - Arkansas Valley Regional Medical Center (7 miles)
 - Parkview Medical Center (55 miles, Pueblo, CO)
 - **Transportation Hubs:**
 - La Junta Municipal Airport (10 miles)
 - Pueblo Memorial Airport (60 miles)
 - Denver International Airport (170 miles)
 - La Junta Amtrak Station (8 miles)
 - Greyhound Bus Terminal – La Junta (8 miles)
 - **Emergency Services:**
 - La Junta Fire Department (8 miles)
 - Otero County Sheriff's Office (9 miles)
 - **Immigration Court:**
 - Denver Immigration Court (175 miles)
-

XII. Access to Legal & Consular Services

- **Local Consulates:**
 - Consulate of Mexico – Denver, CO
 - Consulate of Guatemala – Denver, CO

- **Pro-Bono Legal Services:**
 - Rocky Mountain Immigrant Advocacy Network (RMIAN)
 - Colorado Immigrant Rights Coalition (CIRC)

XIII. Current & Past Detention Experience

- **Existing Services for Federal Agencies:**
 - TBG has extensive experience managing federal contracts with **HHS, ORR, ACF**, and other federal entities.
 - Prior experience in shelter and detention services for vulnerable populations.

XIV. Pricing & Contract Structure

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XV. Recommendations for Cost Savings & Operational Efficiency

- **Technology Integration:**
 - Implement **electronic case management systems** to reduce administrative overhead.
- **Medical Partnerships:**
 - Utilize **telemedicine services** to lower medical transfer costs.
- **Staffing Adjustments:**
 - Flexible staffing models based on real-time detainee population data.

XVI. Staffing & Hiring Challenges

(b)(4), (b)(7)(E)

XVII. Potential Impediments to Facility Operation

- **Legal Considerations:** No known **pending or expected legal challenges**.

- **State/County Statutes:**
 - Facility operates in compliance with Colorado state and federal detention regulations.
 - **Political Concerns:**
 - Potential local opposition to **expanded ICE detention operations**.
 - **Community outreach programs** planned to address concerns.
-

XVIII. Conclusion

The **Migrant Ranch Detention Facility** is an ideal site for **ICE detention operations**, offering **secure housing, direct detainee transport via (b)(4), comprehensive medical services, and strategic proximity to essential resources**. With **100% facility availability for ICE**, The Baptiste Group is prepared to **efficiently and securely manage detainee operations in full compliance with PBNDS standards**.

For further discussions or site inspections, please contact:

Kevin Baptiste | CEO Contact# (404) (b)(6),(b)(7)(C)

Email: (b)(6),(b)(7)(C)@thebaptistegroup.com

Services Overview



All of our staff are **REQUIRED** to:

- Undergo a complete background investigation prior to hiring to ensure employment suitability. Background checks will be completed in accordance with local, state, and federal policies
- Report any contact with law enforcement during their employment, regardless of the reason for contact. Employees must agree to submit to background checks every 6 months during performance. Drug tests will be performed on a random basis.
- If working with children, comply with mandatory state reporting requirements for child abuse and neglect.
- Attend 1 week of initial training and annual refresher training as required. Training topics will include:
 - Federal, local, and state regulations;
 - HIPAA Confidentiality;
 - International Trafficking Victims Protection Reauthorization Act of 2023;
 - Violence Against Women Reauthorization Act of 2022;
 - Prison Rape Elimination Act (PREA) of 2003;
 - Preventing, detecting, and responding to sexual abuse and sexual harassment ◦Best practices as they relate to issues such as:
 - Mental health;
 - Substance abuse and treatment;
 - Domestic violence and prevention;
 - Gang prevention;
 - Loss and family separation;
 - Trauma informed care;
 - Worker trafficking and smuggling
 - Staying Safe while working in difficult environments and situations



**Capability Statement: TBG
Colorado Springs Migrant
Detention Facility**

Denver Area of Responsibility Detention Facility Support - Request for Information



Migrant Detention and Support Services



Proposal for ICE Detention Facility at 3625 Parkmoor Village Dr, Colorado Springs, CO 80917

Submitted by The Baptiste Group (TBG)

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14. **Potential Challenges and Mitigation Strategies**
15. **Conclusion and Final Recommendations**

1. Executive Summary

The Baptiste Group (TBG) proposes the use of **3625 Parkmoor Village Dr, Colorado Springs, CO 80917** as a **secure adult detention facility for low to high custody noncitizen detainees**, including **ICE detainees requiring medium-high to high-security housing**. This facility will provide:

- **850 to 950 beds**, with **15%-20% allocated for female detainees**.
- **Segregated housing units** across **four floors** to ensure security and compliance with ICE standards.
- A **full-service medical unit** with emergency, surgical, and mental health services.
- **Educational and recreational facilities**, including a library and rec center.
- **Strategic location** with access to public and commercial transportation.

2. Facility Overview

- **Address:** 3625 Parkmoor Village Dr, Colorado Springs, CO 80917
 - **Ownership & Management:** The Baptiste Group
 - **Proposed Capacity:** 850 – 950 beds
 - **Facility Type:** Dedicated ICE detention center
 - **Security Classification:** Low, Medium-Low, Medium-High, High
 - **Year Built:** 1985
 - **Recent Use:** 11/19/2024
-

3. Housing and Security Details

- **Four floors** with separate units for different custody classifications.
 - **All dorms are segregated**, ensuring separation by classification, gender, and risk level.
 - **Special housing units** for medium-high and high-security detainees.
 - **Advanced security systems**, including surveillance cameras, controlled access, and perimeter fencing.
-

4. Medical Services and Capabilities

- **Infirmery** for basic and ongoing medical care.
 - **General acute unit** for intermediate care needs.
 - **Emergency Room** for urgent care cases.
 - **Surgical Suite** for minor and necessary procedures.
 - **Mental Health Services**, including psychiatric evaluations, counseling, and crisis intervention.
-

5. Recreational and Educational Facilities

- **Recreation Center** for structured activities and social engagement.
- **Library** providing educational and legal resources.
- **Education Unit** for language, vocational, and life-skills training.

6. Transportation and Accessibility

- **Nearby highways** allow for direct detainee transport to courts and medical facilities.
- **Access to public and commercial transport** ensures efficient staff movement and legal visits.
- **Proximity to major airports** for detainee transfers.

7. Staffing and Operational Capacity

- **Security Staff:** Trained in ICE detention protocols.
- **Medical Personnel:** Doctors, nurses, and mental health professionals.
- **Education Staff:** Instructors for detainee programs.
- **Facility Management Team:** Overseeing day-to-day operations.

8. Compliance with ICE Detention Standards

- Facility will adhere to **Performance-Based National Detention Standards (PBNDs)**.
- **Regular audits** will ensure compliance with ICE and DHS regulations.

9. Legal Considerations and Community Relations

- Engagement with **local officials and stakeholders** to address concerns.
- Compliance with **local, state, and federal laws** regarding detention operations.

10. Emergency Preparedness and Contingency Planning

- **Evacuation plans** for medical emergencies, fires, and security threats.
- **Mutual aid agreements** with nearby medical facilities and law enforcement agencies.

11. Estimated Costs and Financial Structure

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12. Timeline for Facility Readiness

- **Phase 1:** Facility preparation (1–4 months).
- **Phase 2:** Staffing and training (4–5 months).
- **Phase 3:** Full operational capacity (6–12 months).

13. Strategic Advantages of the Location

- **Located in a well-connected area**, minimizing logistical issues.
- **Existing infrastructure** suitable for immediate adaptation into a detention facility.

14. Potential Challenges and Mitigation Strategies

- **Community concerns:** Addressed through outreach and public meetings.
- **Hiring challenges:** Offering competitive salaries and partnerships with local institutions.

15. Conclusion and Final Recommendations

The **3625 Parkmoor Village Dr** facility is well-suited for ICE detention operations, offering a **secure, well-equipped**, and **strategically located** facility with the necessary infrastructure to support ICE detainee populations. The Baptiste Group is **prepared to manage operations** in full compliance with federal standards.

Next Steps:

- Further discussions with ICE and DHS officials.
- Site visits and feasibility assessments.
- Finalizing contractual and operational agreements.

Key Takeaways

- ☑ **High-Capacity Facility** – 850 to 950 beds, with segregated housing units
- ☑ **Full-Service Medical Center** – Emergency, surgical, and mental health services
- ☑ **Secure & Compliant** – Adheres to ICE, DHS, and ACA standards
- ☑ **Education & Rehabilitation** – Programs to support detainee reintegration



This facility will be a **cornerstone of federal detention operations**, providing both security and essential services for detained noncitizens.

RFI Response: The Baptiste Group (TBG) – Migrant Detention Facility

Submission for ICE Detention Services at 3625 Parkmoor Village Dr, Colorado Springs, CO 80917

I. Point of Contact Information

- **Name:** (b)(6),(b)(7)(C)
- **Title:** CEO & Executive Director
- **Phone:** 404-784 (b)(6),(b)(7)(C)
- **Email:** (b)(6),(b)(7)(C)@thebaptistegroup.com

II. Facility Address

- **Facility Name:** TBG Migrant Detention Facility
- **Physical Address:** 3625 Parkmoor Village Dr, Colorado Springs, CO 80917

III. Facility Information

- **Percentage of Facility for ICE Use:** 100% dedicated to ICE use.
- **Facility Ownership:** The Baptiste Group, LLC (TBG) operates under an ownership/lease agreement.
- **Proposed Facility Operator:** The Baptiste Group, LLC (TBG).
- **Proposed ICE Detention Standard:** Performance-Based National Detention Standards (PBNDS).
- **Date of Last Use, Population, and Operator:**
 - **Last Use:** 11/19/2024
 - **Previous Population:** Males Age 18-86
 - **Previous Operator:** skilled nursing facility
- **Dedicated or Shared Facility:** Dedicated facility for ICE operations.
- **Year Built:** 1985

IV. Facility Capacity & Housing Information

- **Total Capacity:** Approximately 850 to 950 detention beds
- **Breakdown by Housing & Classification:**
 - **Number of Housing Units:** 8 housing units (segregated by classification & gender)
 - **Bed Classification:**
 - **General Population (GP) Beds:** TBD
 - **Intake Beds:** TBD
 - **Segregation Beds:** TBD
 - **Medical Beds:** TBD
 - **Beds Available for ICE Use:** 100% available for ICE detainees.
 - **Gender Distribution:**
 - **Male:** 80% - 85%
 - **Female:** 15% - 20%

V. Medical, Dental, and Mental Health Services

- **Medical Center Facilities:**
 - **Infirmery:** Available on-site.
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 - **Surgical Unit:** Available for detainees requiring minor surgeries.
 - **Mental Health Services:** Includes psychiatric evaluations, therapy, and crisis intervention services.

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- **Visitation Areas:**
 - Dedicated **in-person visitation rooms** for legal and personal visits.
 - Secure **video teleconferencing (VTC) rooms** for remote legal consultations and immigration hearings.
 - **Capacity:** TBD

VII. Administrative Space & Parking Availability

- **Administrative Offices:** Dedicated **ICE administrative spaces** for case management, security, and oversight.
- **Parking:**
 - Secure parking lot for **ICE personnel, legal representatives, and other stakeholders.**
 - Designated **transport vehicle parking** for detainee transport operations.

VIII. Outdoor Recreation Area

- **Size of Outdoor Recreation Area:** Approximately **TBD**
 - **Recreational Facilities:**
 - **Basketball Court**
 - **Softball Field**
 - **Recreation Center**
 - **Outdoor Walking Area**
-

IX. Photographs

- **Exterior and Interior Photographs Available Upon Request.**
-

X. Facility Availability for ICE Use

- **Timeframe for ICE Occupancy:** The facility will be ready for full operational use within **90 to 120** upon contract award.
-

XI. Transportation & Accessibility

1. **UCHealth Memorial Hospital Central** (*4.5 miles, 10-minute drive*)
 - Level I Trauma Center
 - 24/7 emergency room, ICU, and surgical services
 - Comprehensive medical and mental health care
 2. **Penrose Hospital** (*5 miles, 12-minute drive*)
 - General acute care services
 - Emergency and surgical services
 3. **Parkview Medical Center (Pueblo, CO)** (*45 miles, 50-minute drive*)
 - Regional hospital with trauma and specialty care
-

XII. Access to Legal & Consular Services

- **Local Consulates:**
 - **Consulate of Mexico – Denver, CO**
 - **Consulate of Guatemala – Denver, CO**

- **Pro-Bono Legal Services:**
 - **Rocky Mountain Immigrant Advocacy Network (RMIAN)**
 - **Colorado Immigrant Rights Coalition (CIRC)**

XIII. Current & Past Detention Experience

- **Existing Services for Federal Agencies:**
 - TBG has extensive experience managing federal contracts with **HHS, ORR, ACF**, and other federal entities.
 - Prior experience in shelter and detention services for vulnerable populations.

XIV. Pricing & Contract Structure

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XV. Recommendations for Cost Savings & Operational Efficiency

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XVI. Staffing & Hiring Challenges

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XVII. Potential Impediments to Facility Operation

- **Legal Considerations:** No known pending or expected legal challenges.
 - **State/County Statutes:**
 - Facility operates in compliance with Colorado state and federal detention regulations.
 - **Political Concerns:**
 - Potential local opposition to expanded ICE detention operations.
 - Community outreach programs planned to address concerns.
-

XVIII. Conclusion

The **Migrant Detention Facility** is an ideal site for **ICE detention operations**, offering **secure housing, direct detainee transport via private airstrip, comprehensive medical services, and strategic proximity to essential resources**. With **100% facility availability for ICE**, The Baptiste Group is prepared to **efficiently and securely manage detainee operations in full compliance with PBNDS standards**.

For further discussions or site inspections, please contact:

Kevin Baptiste | CEO Contact# (404) 784-(b)(4)

Email: (b)(6),(b)(7)(C)@thebaptistegroup.com

Program Organization

Our reporting structure provides the Program Director with direct access to corporate officers, PSA compliance officers, and legal counsel. Back Office Support is also provided to the team.

Our organizational structure is designed to be lean, efficient, and responsive. Our company management provides hands-on experience to day-to-day operations, and meets with our Program Directors on a regular basis. The three Key individuals below form the "core" of our team, and will always be directly accessible to the sponsor or customer: regular communication ensures satisfaction with the quality and timeliness of our services.

Kevin Baptiste
President and
Founder

Visionary leader with over 20 years of experience in working with at-risk and incarcerated populations, in both residential/group living and correctional facilities. Founded for-profit The Baptiste Group in 2010 to meet the staffing and operational needs of large UC shelters in New Mexico and Homestead, FL. Most recently, the Program Director of Casa de Sidney, a Baptiste-run UC shelter program located in Chattanooga, TN.

EDUCATION, LICENSING, AND CERTIFICATIONS

Florida A&M University, Tallahassee, FL Bachelors of
Science: Criminal Justice, 2002

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Program Director

Over 20 years of experience in working with at-risk children for both private and governmental entities, in both residential/group living and private school settings. Previously, the Program Director of Youth Villages-Memphis, a residential program for at-risk children located in 23 states with 101 locations. Most recently, the Program Director of Casa de Sidney in Chattanooga, TN.

EDUCATION, LICENSING, AND CERTIFICATIONS

Jackson State University, Jackson, MS Master
of Science: Education, 2002

Mississippi Valley State University, Itta Bena, MS Bachelor of
Science: Education, 1999

- Board Certified Behavior Analyst •
- Registered Behavior Technician

(b)(6),(b)(7)(C)

Assistant Program
Director

Over 10 years of experience working with the Board of Childcare in Baltimore, MD as a Unit Supervisor, Recruiter, and Trainer. Worked closely with ORR as the designated POC for federally funded procurements supporting the UC program.

EDUCATION, LICENSING, AND CERTIFICATIONS

Walden University, Minneapolis, MN Master

of Science: Human Services, 2017 Clark

Atlanta University, Atlanta, GA

Bachelor of Arts Degree: Criminal Justice, 2009

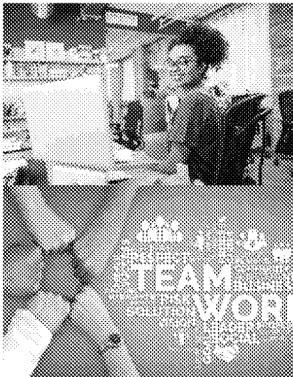
Services Overview

*All staff are required to undergo complete background investigations, and display high ethical and moral standards while on and off duty.
Bilingual skills are also a must.*

Detention Operations Support

Staffing

TBG has been sourcing, hiring, and managing employees for shelter operations since 2015. We are experts at finding both professional and service employees to perform a wide range of specialties required to operate these specialty facilities:



- In 2019, ACF awarded TBG as a Prime Contractor a grant to provide 24/7 operation of a residential shelter in Chattanooga, TN. Capacity of this shelter was 100+UAC. TBG performed facility modifications and outfitting, and In 2019, we staffed our own Chattanooga shelter facility with administrative, operations, case management, educational, and youth care workers to support the residential care of 100+ unaccompanied minor children while they awaited reunification with families or sponsors. All staff were required to be fluent in Spanish and English.
- In 2016, we provided staff to support 24/7 operation of the UC shelter at the former Homestead Job Corps Center in Homestead, FL. To support a projected population of up to 1,600 children, we recruited, vetted, hired, and on-boarded over three hundred (400) personnel for shelter operations, ranging from Case Managers, Youth Care Workers, Clinicians, Case Aids, Nurse Practitioners, and more.
- In 2015 we provided staff to support 24/7 operation of a 850-bed shelter at Holloman AFB, NM. Operations at Holloman were ramped up in spring and summer of 2016, and we provided recruiting, vetting, hiring, and on-boarding bi-lingual personnel from the local community within a 6-week period.

Because of this experience, we are able to staff a broad and diverse range of personnel, from licensed professionals to service staff. Some of the positions that we have staffed for our shelters include:

CORE STAFF:

Program Director, Assistant Program Director, PSA Compliance Manager, Program Coordinator, Recruiters, Trainers, Procurement, Finance, and Contracting professionals, IT Specialists, and Executive, Administrative, and Reception Support

OPERATIONS STAFF:

Facility Managers, Kitchen Staff, Maintenance, Custodial, and Security

DIRECT CARE STAFF:

Lead Case Managers and Case Managers, Lead Clinicians and Clinicians, Case Aides, Intake Specialists

MEDICAL STAFF: Assistants

Physicians, Physician Assistants, Licensed Practical Nurses, Registered Nurses, Certified Nurse

Services Overview



All of our staff are **REQUIRED** to:

- Undergo a complete background investigation prior to hiring to ensure employment suitability. Background checks will be completed in accordance with local, state, and federal policies
- Report any contact with law enforcement during their employment, regardless of the reason for contact. Employees must agree to submit to background checks every 6 months during performance. Drug tests will be performed on a random basis.
- If working with children, comply with mandatory state reporting requirements for child abuse and neglect.
- Attend 1 week of initial training and annual refresher training as required. Training topics will include:
 - Federal, local, and state regulations;
 - HIPAA Confidentiality;
 - International Trafficking Victims Protection Reauthorization Act of 2023;
 - Violence Against Women Reauthorization Act of 2022;
 - Prison Rape Elimination Act (PREA) of 2003;
 - Preventing, detecting, and responding to sexual abuse and sexual harassment ◦Best practices as they relate to issues such as:
 - Mental health;
 - Substance abuse and treatment;
 - Domestic violence and prevention;
 - Gang prevention;
 - Loss and family separation;
 - Trauma informed care;
 - Worker trafficking and smuggling
 - Staying Safe while working in difficult environments and situations

THE BAPTISTE GROUP



 **OLIVE**
REAL ESTATE GROUP, INC.

THE BAPTISTE GROUP



From: (b)(6),(b)(7)(C)@corecivic.com]

Sent: 2/21/2025 9:40:39 PM

To: (b)(6),(b)(7)(C)

CC: (b)(6),(b)(7)(C)@corecivic.com] (b)(6),(b)(7)(C)@corecivic.com] (b)(6),(b)(7)(C)@corecivic.com]

Subject: CoreCivic Response to ICE RFI-Denver AOR

Attachments: CoreCivic Response - Huerfano County Correctional Center (ICE RFI-Denver AOR).pdf

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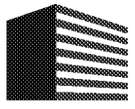
Good Afternoon Mr. (b)(6),(b)(7)(C)

In accordance with the instructions provided in the Request for Information (RFI) issued by Immigration and Customs Enforcement (ICE) for the **Denver AOR**, we are submitting our response via email. Attached to this email, please find CoreCivic's response for our **Huerfano County Correctional Center**.

If you have any questions regarding our submission, please let us know as we would be happy to provide any clarification or additional information as needed.

Thank you,

(b)(6),(b)(7)(C)
Managing Director, Proposal Development
CoreCivic
5501 Virginia Way, (b)(6),(b)(7)(C)
Brentwood, TN 37027
Phone: 615-263 (b)(6),(b)(7)(C)
Email: (b)(6),(b)(7)(C)@corecivic.com



CoreCivic

5501 Virginia Way, (b)(6),(b)(7)(C)

Brentwood, TN 37027

Phone: 615-263-(b)(6),(b)(7)(C)

corecivic.com

Denver Area of Responsibility Huerfano County Correctional Center

Request for Information (RFI)

ICE Detention Facility Support
2025_ICE-DCR_DenverAOR

February 21, 2025

VIA EMAIL

U.S. Immigration and Customs Enforcement
Contracting Office

Attention: (b)(6),(b)(7)(C) Contracting Officer

Email: (b)(6),(b)(7)(C)@ice.dhs.gov

Attention: (b)(6),(b)(7)(C) Contract Officer

Email: (b)(6),(b)(7)(C)@ice.dhs.gov

Attention: (b)(6),(b)(7)(C) Contract Specialist

Email: (b)(6),(b)(7)(C)@ice.dhs.gov

RE: ICE RFI - 2025 ICE-DCR_DenverAOR
Denver Area of Responsibility - Detention Facility Support
Huerfano County Correctional Center

Dear Mr. (b)(6),(b)(7)(C)

CoreCivic is pleased to submit our response to the above referenced Request for Information (RFI) issued by Immigration and Customs Enforcement (ICE) for Detention Facility Support in the Denver Area of Responsibility (AOR). We propose our Huerfano County Correctional Center (HCCC) in Walsenburg, Colorado. The facility originally opened in October 1997 and housed state inmates for Colorado and Arizona during its operating tenure. The facility closed in March 2010 when in-state space became available for Arizona's inmates. As the facility is currently vacant, we are able to offer the total capacity of (b)(4) to meet the needs of the Denver AOR.

CoreCivic's 40 plus years of experience in the delivery of secure detention/corrections services is based on the foundation of partnership with the federal government. We have continuously partnered with ICE since October 1983 to provide collaborative solutions to ICE's evolving needs. We are excited to provide the requested information and look forward to the opportunity to continue this partnership with our longest standing government partner and for the Denver AOR.

If you have any questions regarding our submission, please contact me or (b)(6),(b)(7)(C). I can be reached by telephone at 615-263-(b)(6),(b)(7)(C) or by email at (b)(6),(b)(7)(C)@corecivic.com. (b)(6),(b)(7)(C) can be reached by telephone at 615-263-(b)(6),(b)(7)(C) or by email at (b)(6),(b)(7)(C)@corecivic.com.

Sincerely,

(b)(6),(b)(7)(C)

Vice President, Proposal Development

CoreCivic has partnered with Immigration and Customs Enforcement (ICE) to provide detention services to their population for 40 plus years. We are pleased to respond to this Request for Information (RFI) issued by ICE for to support the Denver Field Office. We are proposing our Huerfano County Correctional Center (HCCC) as the facility is geographically located within the Denver AOR and falls within the two-hour surface commute to the Alamosa and Florence sub-field office locations. The facility could be used as a dedicated ICE facility. HCCF is currently vacant and can begin a staged ramp 120 days after contract commencement. In accordance with the instructions provided, we have addressed each requested item in our response. For ease of review, the RFI narrative questions have been restated in black font color and the CoreCivic responses are provided in bold and blue font color.

Point of Contact information (name, title, phone number, address, email address):

(b)(6),(b)(7)(C)

Managing Director, Proposal Development

(615) 263-**(b)(6),(b)(7)(C)**

5501 Virginia Way, Suite **(b)(6),(b)(7)(C)**

Brentwood, TN 37027

(b)(6),(b)(7)(C)@corecivic.com.

Facility address:

Huerfano County Correctional Center

304 Ray Sandoval Street

Walsenburg, CO 81089

Facility Information: Percentage of proposed facility for ICE use up to 100%: CoreCivic proposes 100% of the Huerfano County Correctional Center for dedicated ICE use under this RFI.

Facility Ownership: The Huerfano County Correctional Center is owned by CoreCivic.

Proposed Facility Operator: CoreCivic would be the operator of the Huerfano County Correctional Center.

Proposed ICE Detention Standard (NDS or PBNDS): NDS 2019.

Please note that Huerfano County Correctional Center has not previously operated under NDS 2019 and we are reviewing the standards to determine the compliance level of the existing physical plant. If needed, we will provide ICE with a list of waiver requests for the physical plant only at the appropriate time. The operation will comply with the NDS 2019 subject to any limitations of the physical plant as referenced above.

Date of last use, population, and operator: The last customer housed by CoreCivic at the Huerfano County Correctional Center was the Arizona Department of Corrections in 2010.

Dedicated or Shared Facility: CoreCivic is proposing the Huerfano County Correctional Center solely for ICE use.

Year built: The Huerfano County Correctional Center began operation in October 1997 and housed inmates for the Colorado Department of Corrections.

Capacity

- *Number of housing units and beds (by sex and classification)*
- *Beds available for ICE use*
- *General population (GP) beds*
- *Intake beds*
- *Segregation beds*
- *Medical beds*

Huerfano County Correctional Center has a total of 752 general population beds in 3 housing units. There are two 256 bed units comprised of two 80 bed pods and one 96 bed pod, and one 240 bed unit comprised of three 80 bed pods. The segregation unit has 43 beds. Huerfano's medical facility has four observation cells and two isolation cells with negative air pressure capability.

Information on medical, dental, and mental health clinical space: The medical space is covered by approximately 5,400 square feet and contains the following:

- 1 Large waiting area
- 1 Pharmacy room
- 2 Exam rooms
- 3 Offices
- Nurse station
- Medical Records room
- 6 Infirmary cells
- 1 Large storage area
- 1 large treatment room
- 1 Dental Room
- Staff break room, staff toilet, and
- Laundry room

Capacity and information on visitation areas to include video teleconferencing space and capabilities: The facility offers a large contact visiting area that covers approximately 4,900 square feet. Also, there are 2 non-contact visiting rooms and 4 non-contact attorney rooms. Additionally, there is a large outdoor visiting area covering approximately 1,700 square feet.

Capacity and information on administrative space and parking availability for ICE and various stakeholders: The facility has 109 parking spaces, including 4 handicapped spaces.

CoreCivic will work with ICE to designate the appropriate number of workstations in the facility as well as parking spaces for ICE staff.

Size of, and information on, outdoor detainee recreation area: (b)(4)

(b)(4)

Photographs of the exterior and interior: (b)(4)

(b)(4)

Timeframe for availability for ICE use: The facility would be able to begin a staged ramp 120 days after contract award.

Transportation distances and names of the following

Transportation miles and times to the following locations closest to the Huerfano County Correctional Center are below. All miles and times are approximated.

Local Hospitals:

St. Mary-Corwin Medical Center - 48 miles (44 minutes)
1008 Minnequa Ave
Pueblo, CO 81004

Spanish Peaks Regional Health Center - 3.4 miles (7 minutes)
23500 US-160
Walsenburg, CO 81089

Parkview Medical Center - 52 miles (47 minutes)
400 W 16th St.
Pueblo, CO 81003

Major airports:

Colorado Springs Airport - 93 miles (1 hour 24 minutes)
7770 Milton E Poby Pkwy
Colorado Springs, CO 80916

Denver International Airport - 175 miles (2 hours 33 minutes)
8500 Peña Blvd
Denver, CO 80249

Bus stations:

Greyhound Bus Line - 1 mile (2 minutes)
111 W 4th St
Walsenburg, CO 81089

Train stations:

Amtrak-Trinidad, CO - 36 miles (32 minutes)
110 West Pine Street
Trinidad, CO 81082

Fire stations:

Huerfano County Fire Department - 3 miles (6 minutes)
310 Main St
Walsenburg, CO 81089

Immigration Court:

Aurora - 165 miles (2 hours & 26 minutes)
3130 N Oakland St
Aurora, CO 80010

Denver - 164 miles (2 hours & 26 minutes)
1961 Stout St
Denver, CO 80294

Access to local consulates and pro-bono legal services:

The consulate generals below are located in Denver, Colorado and are the closest locations in proximity to the Huerfano County Correctional Center in Walsenburg, Colorado:

Austria, Canada, Denmark, El Salvador, France, Germany, Guatemala, Honduras, Hungary, Ireland, Japan, Mexico, Norway, Peru, Philippines, Slovakia, Sweden, Taiwan and United Kingdom.

The following list of organizations and attorneys provide pro-bono legal services for immigration cases:

American Bar Association Detention and Legal Orientation Program (LOP) Information Line:

immcenter@americanbar.org

www.americanbar.org/grouse/public_interest/immigration/

Colorado Asylum Center
517 16th Avenue
Denver, CO 80203

Connect Immigration
305 McGregor Drive
Gypsum, CO 81637

Rocky Mountain Immigrant Advocacy Network
7301 Federal Blvd., Suite 300
Westminster, CO 80030

Interested parties should also provide responses to the following:

- *Current detention or transportation services provided to ICE, Customs and Border Protection, U.S. Marshals Service, Federal Bureau of Prisons, or other federal agencies:*

(b)(4)

- *In the past, the Government has priced detention contracts with an all-in bed day rate. Provide other pricing structures that you believe could be used to better distribute risk between the government and a contractor, which might result in better operational and business outcomes for all parties.*

(b)(4)

- *Any recommended changes to ICE's requirements to better meet 'best value,' i.e., by reducing cost substantially without sacrificing the effectiveness of core operations.*

(b)(4)

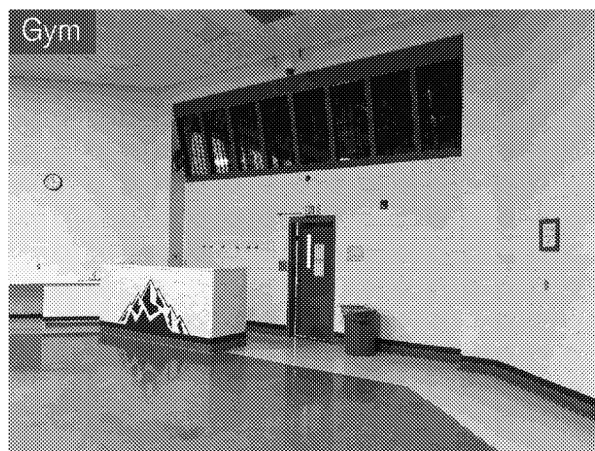
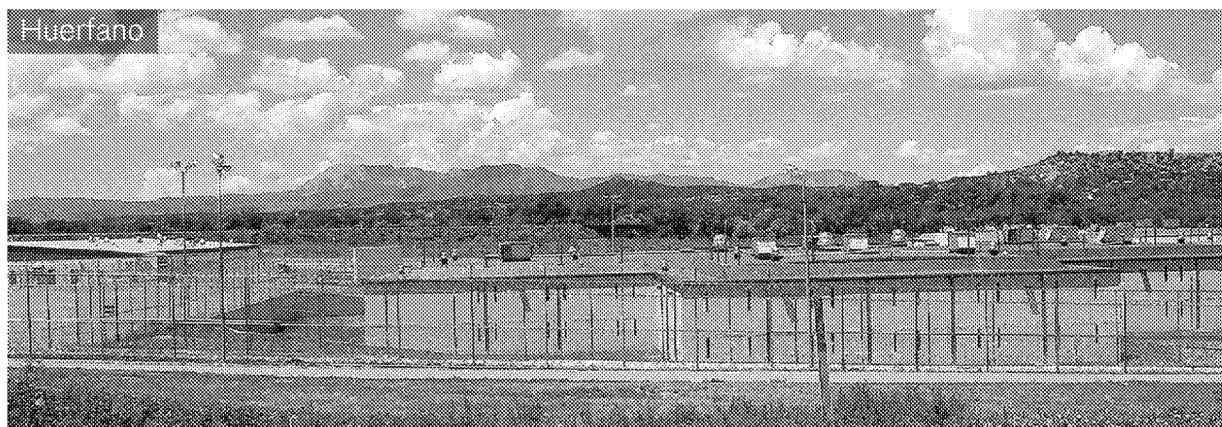
- *Identify potential hiring/staffing challenges.*

(b)(4)

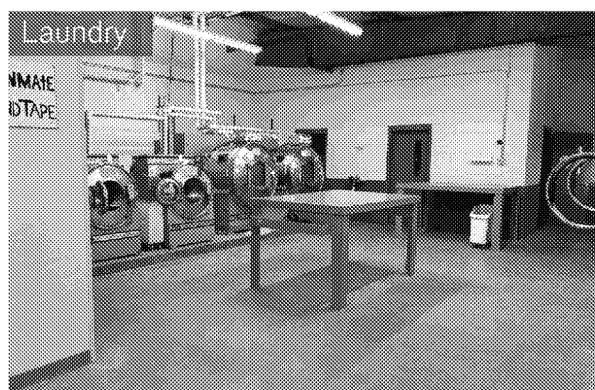
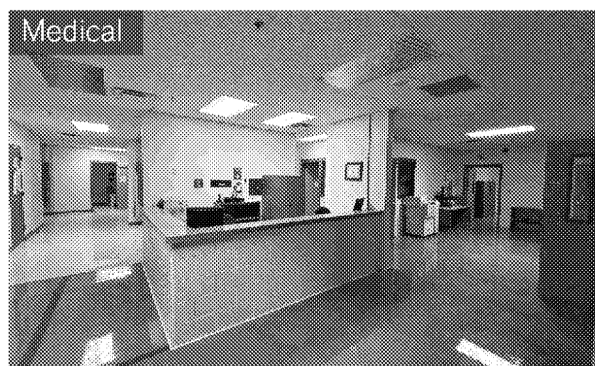
- *List potential impediments to facility operation (pending or expected legal issues, state/county statutes, political concerns including opposition to ICE mission within local and state government/community, etc.)*

(b)(4)

Huerfano County Correctional Center



Huerfano County Correctional Center



Huerfano County Correctional Center

(b)(4)

From:

To:

Cc:

Subject:

Date:

Attachments:

(b)(6),(b)(7)(C)

CoreCivic Response to ICE RFI-Denver AOR

Friday, February 21, 2025 1:44:58 PM

CoreCivic Response - Huerfano County Correctional Center (ICE RFI-Denver AOR).pdf

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Good Afternoon: (b)(6),(b)(7)(C)

In accordance with the instructions provided in the Request for Information (RFI) issued by Immigration and Customs Enforcement (ICE) for the **Denver AOR**, we are submitting our response via email. Attached to this email, please find CoreCivic's response for our **Huerfano County Correctional Center**.

If you have any questions regarding our submission, please let us know as we would be happy to provide any clarification or additional information as needed.

Thank you,

(b)(6),(b)(7)(C)

Managing Director, Proposal Development

CoreCivic

5501 Virginia Way, Suite (b)(6),(b)(7)(C)

Brentwood, TN 37027

Phone: 615-263 (b)(6),(b)(7)(C)

Email: (b)(6),(b)(7)(C)@corecivic.com

From: (b)(6),(b)(7)(C)@thebaptistegroup.com]
Sent: 2/17/2025 1:18:54 PM
To:

(b)(6),(b)(7)(C)

Subject: Denver Area of Responsibility Detention Facility Support - Request for Information
Attachments: RFI Denver Area of Responsibility Detention Facility Support Capability Statement TBG Colorado .pdf; RFI CO Springs
Denver Area of Responsibility Detention Facility Support Capability Statement TBG Colorado .pdf
Importance: High
Flag: Follow up

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I hope this email finds you well. The Baptiste Group (TBG) is pleased to submit our **Response to the Request for Information (RFI)** regarding the availability of detention facilities for single adult populations.

We are proposing our facilities located at **28071 State Highway 109, La Junta, CO 81050 & 3625 Parkmoor Village Dr, Colorado Springs, CO 80917**, which offers a **secure, well-equipped environment** designed to meet the needs of **low, medium-low, medium-high, and high-security adult noncitizens**.

This facility is **immediately available for ICE use** and can be **fully dedicated** to detention operations. The site is designed for **operational efficiency**, ensuring **safe, secure, and humane conditions** while providing **cost-effective solutions** aligned with ICE's detention standards.

We look forward to the opportunity to discuss this facility in greater detail and how it can support ICE's mission.

Best Regards,

(b)(6),(b)(7)(C)



THE BAPTISTE GROUP

(404) 784-

(b)(6),(b)(7)(C)

(b)(6),(b)(7)(C)@thebaptistegroup.com

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From: BHPE Market Research [REDACTED]@bh.pe]

Sent: 2/17/2025 6:23:08 PM

To:

(b)(6),(b)(7)(C)

You don't often get email from [REDACTED]@bh.pe. [Learn why this is important](#)

Subject: Denver Area of Responsibility Detention Facility Support - Request for Information

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Please respond with acknowledgment of receipt of Contract Opportunity Solicitation-
<https://sam.gov/opp/7c6e095983064363938daab9bb2e11c1/view>

This letter confirms that BHPE LLC is an interested Vendor.

This communication serves to express BHPE LLC's keen interest in (Denver Area of Responsibility Detention Facility Support - Request for Information) as an interested vendor.

We are currently working on the requested information and we will share it with you soon. In the meantime, you can request a capabilities statement directly from our website at [BHPE LLC](#). Our collaborative approach will ensure we develop solutions that precisely meet your customers' needs.

For your reference, BHPE LLC has fulfilled the annual representations and certifications electronically through the System for Award Management (SAM) accessible at <https://sam.gov/>.

Please do not hesitate to contact us should you require further clarification or additional documentation. BHPE LLC remains committed to providing any assistance necessary to facilitate the evaluation process.

****This is not an auto generated response, thank you in advance****

--

Best Regards,

Market Research Team | 405.473 [REDACTED]

Request for Information Team | 415.734 [REDACTED]

Office | 405.205 [REDACTED]

BHPE LLC | Begini Howard Private Equity | UEI: UPDJHPJUYQ71 | CAGE: 9SWS7

FAR 19.5 | SDVOSB | VOSB | IEE | ISBEE

Over 25 years' continued service providing support to the Department of Defense and all Departments of the US Government.

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From:

To:

Cc:

Subject:

Date:

Attachments:

(b)(6),(b)(7)(C)

The GEO Group Response to ICE Request for Information for Denver AOR

Friday, February 21, 2025 11:02:16 AM

GEO Response to RFI for Denver AOR Chevenne.pdf

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Mr. (b)(6),(b)(7)(C)

Please see attached response to ICE's RFI for Immigration Detention Services for the Denver AOR. GEO is proposing its Cheyenne Mountain Center in Colorado Springs.

Thank you for this opportunity, and please confirm receipt of this email.

Sincerely,

(b)(6),(b)(7)(C)

PROPOSAL MANAGER, PROPOSAL DEVELOPMENT

The GEO Group, Inc. ®

4955 Technology Way
Boca Raton FL, 33431

Tel: 561 999 (b)(6),(b)(7)(C) Fax: 561 999 5555

(b)(6),(b)(7)(C) [@geogroup.com](mailto:(b)(6),(b)(7)(C)@geogroup.com)
www.geogroup.com

Learn more about the GEO story: www.wearegeo.com

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RFI Response – Denver AOR

I. Executive Summary

A. Overview

The GEO Group, Inc. (GEO) is pleased to present our response to the Request for Information (RFI) issued by the United States Immigration and Customs Enforcement (ICE) for Detention Facility Support within the Denver Area of Responsibility (AOR). GEO currently provides similar services at the Aurora ICE Processing Center for up to 1,360 beds. An additional 128 general population beds are also available for use at Aurora.

The current Aurora Contract includes an unfunded CLIN for the use of the 700-bed GEO-owned Cheyenne Mountain Center. GEO proposes the activation of the facility to serve the Denver Enforcement and Removal Operations (ERO) field office requirements.



GEO is the world's leading provider of detention, corrections, and reentry services with 100 facilities, approximately 81,000 beds, and approximately 18,000 employees. Our corporate office is based in Boca Raton, FL and we have three (3) regional offices, located in Los Angeles, CA; San Antonio, TX; and Charlotte, NC. GEO also operates internationally in the countries of Australia, the United Kingdom, and South Africa and has offices in Sydney, London, and Johannesburg.



B. Point of Contact Information

The point of contact for this project is:

(b)(6),(b)(7)(C) Executive Vice President, Client Relations
4955 Technology Way
Boca Raton, FL 33431

Telephone: (561) 999-(b)(6),(b)(7)(C)
Email: (b)(6),(b)(7)(C)@geogroup.com

II. Facility Overview and Capabilities

A. Facility Address & Information

The GEO-owned and operated Cheyenne Mountain Center is located in Colorado Springs, CO and strategically situated close to all necessary facility and detainee support services. This facility is an appropriately zoned, existing structure capable of providing secure residential, medical, and transportation services, as well as all support services necessary to meet the needs of adult ICE detainees (male and female) at multiple security levels, in compliance with ICE National Detention Standards (NDS) 2019.

Name	Beds	Availability	Facility Address	% for ICE Use	% for Other Use
Cheyenne Mountain Center	Up to 700 beds	30 days after contract funding approval	2925 E. Las Vegas St. Colorado Springs, CO 80906	100%	0%

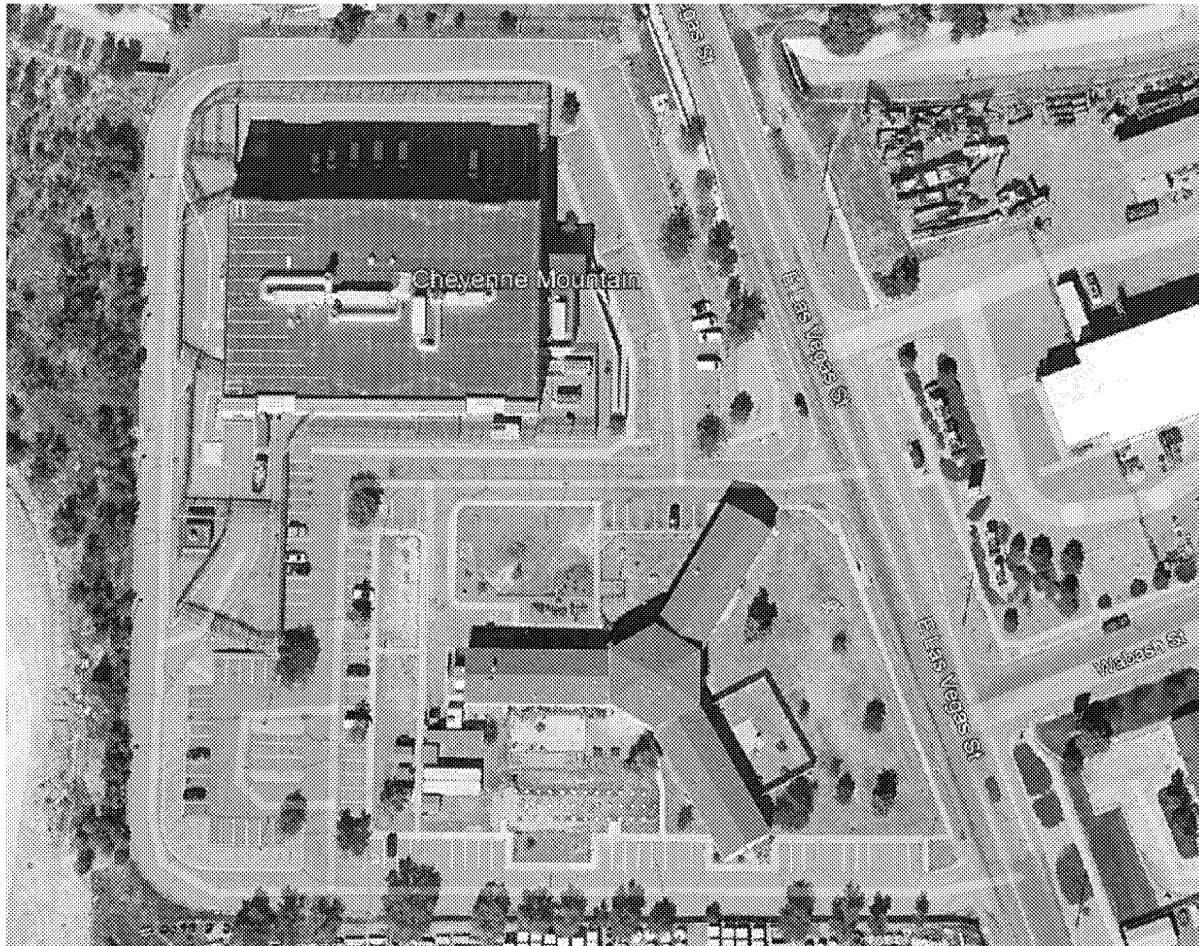
B. Facility Background

Originally opened in 2005, the Cheyenne Mountain Center is a 700-bed facility located in Colorado Springs, CO. Originally designed as a reentry center, the facility is well-equipped to be repurposed as an immigration processing center to support U.S. Immigration and Customs Enforcement (ICE) operations. The center's infrastructure already includes secure housing, administrative offices, and program spaces that can be adapted to accommodate individuals detained by ICE. The facility most recently served as a residential reentry facility for the State of Colorado until March 2020 and is well-suited to operate as an Annex to the Aurora ICE Processing Center.

C. Facility Description

The existing facility can accommodate up to 700 ICE detainees, including the provision of security, health care services, food service, laundry, utilities, administrative support services, and transportation consistent with ICE's requirements.

Cheyenne Mountain Center Layout



Center Design: The facility is made up of two buildings and sits on 2.83 acres. The main physical structure has three floors plus a basement and has 125,000 square feet of operational space. A smaller building serves as a facility armory and lock shop.

The basement level consists of the Medical Department, Food Service, Multipurpose Hall, Commissary, Barber Shop, Gymnasium, Laundry, Mailroom, Maintenance, Intake, Restricted Housing Unit (RHU), Shift Supervisor Office, Chaplain, and Programs Areas.

The first floor consists of Administration, Lobby, Master Control, Roll Call, Visitation, Library / Law library, and a Programs Room.



Housing Units: The facility has a design capacity of 700 general population and 48 Restricted Housing beds.

General Population Housing includes the following:

- Level 1 consists of 6- and 8-person rooms
- Levels 2 and 3 consist of 8- and 12-person rooms

The second and third floor have 14 rooms per side with two sides on each level for a total of 28 rooms on each floor. As there are no intake beds, staging can be performed in unused portions of the segregation unit and the indoor gym.

Medical Area: The Center's medical unit is equipped to provide on-site, primary care, mental health and emergency health care including lab, portable X-ray, and medication delivery. GEO will maintain active contracts with laboratories and other ancillary services required to provide comprehensive and medically necessary care. Medical equipment will include telemedicine and radiology capabilities to enhance care provided to the patient population.

The Center's medical unit includes the following:

- Patient waiting area (capacity of 15)
- Two medical beds
- Secured nurses station with two separate, controlled points of entry into the medical areas
- Four medical examination and treatment rooms, including a comprehensive medical triage/vitals room, and procedural/urgent care room
- Laboratory
- Corridor contains a patient bathroom, dental suite, medical records office, ample office space for medical /mental health personnel, staff restrooms, conference room, and staff break room
- Nurses station is adjoined to the secured pharmacy room with a pill line window attached
- Suicide watch room

Visitation: Visitation includes an open room located on the first floor with a capacity of 100. GEO proposes adding video teleconferencing booths to satisfy this requirement.



Recreation: The Center has one secure 16,600-square-foot outdoor recreation area equipped with 3 basketball courts and an exercise area. The Center also has a 2,109-square-foot indoor recreation area that includes a basketball court and separate 336-square-foot weight room.

Administrative Space and Parking: Administrative office space within the existing facility is limited. Specific ICE Administrative Office Space needs have not been identified. As such, GEO will negotiate with ICE on its office needs following contract award. The site has 79 parking spaces, 20 of which GEO can allocate for ICE use.

D. Schedule of Availability

The Center can be available for intake of ICE detainees within 30 days of funding approval and dependent on the ICE background clearance process.

E. ICE National Detention Standards (NDS)

As currently configured, the facility can provide all services in compliance with ICE's National Detention Standards – 2019 (NDS). The facility could be modified to meet ICE's Performance-based National Detention Standards 2011. We note, however, as this is an existing facility, there may be some standards that would require an exception.

F. Quality Control Plan

GEO's Quality Control Plan dictates that all major functional areas of the Center be audited quarterly by the corporate Contract Compliance (CC) Division and by facility staff. These audits will be dedicated to ensuring all GEO internal policies and the client required standards are met. Following an initial pre-operational audit, an annual corporate audit reviewing the full scope of services will be conducted by a team of auditors chaired by CC. A second-tier review, the GEO facility internal audits, is conducted by the facility's subject matter experts using pre-identified GEO and client audit tools, with monthly audits targeting all functional areas on a rotating basis throughout the calendar year.

III. Facility Services

A. Management and Operations

GEO will provide a full staff of highly qualified, trained, and experienced personnel to perform the requirements of any subsequent RFP and contract. Our management team is committed and accountable to the achievement of high performance and customer satisfaction during daily operations. Our processes, procedures, post orders, and systems are mature, in place, in use, and well documented.

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We strive to make continuous improvements and have received excellent performance reviews for our facility operations, to include security and control, guard services, transportation, maintenance, programs, recreation, food service, quality control, and compliance. The Facility Administrator will be responsible and accountable for the management of the facility and the direction of its workforce. They will be supported by GEO's Western Regional Office located in Culver City, California, led by Regional Vice President: (b)(6),(b)(7)(C). In addition, Corporate Headquarters support staff ensure that all necessary resources are available for successful performance.

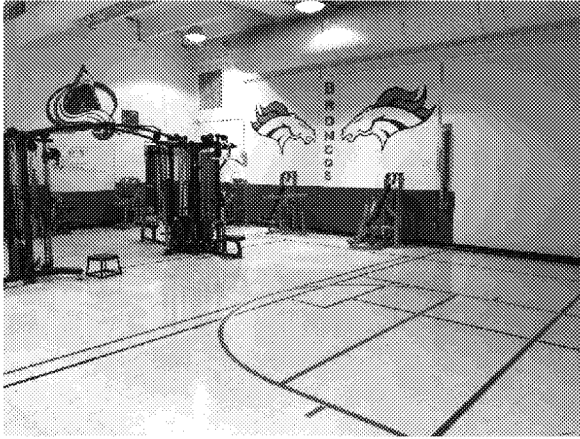
Key management staff will assist the Facility Administrator in his or her endeavors to successfully manage and operate the facility on a daily basis and throughout the contract period of performance. A cadre of highly competent supervisors and professional practitioners will support the key management staff and provide day-to-day guidance and instruction to the facility's workforce.

B. Transportation

GEO is fully capable of providing transportation and guard services. Through our wholly owned subsidiary, GEO Transport, Inc. (GTI). Operating under Department of Transportation (DOT) license # (b)(4), GTI operates within the strict regulatory compliance established by federal and state agencies to include the U.S. Department of Transportation and the Federal Motor Carrier Safety Administration, and customer performance-based detention standards of approved secure transportation.



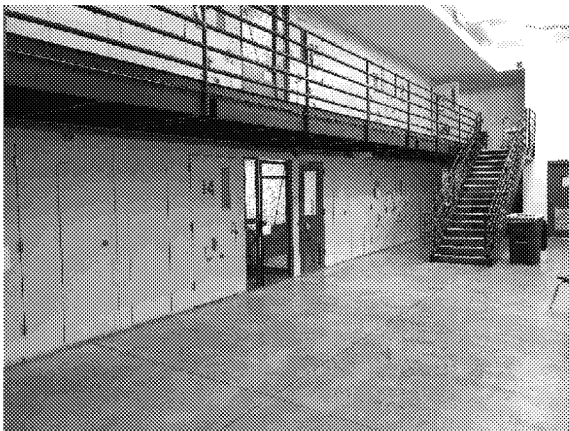
IV. Exterior and Interior Photographs



Gymnasium



Medical Exam Room



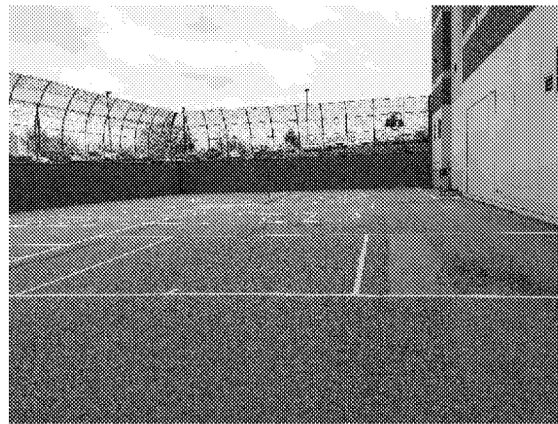
Segregation



Cafeteria



Library



Outdoor Recreation



V. Operational and Logistical Information

A. Availability and Timeframe

The Center can be available for use within 30 days of a funding approval and dependent on the ICE background clearance process. Please note that GEO can perform and certify similar background clearances (with the exception of the field investigation) to assist ICE in expediting the clearance process. GEO's current background screening process is very similar to the federal candidate screening process. Further, GEO's contracts provide ICE with 100% legal indemnification for all contract services provided by GEO employees.

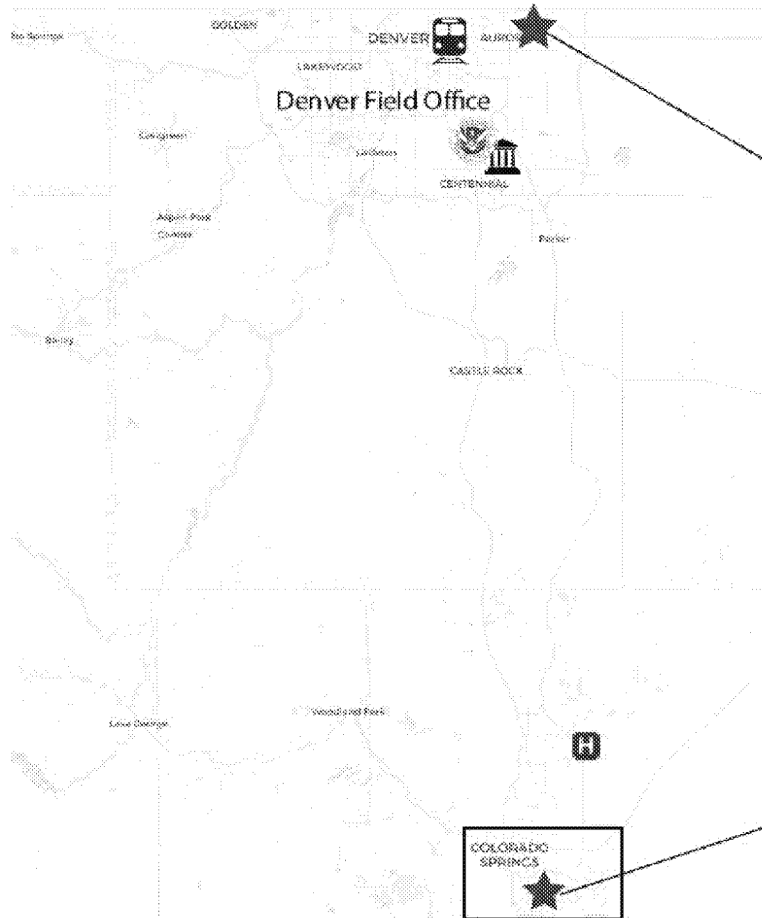
B. Transportation and Accessibility

The Cheyenne Mountain Center is strategically located in proximity to all necessary facility and detainee support services. A table and map illustrating the proximity of the Center to ICE's Denver Field Office, acute care hospitals, airports, bus/train stations, emergency services, and immigration court, are provided below.

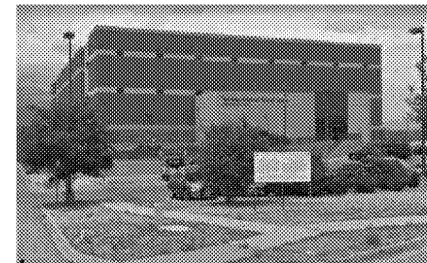
	Facility Name and Address	Distance	Travel Time
ICE	Denver Field Office 12445 E Caley Ave. Centennial, CO 80111	63.8 miles	61 minutes
Hospital	UCHealth Memorial Hospital Central 1400 E Boulder St. Colorado Springs, CO 80909	7.3 miles	12 minutes
Hospital	CommonSpirit – Penrose Hospital 2222 N Nevada Ave. Colorado Springs, CO 80907	9.4 miles	18 minutes
Hospital	CommonSpirit – St. Francis Hospital 6001 E Woodmen Road Colorado Springs, CO 80923	19.4 miles	26 minutes
Airport	Colorado Springs Airport 7770 Milton E Proby Parkway Colorado Springs, CO 80916	6.4 miles	11 minutes
Bus Station	Greyhound Bus Stop 1251 S. Tejon St. Colorado Springs, CO 80903	4.1 miles	9 minutes
Train Station	Denver Union Station 1701 Wynkoop St. Denver, CO 80202	77.1 miles	79 minutes
Fire Station	Colorado Springs Fire Station 11 3810 Jet Wing Drive Colorado Springs, CO 80916	3 miles	7 minutes
Immigration Court	Aurora ICE Processing Center 3130 North Oakland St. Aurora, CO 80010	77.3 miles	73 minutes

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Proximity Map

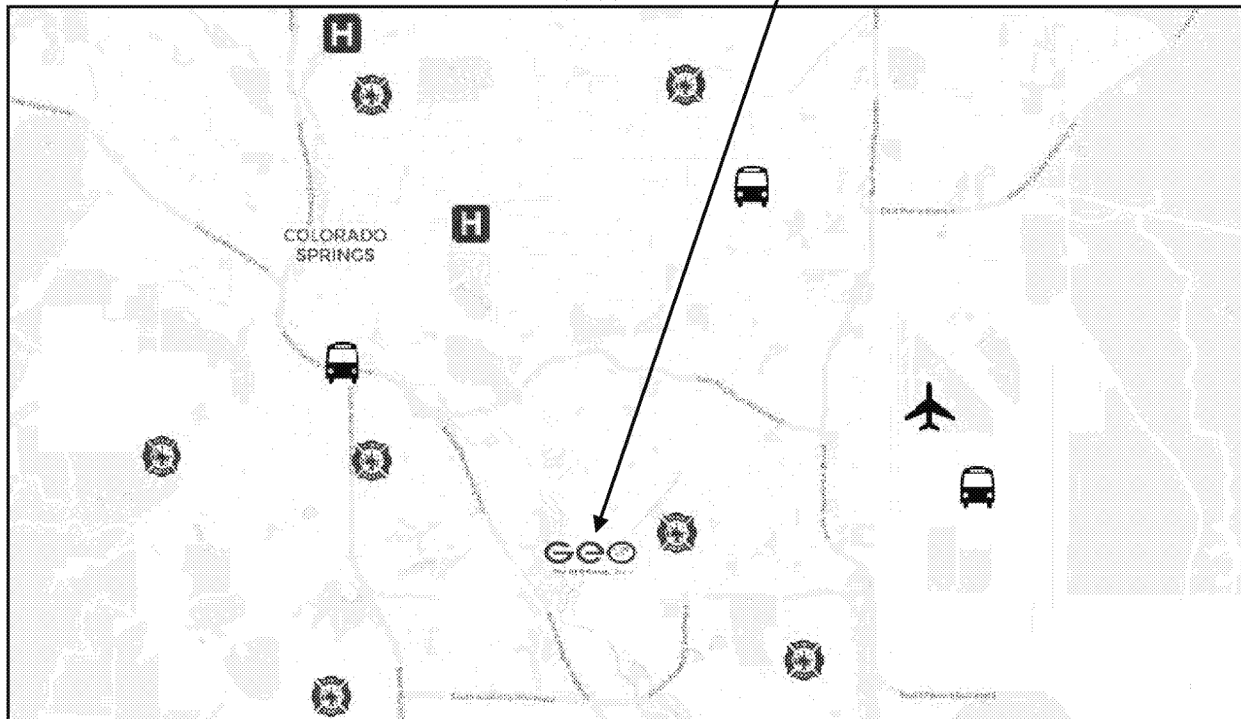


Aurora ICE Processing Center



Cheyenne Mountain Center

Zoomed View Below



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C. Local Services and Support

If requested by ICE, GEO will provide access to consulates and pro bono legal services. Additionally, video teleconferencing (VTC) capabilities can be available. In addition, several Virtual Attorney Visitation (VAV) booths can be provided in the housing unit entries and existing office spaces.

VI. Additional Information and Recommendations

A. Current Services Provided to Federal Agencies

GEO is the largest secure support services provider to the U.S. Federal Government and the largest detention services operator for ICE. GEO also provides detention, transportation, and support services for the U.S. Marshals Service (USMS) and for Customs and Border Protection (CBP). GEO has a 38-year relationship with ICE dating back to December 2, 1986, with a contract award from the U.S. Immigration and Naturalization Service (INS) to provide a facility for secure residential care of undocumented aliens in Aurora, CO.

We presently have 18 facilities under contract to provide services to ICE.

GEO-Operated Detention Facilities	Client	Gender*	Years in Operation
1. Adelanto ICE Processing Center	ICE	M	12
2. Alexandria Staging Facility	ICE	M	11
3. Aurora ICE Processing Center	ICE	M/F	37
4. Broward Transitional Center	ICE	M/F	22
5. Central Louisiana ICE Processing Center	ICE	M	16
6. Desert View Annex	ICE	M	4
7. Folkston ICE Processing Center	ICE	M	7
8. Golden State Annex	ICE	M	4
9. Joe Corley Processing Center	ICE/USMS	M/F	16
10. Karnes County Immigration Processing Center	ICE	M/F	14
11. Mesa Verde ICE Processing Center	ICE	M	9
12. Montgomery Processing Center	ICE	M/F	6
13. Moshannon Valley Processing Center	ICE	M/F	3
14. Northwest ICE Processing Center	ICE	M/F	20
15. Pine Prairie ICE Processing Center	ICE	M	24
16. Rio Grande Processing Center	ICE/USMS	M/F	16
17. South Louisiana ICE Processing Center	ICE	F	4
18. South Texas ICE Processing Center	ICE	M/F	19

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B. Proposed Pricing Structures

GEO recommends a two-part pricing structure, which is fair and equitable to both the Government and to the contractor. Our model includes a fixed monthly Facility Operations Charge (FOC) that covers all the direct, fixed expenses such as building depreciation, cost of capital, staffing, maintenance, utilities, etc. GEO also has developed an incremental per diem based on the level of occupancy at the facility which includes detainee food, medical, hygiene, clothing, etc. In this methodology, the Government does not pay variable costs for “empty beds.” The contractor’s direct expenses are totally covered at all levels of occupancy. This model is in use at locations in Florida, California, Colorado, and Pennsylvania.

C. Recommended Changes to ICE Requirements

GEO believes the ability to better leverage technology can improve staff efficiency in our detention facilities. We recommend enhanced use of Telemedicine and Teleradiology in providing direct access for medical and psychological services to the detainee population, improving the quality of services and controlling certain costs. This modality for providing direct patient care can often decrease travel time and distances and increase timely access to sub-specialists in areas that are underserved.

D. Potential Hiring/Staffing Challenges

While GEO recognizes that ICE works diligently on all background investigations, we are concerned with the length of time fitness determinations may take. As the current owner and previous operator of the facility, GEO understands the local job market and has the experience, resources, and capabilities to find and hire the appropriate staff. Hiring qualified staff and keeping them engaged during the lengthy background clearance process presents a challenge.

GEO can perform and certify the same background clearances (with the exception of the field investigation) to assist ICE in expediting the clearance process. GEO’s current background screening process is very similar to the federal candidate screening process. Further, GEO’s contracts provide ICE with 100% legal indemnification for all contract services provided by GEO employees.

E. Potential Impediments to Facility Operation

The GEO-owned and operated Cheyenne Mountain Center is fully equipped, maintained, and appropriately zoned. We are not aware of any specific legal issues, discrepancies with statutes, or current political concerns.

From:

To:

Cc:

Subject:

Date:

Attachments:

(b)(6),(b)(7)(C)

Response to RFI - Hudson Correctional Facility (Notice ID: 2025_ICE-DCR_DenverAOR)

Friday, February 21, 2025 10:07:48 AM

Hudson RFI Response to DHS-ICE-FINAL.pdf

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Good Afternoon: Please find our Response to Request for Information – Denver Field Office- U.S. Immigration and Customs Enforcement Immigration and Detention Services (Notice ID: 2025_ICE-DCR_DenverAOR) sent on behalf of (b)(6),(b)(7)(C) of Highlands REIT, Inc.

Please confirm receipt of this submission and thank you for your consideration of this Response.

Best regards,

(b)(6),(b)(7)(C)

Executive Coordinator

HIGHLANDS REIT, INC.

1 South Dearborn Street, 20th Floor

Chicago, Illinois 60603

Mobile: 708-704-(b)(6),(b)(7)(C)

(b)(6),(b)(7)(C)@HighlandsREIT.com

HIGHLANDS 
REIT

HUDSON CORRECTIONAL FACILITY



February 21, 2025

VIA EMAIL

(b)(6),(b)(7)(C)

Contracting Officer

Email: (b)(6),(b)(7)(C)@ice.dhs.gov

(b)(6),(b)(7)(C)

Contract Officer

Email: (b)(6),(b)(7)(C)@ice.dhs.gov

(b)(6),(b)(7)(C)

Contract Specialist

Email: (b)(6),(b)(7)(C)@ice.dhs.gov

Contracting Office Address:

500 12th Street SW

Washington, DC 20024

RESPONSE TO REQUEST FOR INFORMATION --DENVER FIELD OFFICE-- U.S. IMMIGRATION AND CUSTOMS ENFORCEMENT IMMIGRATION DETENTION SERVICES

To Whom It May Concern:

In response to the above-referenced Request for Information (“RFI”), we respectfully submit **Hudson Correctional Facility**, a (b)(4) bed, (b)(6),(b)(7)(C) (b)(4) medium security facility located at 3001 Juniper Street, Hudson, CO 80642 (“**Hudson**”). Hudson is located just northeast of Denver on I-76, approximately 25 miles north of Denver International Airport and within a 2-hour drive of the following ICE offices:

ICE Office	Field	Appx Distance to Hudson	Appx Drive Time
Centennial		54 miles	56 minutes
Frederick		22 miles	32 minutes
Aurora		35 miles	41 minutes
Cheyenne		88 miles	1 hour 37 minutes

HUDSON CORRECTIONAL FACILITY

Facility Background

Hudson was built in 2009 and it has been without prisoners since 2014. It has been very well maintained, and its current condition reflects its low mileage. Hudson is available to be 100% dedicated as an ICE facility. Hudson has the flexibility to manage a wide range of offenders of different classification levels. With four distinct housing units, Hudson's design plan can simultaneously accommodate different detainee groups, including both male and female detainees, after some minor modifications to the fencing. Hudson is also expansion-ready: oversized dayrooms could easily accommodate additional bunking and in the longer term, Hudson owns 37 acres adjacent to the facility and already received a conditional use permit for a 1,000-bed expansion on that site.

Hudson has a 124-bed segregated housing unit (with 62 cells) for high-level offenders but there are many non-punitive areas suitable for lower-level detention. Hudson has massive dayrooms with washer/dryer hookups, wiring for televisions and phones, and coaxial cables in each cell. For recreation, each housing unit has a private recreation yard and Hudson also boasts a soccer field, a baseball diamond, a volleyball court, outdoor handball courts, an indoor handball court and a full indoor basketball court. Hudson also has a running track, a large garden space and nearly 12,000 square feet of classroom and education space.

Ownership and Private Operators

Hudson has the infrastructure to house ICE non-citizens in a safe and secure environment. Hudson is owned by Highlands REIT, Inc. ("**Highlands**"), a public reporting real estate investment trust. Highlands is not an operator of correctional or detention facilities. Highlands was formed to work out non-core assets from our former parent company, which is how Highlands acquired Hudson.

Highlands has held advanced discussions with numerous potential operators for Hudson. Presently, such operators are conducting extensive due diligence on Hudson, including numerous site visits by contractors and specialists in the last month. Certain operators have already started working on facility activation plans for Hudson. Private operators want to be certain of ICE's selection of Hudson prior to committing to operation. Should ICE choose to utilize Hudson as a detention facility, an operator could take over Hudson practically immediately. Hudson's close proximity to Denver would make for a speedy facility activation. We estimate that depending on urgency and the specifics of the detainee population, Hudson could accept detainees in a matter of months. In short order, ICE's private operators could implement detention standards at Hudson that are acceptable to ICE.

Specific RFI Responses

Point of Contact:	(b)(6),(b)(7)(C) EVP COO, Highlands REIT, Inc. (952)-239 (b)(6),(b)(7)(C) 1 South Dearborn Street, (b)(6),(b)(7)(C) Chicago, IL 60603 Email: (b)(6),(b)(7)(C) @Highlandsreit.com
Facility Address:	3001 Juniper Street, Hudson, CO 80642
Facility Utilization for ICE:	100%
Facility Ownership:	Hudson is 100% owned by an indirect, wholly owned subsidiary of Highlands REIT, Inc., a public reporting real estate investment trust. Highlands acquired Hudson via a spin-off of non-core assets from its predecessor in 2016.

HUDSON CORRECTIONAL FACILITY

Proposed Facility Operator:	Highlands is in advanced discussions with well-known potential operators and should ICE choose to utilize Hudson, an operator could take over Hudson practically immediately.
Proposed Detention Standards:	Hudson's operator would implement detention standards acceptable to ICE.
Date of Last Use, Population and Operator:	Hudson was previously leased to GEO Group, which lease ended in January 2020. GEO Group housed male inmates from Alaska at Hudson until 2014 and then the facility was idled. Hudson has been well maintained while idled.
Dedicated or Shared Facility:	Dedicated
Year Built:	2009
Capacity:	<ul style="list-style-type: none"> - 1,256 beds - Four Housing Units with 1,132 beds (three units with 288 beds; one with 268 beds) - Segregated Housing Unit with 124 beds - Seven medical unit cells including three hospital cells, two negative pressure cells, one suicide observation cell and one large waiting room cell. - Intake processing center of 4,300 square feet with four holding cells of varying size, medical screening, clothing exchange, showers and offices.
Information on medical, dental and mental health space:	<ul style="list-style-type: none"> - Seven medical unit cells including three hospital cells, two negative pressure cells, one suicide observation cell and one large waiting room cell. - Medical unit of 6,500 square feet with multiple evaluation rooms, x-ray space, lab space, dental room, pharmacy and offices.
Capacity and information on visitation areas to include video teleconferencing space and capabilities:	Visitation area of 3,200 square feet, with children's play area, private visiting space and lavatories. Teleconferencing space is available, and equipment can be readily installed.
Capacity and information on administrative space and parking availability:	<ul style="list-style-type: none"> - Administration office space of 7,300 square feet, including over a dozen private offices and a 1,200 square foot conference room/training space. - The main parking lot has room for approximately 290 spaces, with ample additional parking in the maintenance yard lot and service yard lots.
Size of, and information on, outdoor recreation area:	Multiple recreation yards and sporting facilities, including a soccer field and baseball diamond, outdoor and indoor handball courts, an indoor basketball court, a running track and large vocational gardens.
Photographs of exterior and interior:	Please see below
Timeframe for availability of ICE use:	Hudson is available immediately and could accept detainees in a matter of months. Depending on urgency, the detainee population and detention standards, modifications to fencing and upgrades to computer systems will be necessary.
Transportation distances and names of local hospitals, transportation hubs, fire stations and immigration court:	<ul style="list-style-type: none"> - Intermountain Platte Valley Hospital, with 24/7 Level III trauma center, is 15 miles south on I-76 (<20 mins drive). - Denver International Airport is 25 miles south on I-76 (<30 mins drive)

HUDSON CORRECTIONAL FACILITY

	Four different Fire Stations within a 15-minute drive: <ol style="list-style-type: none">1. Hudson Fire Station at 702 Cedar St (<5 miles away)2. Hudson Fire Station at 625 Cherry St. (5 miles away)3. Southeast Weld Fire District #1 at 65 E. Gandy Avenue, Keenesburg, CO (12 miles)4. Fort Lupton Fire Department (11 miles)
Availability of and access to local consulates and pro-bono legal services:	Hudson is only about 30 minutes from Denver, where numerous legal aid and pro-bono services are offered. Hudson is located within an hour of many consulates, including: <ul style="list-style-type: none">- Mexican Consulate: 36 miles (45 mins) 5350 Leetsdale Dr #100, Glendale CO, 80246- Honduras Consulate: 38 miles (45 mins) 14707 E. 2nd Ave., Aurora CO 80011- El Salvador Consulate: 41 miles (50 mins) 1450 S Havana St #100, Aurora CO 80012- Guatemala Consulate: 45 miles (50 mins) 1001 S. Monaco St Pkwy #101, Denver CO 80224

Lead Time to Operation

(b)(4), (b)(7)(E)

Additional Responses

As to detention contract structure,

(b)(4)

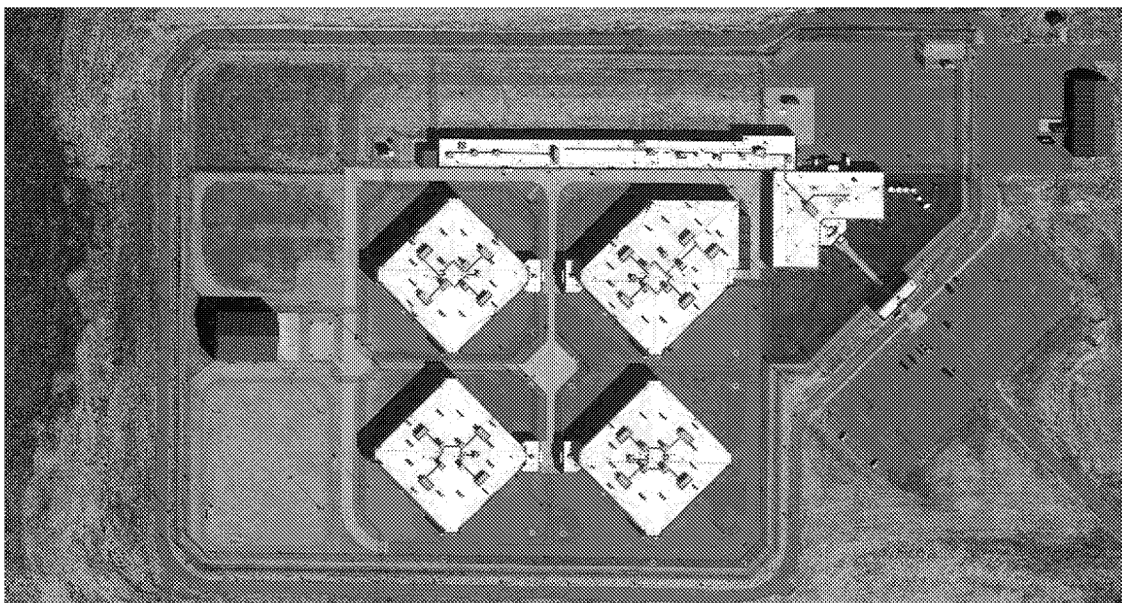
(b)(4)

Highlands does not provide services to ICE or any other federal or state agency.

HUDSON CORRECTIONAL FACILITY



PhotoScan by Google Photos



HUDSON CORRECTIONAL FACILITY

Expansive dayrooms suitable for bunking, recreation or amenity area:

(b)(4)

HUDSON CORRECTIONAL FACILITY

Segregated housing unit for high-level offenders:

(b)(4)

Expansive recreation yards, including this soccer field:

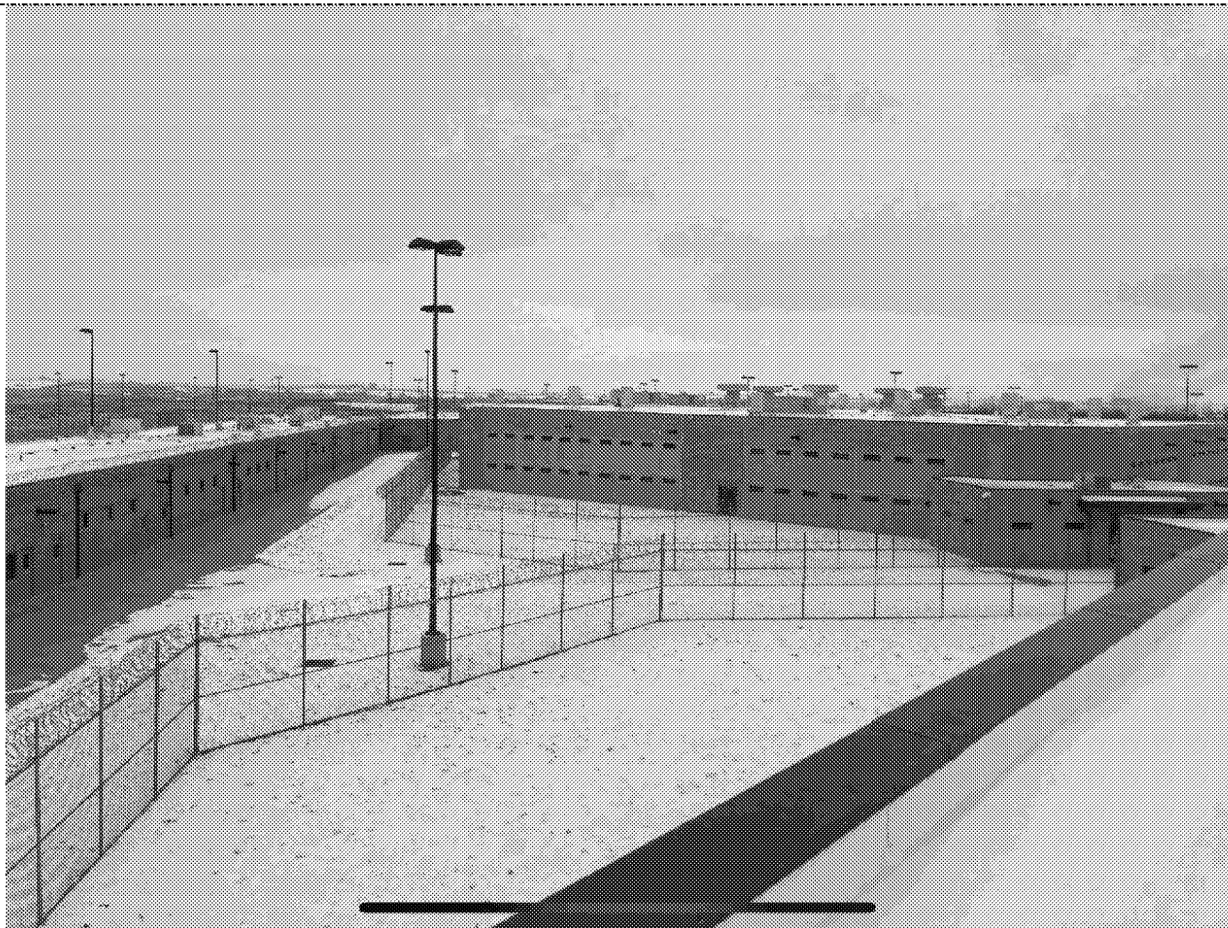
(b)(4)

HUDSON CORRECTIONAL FACILITY

(b)(4)

HUDSON CORRECTIONAL FACILITY

(b)(4)



1 South Dearborn Street (b)(6),(b)(7)(C) Chicago, Illinois 60603
HIGHLANDSREIT.COM

HUDSON CORRECTIONAL FACILITY

Each housing unit has fencing for a private recreation yard:



(b)(4)

HUDSON CORRECTIONAL FACILITY

Functional Areas		
Administration		
1.0	Public Entrance/Lobby	2,326
2.0	Administration	6,153
3.0	Central Control	474
4.0	Intake/Processing	4,307
5.0	Visitation	3,203
6.0	Staff Services & Training	1,213
Subtotal GSF		17,875
Living		
7.0	Housing Living Units	See Below
8.0	SEG	See Below
Subtotal GSF		0
Services		
9.0	Medical Services	6,471
10.0	Inmate Services	3,781
11.0	Educational Programs	5,889
12.0	Vocational Programs	5,268
13.0	Recreational Programs (Covered/Ext.)	See Below
14.0	Dining	7,030
Subtotal GSF		28,440
Support		
15.0	Food Preparation	4,105
16.0	Laundry	1,760
17.0	Warehouse/Maint. (Outside Perimeter)	7,526
18.0	Warehouse/Maint. (Inside Perimeter)	743
19.0	Central Utility Plant	749
20.0	Outdoor Recreation (no structure; not included below)	
21.0	Common Spaces	1,129
Subtotal GSF		16,011
TOTAL GSF Support Facility		62,126
Housing Units		
Housing Unit #1 (62-SHU Beds, 276-2 Person Cells)		54,848
Housing Unit #2 (304 Beds, 2-Person Cells)		54,848
Housing Unit #3 (304 Beds, 2-Person Cells)		54,848
Housing Unit #4 (304 Beds, 2-Person Cells)		66,559
TOTAL GSF Housing Units		231,103
Recreational Programs (Covered Ext.)		7,800
GRAND TOTAL GSF - PHASE 1		301,029

Note: This is the original Hudson Space Plan and the as-built space plan can vary (e.g., the generator is located within the perimeter fence).

(b)(4)

HUDSON CORRECTIONAL FACILITY AND NEARBY POINTS OF INTEREST

Hudson Correctional Facility

3001 Juniper St

DENVER INTERNATIONAL AIRPORT

8500 Peña Blvd, Denver, CO 80249

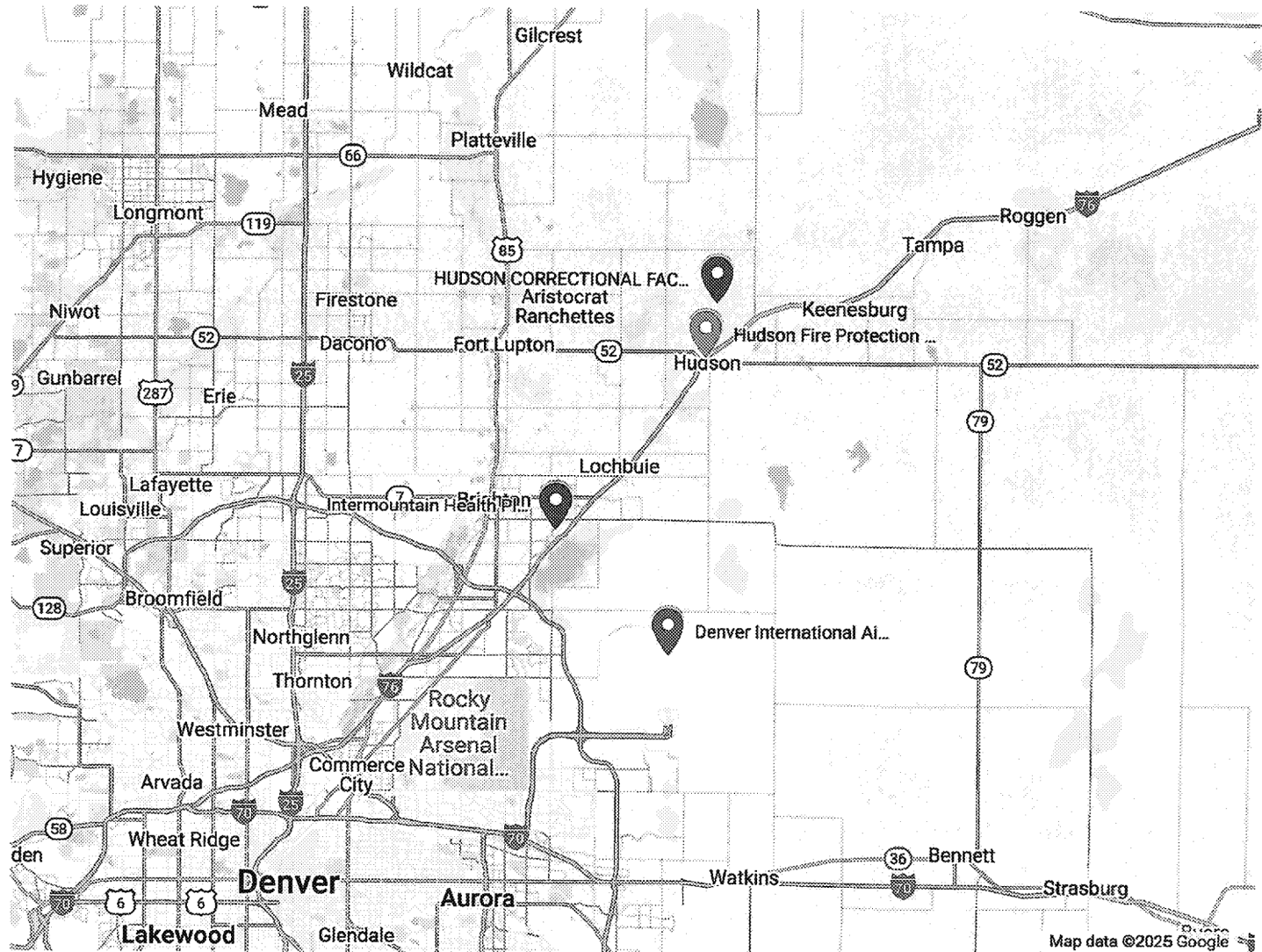
Intermountain Health Platte Valley Hospital

1600 Prairie Center Pkwy, Brighton, CO 80601

Hudson Fire Protection District Station 1

702 Cedar St, Hudson, CO 80642

HOSPITAL, AIRPORT, FIRE STATION, DENVER METRO



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CC: (b)(6),(b)(7)(C)@jjwws.com]
Subject: J&J Maintenance, Inc -DHS ICE RFI Response
Attachments: DHS_ICE_RFI_J&J.pdf

Importance: High

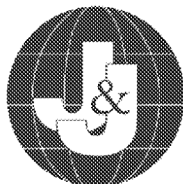
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Good afternoon,

Please find attached, J&J Maintenance Inc.'s response to the DHS ICE Request for Information.

Kindly confirm receipt.

Respectfully,



J&J WORLDWIDE SERVICES
FROM CBRE

(b)(6),(b)(7)(C)
Contracts Manager | J&J Worldwide Services
CBRE Government and Defense Business
Office: 512 (b)(6),(b)(7)(C)



www.jjwws.com

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The Department of Homeland Security (DHS), U.S. Immigration and Customs Enforcement (ICE), and U.S. Customs and Border Protection (CBP) are responsible for the care, processing, and deportation of illegal immigrants. To support this mission, J&J Worldwide Services (J&J) offers a **comprehensive turn-key solution for secure, safe, and cost-effective Processing Centers.**

Border Initiative – Mission Surety

(b)(4)

(b)(4)

(b)(4)

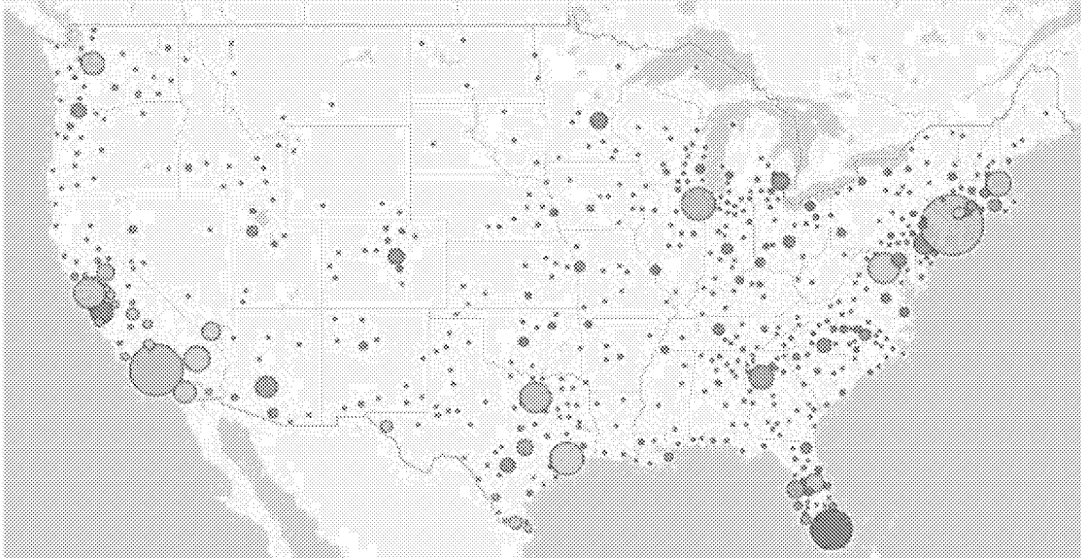


Figure 0-1. Heat map of U.S. migrant populations (Source: Migration Policy Institute). *We propose to locate Processing Centers in or near the 20 cities with the highest population of people who are in the country illegally.*

(b)(4)

Relevant and Successful Experience. J&J has demonstrated the ability to manage the facilities of major Government agencies, healthcare institutions, and corporations. For example, we have effectively integrated services and teammates on Base Operations Support (BOS) contracts at some of the largest U.S. military installations and our nation's prestigious military service academies. We also provide routine and on-demand mission-critical facility maintenance and repair to Defense Commissary sites, allocated into Maintenance Groups that reach across the Continental United States (CONUS) as well as Alaska and Guam. Additionally, we provide medical and base engineering services focused on the latest technologies in design, construction, outfitting, and renovation throughout the United States, Europe, and Asia-Pacific region. We deliver engineering solutions on complex efforts overseas, including Multiple Award Construction Contracts (MACCs) in Germany, Spain, and Diego Garcia. As the integrator, we engage experienced subcontractors to provide the capability and reach to fulfill most federal Design-Build/Design-Bid-Build requirements anywhere the mission leads.

In February 2024, J&J Maintenance, Inc. (DBA J&J Worldwide Services) was acquired by CBRE Group, Inc. CBRE is the world's largest commercial real estate services and investment firm and a Fortune 500 and S&P 500 company. CBRE has been named *Fortune* magazine's Most Admired Real Estate Company for five of the past six years and an Ethisphere World's Most Ethical Company for 10 consecutive years. CBRE is ranked #4 on Barron's Most Sustainable Companies list and consistently included in the Dow Jones Sustainability World Index and North America Index. As part of CBRE's Global Workplace Solutions segment, J&J understands the nuances of complicated, extensive portfolios and offers robust, site-specific Processing Center management solutions that best meet DHS operational needs.

**Request for Information --Denver Field Office--
U.S. Immigration and Customs Enforcement
Immigration Detention Services**



1. RFI RESPONSE

POINT OF CONTACT					
Name/Title	(b)(6),(b)(7)(C) Contracts Manager		Phone #	Office 512.956 (b)(6),(b)(7)(C)	
Address	8350 Broad Street, Suite (b)(6),(b)(7)(C) McLean, Virginia 22102		Email	(b)(6),(b)(7)(C)@jjwws.com	
Facility Address(es)	(b)(4)				
FACILITY INFORMATION					
% of Proposed Facility	100%		Facility Ownership	100%	
Facility Operator	J&J		ICE Detention Standard	NDS	
Date of Last Use	NA		Population	0	Year Built
Operator	J&J/CBRE		Dedicated or Shared	Dedicated	
CAPACITY					
# of Housing Units/Beds	1,000 beds, 16 Pods		# Beds available for ICE	1,000 beds	
# General Population beds	760 beds		# Segregation beds	190 beds	
# Medical Beds	50 beds				
Information on Medical, Dental, and Mental Health Clinical Space					
Dedicated medical area providing ALS-level medical services. Administrative areas, office/records areas, medical intake screening area, ambulatory care area, medical housing unit.					
Capacity and Information on Visitation Area to Include Video Teleconferencing Space and Capabilities					
VTC courtroom, lobby/holding areas, Judge/Clerk administrative areas, soundproof client/council interview rooms, conference rooms, office equipment (copier, phones, fax, etc.), interpreter area.					
Capacity and information on administrative space and parking availability for ICE and various stakeholders.					
240 car parking spots, available bus parking – 58 spaces.					
Size of, and information on, outdoor recreation area					
15 SF per detainee. Minimum of three recreation areas (1,000 SF each) an element of housing and includes common areas, indoor recreation, vocational recreation, and library. Outdoor recreation includes basketball court, soccer area, and outdoor benches (mini grandstands)					
Timeframe for availability for ICE use	30-45 days from NTP		Photos	See Figures 2-1, 3.2, 3.3, and 3.4	
TRANSPORTATION DISTANCES					
Local Hospital	UCHealth at University of Colorado Anschutz Medical Campus		Distance	11.9 miles - <i>*there are more than 14 hospitals in Aurora</i>	
Airport	Denver International Airport Buckley AFB		Distance	8.1 miles 11.7 miles	
Bus	RTD Bus Stop Union Station		Distance	11.3 miles 20.4 miles	
Train	Peoria Station Aurora Metro Center Station		Distance	10.9 miles 13 miles	
Fire Stations	Aurora FD Station 16 Aurora FD Station 12		Distance	3.5 miles 6.2 miles	
Immigration Court	Aurora Immigration Court		Distance	10.8 miles	
Availability of, and access to, local consulates and pro-bono legal services					
Local consulates/Embassies in Aurora CO: El Salvador, Guatemala, Mexico, Peru, Sweden, Japan, Hungary, Austria, Slovakia, London, France, Norway, Irish, Canada, and Denmark. Local pro-bono legal services: Colorado Legal Services (~19 miles). Immigration Legal Services Aurora: More than 17 agencies.					

2. SITE SUITABILITY – AURORA, CO

The Atlanta metropolitan area has the 24th largest immigrant population in the country—approximately 0.78 million individuals as of November 2024. We selected a location located in Aurora, Colorado, which is a short 22 miles to downtown Denver, and is a one and half hour drive to Cheyenne, WY (**Figure 2-1**).



- **Location:** Aurora, CO
- **Property Description:** Warehouse, 204,915 ft² located on 16.4 acres
- **Distance to Denver CO:** 22.7 miles
- **Distance to Cheyenne WY:** 106 miles
- **Distance to U.S. Military Airfield:** 11.7 miles (Buckley AFB) and **Distance to Denver International Airport:** 8.1 miles

Figure 2-1. Proposed Detention Facility for ICE Denver Field Office.

J&J worked closely with key teammates to design a fully compliant offering for an illegal immigrant Processing Center in the Atlanta metropolitan area. These teammates include Humanitarian Solutions Group (HSG) and Suffolk Group—both design and engineering firms supported by retired ICE and CBP officers—and our engineering quality control partner CML Security. These companies have the requisite experience providing ICE detention and facility solutions.

3. FACILITIES

Our proposed Processing Center Facility meets or exceeds all ICE-NDS requirements. The facility layout is compartmentalized into five components. Our design and engineering concept consists of a mix of both modular and panel construction. **Figure 3-1** provides a list of these components and general details.

Figures 3.2-3.4 show the schematics and photos. **Figure xx** (at the end of this document) provides a representation of our proposed Processing Facility.

COMPONENT	DESCRIPTION	DETAILS
1	Housing	Housing Administration area, (32) 64-bed housing pods w/ bathrooms, sinks, showers, common area, indoor recreation, vocational recreation, library, and hair salon. Additional segregation or female housing unit.
2	In and Out-processing	2-bus capacity sallyport, segregated processing areas (male & female), interview rooms, processing stations, male and female holding areas, male/female bathrooms, special case segregated holding areas.
3	Health Services	Administrative areas, office/records areas, medical intake screening area, ambulatory care area, medical housing unit
4	Court	VTC courtroom, lobby/holding areas, Judge/Clerk administrative areas, soundproof client/council interview rooms, conference rooms, office equipment (copier, phones, fax, etc.), interpreter area.
5	Security	Armed and unarmed security officers, Security command center, ballistic vehicle entry/exit areas, visitor entry area, CCTV, catwalks, RFI wristbands, AI security technology, HUMINT, armored/secure transportation.

Figure 3-1. Facility Layout Components.

(b)(4)

Figure 3-2 Overview of building and interior office space

(b)(4)

Figure 3.3 Overview of surrounding area

(b)(4)

Figure 3-4. Modular Detention Design.

4. MANAGEMENT APPROACH

(b)(4)

4.1 Site Safety Offering

(b)(4), (b)(7)(E)

-
-
-
-
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-
-

(b)(4), (b)(7)(E)

4.2 Initial Mobilization

(b)(4)

occupants. In addition, we have four female or segregation units able to support 96 beds, along with additional one and two person rooms within our health services section. While housing and Health Services are crucial areas within our design, our modular design includes all life support components. Our strategy to develop and design a construction plan that would seamlessly synchronize our Processing Facilities to expedite obtaining state licensing per requirements includes the following planning steps:

- Site Specific Accident Prevention Plan (APP)
- Quality Control Plan
- Pre-Construction Coordination Meeting
- Site Safety Plan

5. J&J TURN-KEY PROCESSING CENTER OFFERING

Plans to protect the homeland via mass deportations pose an unprecedented challenge for facilities and logistics. Backed by our deep experience in base operations support and our parent company's expertise as the world's largest facilities management firm, J&J is prepared to help DHS meet this challenge with turn-key Processing Centers throughout the United States. Our proposed Processing Centers include complete lifecycle facility support for immigrant populations while their cases are adjudicated, including the following:

- | | | |
|-----------------|-----------------|------------------------------------|
| ▪ Lodging | ▪ Utilities | ▪ Legal—courtroom, VTC, etc. |
| ▪ Food services | ▪ IT equipment | ▪ Operations and Maintenance (O&M) |
| ▪ Security | ▪ Health clinic | ▪ Administration |

Our Smart Facility Maintenance model optimizes operational support, while our advanced logistical software ensures supply chain optimization, energy-efficient infrastructure reduces operational costs, and secure communication networks maintain data integrity. Our team provides tailored solutions, customizing facilities for their locations, populations, and flexibility to meet DHS's dynamic requirements. They may include hardened correctional facilities, modified vacant buildings, modular construction, tent cities, and other configurations. We select sites and build Processing Centers for safety—including separate spaces for high-risk and medium/low-risk individuals—as well as cost-effectiveness.

5.1 J&J Teammates

J&J has developed a team of more than 30 partners (including the key companies in **Figure 5.1-1**), providing the depth and breadth of capabilities to establish and operate Processing Centers across 20 major metropolitan areas nationwide. We have obtained a signed letter of commitment from all 30+ firms.

KEY COMPANY	SCOPE	BENEFIT
HSG, Suffolk Group, and K2M Design, Inc.	Facility Design and construction	HSG history supporting Federal/Government, Hospitality, Oil/Gas, Retrofitting/Adaptive Reuse, and Modular sectors. Suffolk Construction, "America's Builder," have completed projects like a 1,000-bed COVID-19 facility within 72 hours
CML Security	Construction QA/QC	Experienced team of experts to perform QA/QC design assessments to verify industry and national standards.
Allied Universal Security	Security Services	The world's leading security and facility services provider, a Fortune 500 company operating in more than 100 countries, Global workforce of ~ 770,000 people
Paragon	Security Services	Proven record across civilian and intelligence agencies and the Departments of Defense, Justice, and Homeland Security; delivers unmatched capability at more than 500 federal facilities and military bases around the globe
NESA	RFI Technology	Enhanced population tracking technology via RFI wristbands to perceive different elements, recognize them, analyze them, and

**Request for Information --Denver Field Office--
U.S. Immigration and Customs Enforcement
Immigration Detention Services**



		enable caregivers to act upon them in real-time, all within a single virtual care platform.
Guardian 6 Solutions	O&M/Facility Maintenance	VOSB specializing in Emergency, Disaster, and Event logistics solutions
USA Up Star	O&M/Facility Maintenance	USA Up Star can provide temporary housing for a range of needs. Specializes in pre-planned and emergency planning, design, and implementation of emergency basecamps
Recana Solutions	Case Management	Decades of battle-tested experience in detention, security, and facility management, with solutions meticulously crafted to uphold your agency's compliance and legal standards.
Southwest Keys	Case Management	For over 20 years, Southwest Key has been an integral partner in the U.S. response to the immigration crisis at our southern border, sheltering immigrant children under 18 years of age who arrive in this country without a parent or guardian.
Jackson Government Group	Health Services	Current ICE Health Care service provider, backed by more than 20,000 clinicians across 50 states and serving 10M patients yearly. As an IDIQ ICE and ICE Health Service Corps, they understand the detention center environments.
ISOS	Health Services	Staff 12,000 security, medical, logistics and digital experts standing by to provide support and assistance from over 1,200 locations in 90 countries, 24/7, 365 days.

Figure 5.1-1. Key Partners for J&J Secure Our Border Initiative. *Our team provides overlapping capabilities to reduce risk and ensure capacity to construct and operate geographically dispersed Processing Centers.*

5.2 Current detention or transportation services provided to ICE, Customs and Border Protection, U.S. Marshals Service, Federal Bureau of Prisons, or other federal agencies

Currently, J&J does not provide any current detention or transportation services. However, we have developed an extensive team with current and past experiences as reflected in **Figure 5.2-1:**

CLIENT	SCOPE	PERIOD OF PERFORMANCE
CPB	G4S' transportation capabilities on this CBP contract demonstrate our ability to seamlessly operationalize the PWS across a 2,000+ mile stretch of territory, the timely provision of over 100 buses and the expert recruitment, training, and provisioning of over 600 DOT-compliant personnel. Place of Performance: Arizona, California, and Texas	9/4/2013 - 3/31/2020
ICE	Transportation Services for the SNA and HLG Field Offices, TX, Provide Armed Detention Officers for Transportation Services Phoenix, Los Angeles, AORs	07/25/2023 – 07/24/2028
ICE	Supported ICE-ERO with rapid stand-up, program management, and case management of 8 emergency family processing shelters across Arizona and Texas.	03/2021 – 03/2022
ICE	Medical support for ICE deportation and transfer flights	07/05/2023 - current
FBI	Tac Med support to FBI HRT team + Med Director	02/2016 – 07/2018
ICE	Medical support for ICE deportation and transfer flights	03/2013 – 05/2018
ICE	support ICE Enforcement and Removal Operations (ERO) across multiple detention facilities.	07/2021 – 11/2022

Partner Relative Background and Experience

(b)(6),(b)(7)(C)	- a retired career law enforcement executive with more than 26 years of service with DHS(INS)/CBP/USBP. He served the agency in various locations throughout the country to include California, Texas, and Washington D.C. as well as representing the U.S. government on border security matters overseas in Belgium, El Salvador, and Mexico.
(b)(6),(b)(7)(C)	- a seasoned senior executive within the federal government. He served specifically within the Department of Homeland Security and is a U.S. Army Veteran with 35 years of experience in federal law enforcement, intelligence, and

**Request for Information --Denver Field Office--
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Immigration Detention Services**



program management. In addition, he is certified by the Office of Personnel Management to hold Senior Executive Service positions

(b)(6),(b)(7)(C) has 40 years of experience with the DHS (INS) including 30 years of supervisory/management experience. As a mid-level executive, he developed expertise in budget management, systems improvement, and project management which led to the assignment of various high-profile Government projects. Before his recent retirement, Paul served as the Advisor/Senior Case Manager for the Office of the Immigration Detention Ombudsman, an independent office within DHS established by Congress with oversight responsibilities, where he oversaw security personnel principles, policy, and procedures for domestic, criminal and non-criminal, detention centers

(b)(6),(b)(7)(C) - As a recognized expert in correctional facility design, Maloney has spearheaded over 200 correctional projects nationwide, representing more than \$3 billion in construction value and exceeding 20,000 beds. His portfolio spans the full spectrum of correctional facilities, including federal institutions, state prisons, county jails, and private detention centers. Since 2020, his strategic partnerships have encompassed over a dozen major facilities throughout Tennessee, Arizona, and Texas. Approximately 20 distinct projects, representing over \$40M in construction value, have focused on ICE's use of their centers from day reporting, intake, administration, housing, and judicial. The ongoing collaboration continues to deliver sophisticated institutional facilities adapted to evolving federal standards and operational needs.

Figure 5.2-1. Sample of Past Performance and Key partners.

- 5.3 In the past, the government has priced detention contracts with an all-in bed day rate. Provide other pricing structures that you believe could be used to better distribute risk between the government and a contractor which might result in better operational and business outcomes for all parties

(b)(4)

- 5.4 Any recommended changes to ICE's requirements to better meet best value, i.e., by reducing cost substantially without sacrificing the effectiveness of core operations

(b)(4)

- 5.5 Identity potential hiring/staffing challenges

(b)(4)

- 5.6 List potential impediments to facility operation (pending or expected legal issues, state/county statutes, political concerns including opposition to ICE mission within local and state government/community, etc.)

(b)(4)

From: (b)(6),(b)(7)(C)
To:
Cc:
Subject: J&J Maintenance, Inc -DHS ICE RFI Response
Date: Friday, February 21, 2025 10:54:31 AM
Attachments: [image002.png](#)
[image003.png](#)
[DHS ICE RFI J&J.pdf](#)
Importance: High

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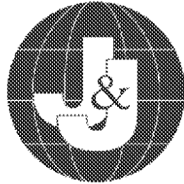
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Good afternoon,

Please find attached, J&J Maintenance Inc.'s response to the DHS ICE Request for Information.

Kindly confirm receipt.

Respectfully,



J&J WORLDWIDE SERVICES
FROM CBRE

(b)(6),(b)(7)(C)

Contracts Manager | J&J Worldwide Services
CBRE Government and Defense Business

Office: 512.956 (b)(6),(b)(7)(C)



www.jjwws.com

We **SERVE** Heroes

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Sent: 2/21/2025 7:36:43 PM
To:

(b)(6),(b)(7)(C)

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CC: (b)(6),(b)(7)(C)@spcor.org; (b)(6),(b)(7)(C)@spcor.org; Bill (b)(6),(b)(7)(C)@spcor.org; (b)(6),(b)(7)(C)@spcor.org
Subject: Request for information from Denver Field Office
Attachments: Denver RFI-pdf.pdf

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Respectfully submitted.

(b)(6),(b)(7)(C)

Executive Vice President, Mission Support
Social Purpose Corrections, Inc.
www.spcor.org





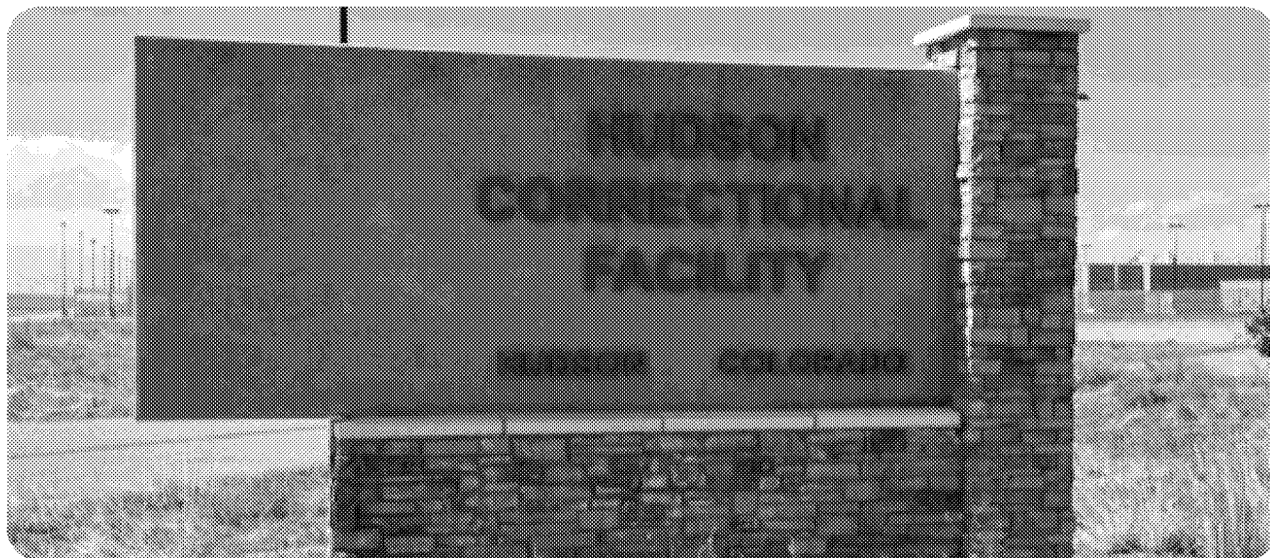
SOCIAL PURPOSE CORRECTIONS

February 21, 2025

--Denver Field Office--

U.S. Immigration and Customs Enforcement

RFI-United States Department of Homeland Security



Presented To

--Denver Field Office--

U.S. Immigration and Customs Enforcement

Immigration Detention Services

Department of Homeland Security (DHS)

(b)(6),(b)(7)(C) @ice.dhs.gov

Presented by

Social Purpose Corrections



**Social Purpose
Corrections
Executive Summary**

**FORM OF BUSINESS
ORGANIZATION**

Non-profit Corporation 501(c)(3)
State of New Mexico

NM EIN: (b)(6),(b)(7)(C)

Fed EIN: (b)(6),(b)(7)(C)

YEAR FOUNDED
2018

SOCIAL MEDIA

Website:

<https://spcor.org>

Twitter:

@SocialPurposeCo

LinkedIn:

social-purpose-
corrections-llc

Facebook:

[https://www.facebook.co
m/spcor.org/](https://www.facebook.com/spcor.org/)

**ADDRESS OF PRINCIPAL'S
OFFICE**

483 South Moon Road
Apache Junction, AZ 85119

**PRIMARY INDIVIDUAL
TO CONTACT WITH
BINDING AUTHORITY**

(b)(6),(b)(7)(C)

Executive Vice President

Cell: (615)330-(b)(6),(b)(7)(C)

(b)(6),(b)(7)(C)@spcor.org

The information contained in this proposal or any part thereof, including any exhibits, schedules, and other documents and instruments delivered or to be delivered to the Denver Field Office, is true, accurate, and complete. This proposal includes all information necessary to ensure that the statements therein do not in whole or in part mislead the Denver Field Office as to any material facts.



Facility Information

Facility information

percentage of proposed facility for ICE use 100%

Timeframe: Availability within 6 months of contract execution

Proposed facility operator: Social Purpose Corrections (SPC)

Proposed ICE Detention Standard (NDS or PBNDS)

PBNDS (first issued 2008, updated 2011, 2016, 2020) introduced more detailed, outcomes-based requirements designed to raise consistency and accountability in detainee care and facility operations.

Facility ownership:

Highlands REIT, Inc.

1 South Dearborn Street, 20th Floor

Chicago, Illinois 60603

844.421.0533

Date of last use, population, and operator

The facility housed state and out-of-state inmates (including from Alaska) until approximately 2013. After contracts ended, the prison was deactivated and has remained largely vacant.

Hudson Correctional Facility (formerly operated by The GEO Group)

3001 Industrial Park Road, Hudson, CO 80642

Dedicated or shared facility

Dedicated

Year built

2009

Capacity:

Number of housing units and beds (by sex and classification)

The facility consists of 12 general population units of approximately 76 beds each and 4 segregation units totaling 124 beds. The facility is currently vacant so the mix of sex and classification can be adjusted to meet needs.

Beds available for ICE use

1036 beds

General population (GP)

960 beds (11 housing units)

Intake

1 dedicated housing unit if needed (76 beds)

Segregation

4 Housing Units (124 beds)

Medical

7 medical unit cells

Capacity

Intake area

- 4,300 square feet with several group-holding cells

Visitation area

- 3,200 square feet with private visitation rooms
- SPC can implement video visitation requirements as outlined in a future solicitation.

Medical unit

- 6,500 square feet

Parking lot

- Approximately 290 vehicles with additional parking at the warehouse and intake area

Administration office

- 7,300 square feet with many offices

Outdoor Recreational Space

- soccer field
- running track
- handball courts
- baseball diamond
- volleyball court
- vocational gardens
- Private rec yards for each housing unit

Indoor Recreational Space

- basketball court
- handball court



Proximity of Services

Transportation

Transportation & Nearby Services

Below are estimated distances and/or drive times from the facility's address. All distances are approximate and can vary depending on exact routing.

Hospitals

Platte Valley Medical Center

1600 Prairie Center Pkwy, Brighton, CO 80601

~12 miles southwest of the Hudson facility

Other hospitals in the region (farther away) include medical centers in Greeley or central Denver.

Airports

Denver International Airport (DEN)

~25–30 miles southwest (depending on route)

Principal commercial airport serving the area

Fire Station

Hudson Fire Protection District

702 Cedar Street, Hudson, CO 80642

~2 miles from the facility

Immigration Court

Denver Immigration Court

1961 Stout Street, Denver, CO 80294

~30–35 miles from Hudson

Local consulates and pro-bono legal services

a. Local Consulates (Denver)

Consulate General of Mexico in Denver

5350 Leetsdale Dr #100, Denver, CO 80246

~30–35 miles from Hudson

Other Consulates (e.g., Canada, United Kingdom, etc.) in the Denver Metro area are generally located 30–40 miles south in downtown or central Denver.

b. Pro-Bono / Low-Cost Legal Services

Several nonprofit organizations and law clinics in the Denver Metro (30–40 miles away) offer immigration-focused or general pro-bono legal services.

- Rocky Mountain Immigrant Advocacy Network (RMIAN)
- Colorado Legal Services
- University-affiliated legal clinics (e.g., University of Denver, University of Colorado)

Distance to the ICE (DEN) Sub-Field Office

Address of Sub-Field Office:

3770 Puritan Way, Unit J, Frederick, CO 80516

Approximate Distance from 3001 Industrial Park Rd, Hudson, CO 80642:

~13–15 miles north/northwest (about a 15–20 minute drive, depending on traffic)

Detention or transportation services

(b)(4)

Potential hiring/staffing challenges

(b)(4), (b)(7)(E)

Pricing Structure

In the past, the government has priced detention contracts with an all-in bed day rate. Provide other pricing structures that you believe could be used to better distribute risk between the government and a contractor which might result in better operational and business outcomes for all parties.

(b)(4)

Non-Profit Focus

(b)(4)

Alignment with Client Goals

(b)(4)

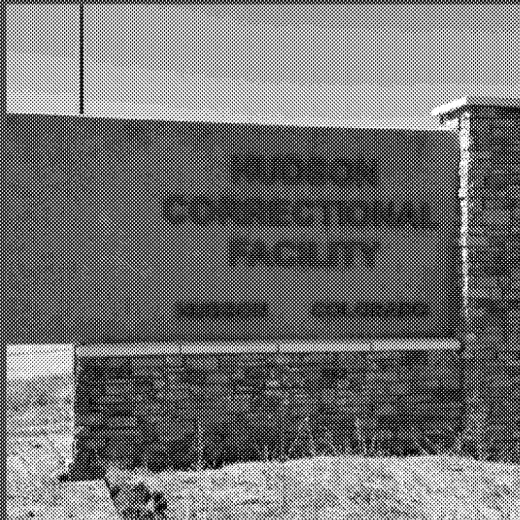
How Our Model Functions

(b)(4)

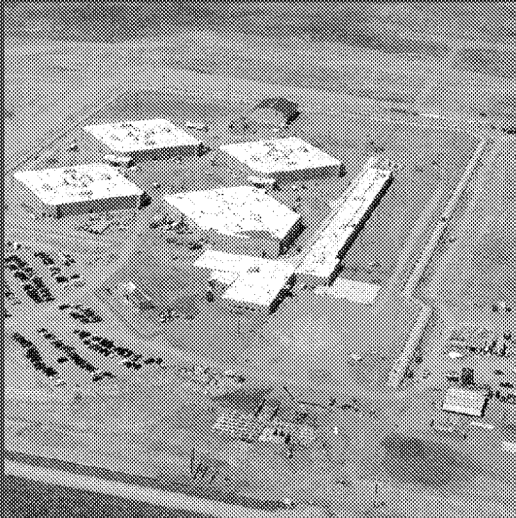
Cost Plus Outcomes Achievement Program

(b)(4)

EXTERIOR PHOTOS



EXTERIOR PHOTOS



(b)(4)

(b)(4)

From: (b)(6),(b)(7)(C) [apexsites.com]
Sent: 2/21/2025 8:19:59 PM
To:

CC:

(b)(6),(b)(7)(C)

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Subject: Response to ICE Denver Field Office Immigration and Detention Services RFI – Apex Site Services

Attachments: Denver RFI - Apex Site Services[76].pdf

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Dear (b)(6),(b)(7)(C)

Apex Site Services is pleased to respond to the Denver Field Office RFI covering Colorado and Wyoming, issued by Immigration and Customs Enforcement (ICE). We are eager to offer our expertise and tailored solutions in support of this important initiative.

To ensure you have a clear understanding of our capabilities, we have attached our solution deck, which highlights our experience, expertise, and proposed solution. If you have any questions or would like to discuss our solutions in detail, we would be happy to schedule a walkthrough at your convenience.

We look forward to the opportunity to support this vital mission. Please confirm receipt of this email.

Best,

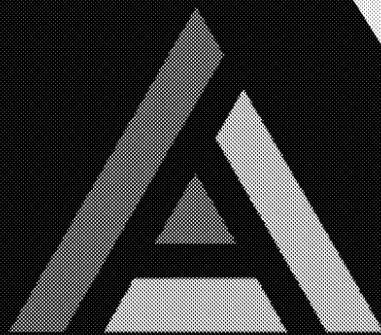
(b)(6),(b)(7)(C)

Director | Government Relations



(O) 972 (b)(6),(b)(7)(C)
(C) 469 (b)(6),(b)(7)(C)

102 S. Rogers St
Waxahachie, TX 75165



APEX SITE SERVICES

Immigration & Detention
Services (RFI)

Denver Field Office

Apex Site Services
102 S. Rogers St,
Waxahachie, TX 75165

(b)(6),(b)(7)(C)

@apexsites.com

Phone: 972- (b)(6),(b)(7)(C)

COMPANY OVERVIEW



Headquartered in Waxahachie, Texas, Apex Site Services specializes in providing comprehensive life-support facilities for military, emergency response, and disaster relief operations. Our expertise allows us to deliver complex temporary and semi-permanent infrastructure solutions to meet the demanding needs of Federal, State, and local Agencies. Apex has a diverse team of seasoned professionals that can handle everything from site planning and dirt work to turn-key high security detention facilities.

Our Services Include:

Infrastructure Solutions

- Temporary Structures
- Modular Buildings
- Site Preparation
- Flooring
- HVAC / Power
- Communications
- Security Systems

Basecamp Operations

- On/Off Site Housing Solutions
- Turn Key Staffing

(b)(4),(b)(7)(E)

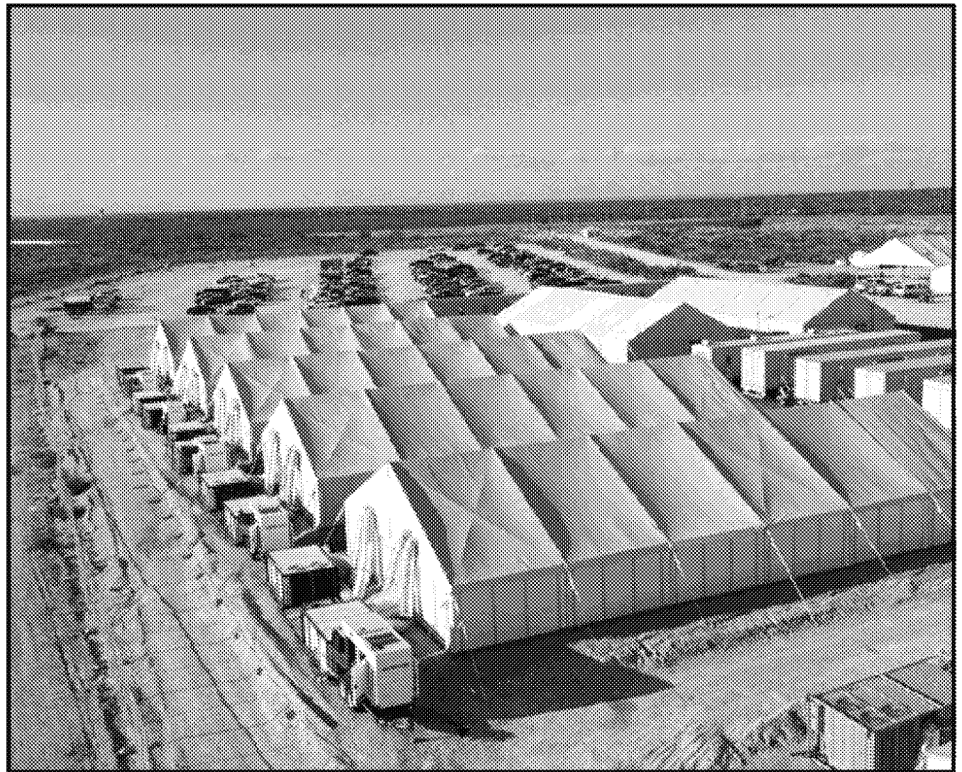
- Sanitation
- Catering
- Mobile Offices
- Lighting

Field Support

- Water Service
- Maintenance
- Sanitation Service
- Fuel Service
- Dumpsters
- Heavy Equipment

Critical Needs

- Medical Staffing
- Transportation
- Intake Systems
- Code Conformity



FOB Bravo, Del Rio, Texas

At Apex Site Services, we exist to serve in fast-paced environments, mobilizing resources that restore or enhance livelihood for those engaged in critical missions. Our rapid deployment capabilities, detail-oriented mindset, and unwavering dedication to exceptional customer service set us apart as a trusted partner in the field. With a proven track record of nationwide operations, we bring extensive experience and a relentless commitment to excellence, ensuring mission success for every project we undertake.

COMPETENCIES / EXPERIENCE



Apex has combined decades of experience in providing temporary infrastructure solutions to the nation's most complex life support facility needs. Our breadth of experience extends from FEMA and military projects to disaster recovery efforts, to oil and gas refineries, hurricanes, ice storms, and wildfires. We've successfully delivered large-scale base camps, local government recovery efforts, and everything in between. Below are a few recent projects that showcase our diverse portfolio.

Military FOB

- **Camp Bravo - Eagle Pass, TX**
 - Apex designed and built temporary barracks for (b)(4),(b)(7)(E) including framed and leveled flooring, inside walls, bunks, and power/HVAC.
- **Camp Alpha - Del Rio, TX**
 - We built custom soft-sided housing solutions, gym facility, and covered recreation court for troops working at the Texas border.
- **Camp Kelly - Zapata, TX**
 - Provided turn-key wrap around facility services to support TMD / National Guard Soldiers deployed during Operation Lone Star.

Temporary Hospitals

- **COVID-19 - State of Louisiana Health Department**
 - We answered the call in building complete temporary hospitals when the State of Louisiana Health Department needed additional beds and treatment rooms for COVID patients.

Disaster Recovery

- **Hurricanes Ian, Laura, Sally, Zeta**
 - We erected turn-key basecamps for lineman and front line response workers as they restored communities around Florida and the Gulf Coast region.
- **Winter Storm Uri - Texas/Louisiana**
 - We constructed over (b)(4) of warming tents between Texas and Louisiana for the public to take refuge as power was being restored.
- **Hurricane Helene - North Carolina**
 - Apex delivered turnkey soft-sided life support facilities across Western North Carolina to support disaster response and restoration crews.



2025-ICL-00050 00103

OUR TEAM



We pride ourselves on having an unrelenting commitment to completing the mission and thinking outside of the box. We create solutions in the toughest environments and conditions while ensuring you have one point of contact and a core supporting team underneath.

Our team knows what it takes to provide high quality interactions and products at every step of the way. Apex brings you experts with peak industry knowledge and promises first-class accommodations at every project.

Your Apex Site Project Team

In addition to the core staff assigned to your project, we have cultivated and proven partners with a broad range of capabilities. Bringing together the best of the best is what keeps Apex at the pinnacle of versatility and execution of complex projects. Some of these positions include:

- Administration/Registration Assistance
- Case Managers
- Security Personnel
- Medical Staff (RN, BSN, PA, etc)
- Custodial Staff
- Transportation (Drivers, Buses)

(b)(6),(b)(7)(C)

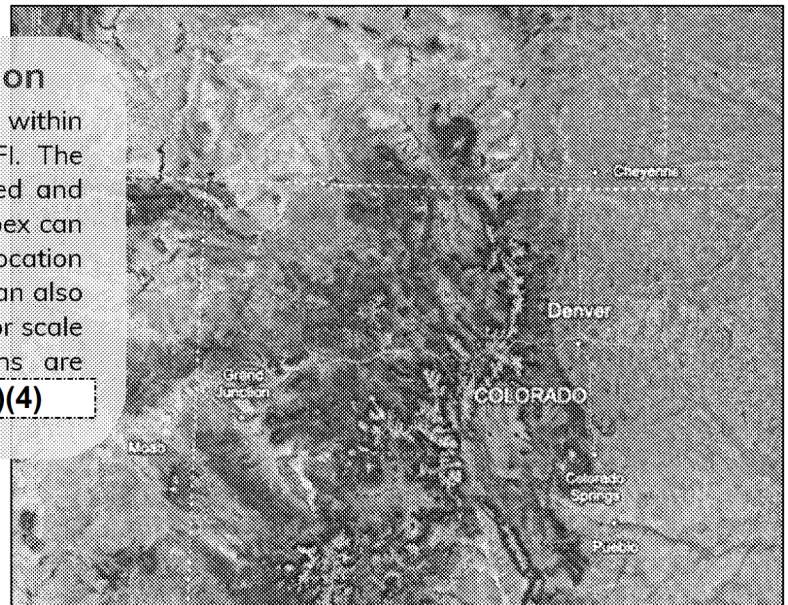
LOCATION, OWNERSHIP & ACCESS



Potential Detention Facility Location

Apex has identified multiple potential locations within the geographical footprint outlined in this RFI. The location listed below is an example of a vetted and qualified property based on current research. Apex can construct and staff a soft-sided facility at any location 20 acres or more that is sufficient for ICE. We can also make modifications to existing hard structures, or scale up/down facilities as needed. These locations are potential sites for 100% ICE dedicated, (b)(4)

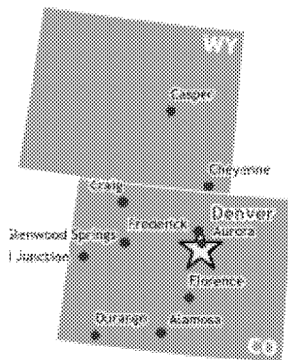
(b)(4)



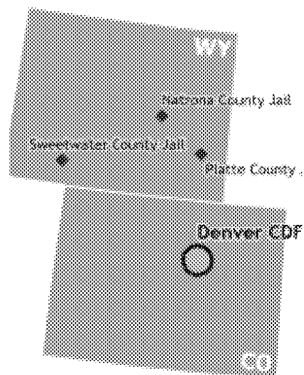
Proposed Location:

State Highway 69
Walsenburg, CO 81089

Field Office Locations



CDF & IGSA / USMS Facilities



Local Accessibility

Our Walsenburg location is 80 miles away from the Florence, CO Sub-Field office. It is a 70-minute drive and easily accessible from Hwy-I 25. The list below shows its distance and time away from local hospitals, transportation hubs, fire stations, and immigration court.

Hospitals and Medical Facilities

Spanish Peaks Hospital (10 minutes)
Spanish Peaks Clinic (10 minutes)
Penrose Hospital (1 hour 20 minutes)

Emergency Services

Huerfano Fire Protection (3 minutes)
Spanish Peaks Ambulance (3 minutes)
Walsenburg Police Dept. (5 minutes)

Transportation Hubs

Spanish Peaks Airfield (10 minutes)
Cuchara Valley Airport (22 minutes)
Helipark (10 minutes)
Bus Stop (4 minutes)
Trinidad Train Station (30 minutes)

Immigration Courts & Legal Resources

San Luis Valley Immigrant Center
(1 hour 15 minutes)
US Executive Office for Immigration Review
(2 hours 20 minutes)

Facility Ownership: Apex Site Services
Facility Operator: Apex Site Services
ICE Detention Standards: NDS 2019
Date of last use: N/A - New Constructed Facility
Dedicated Facility: Yes, 100% dedicated
Year Built: TBD as early as 2025



State Highway 69
Walsenburg, CO
81089

NATIONAL DETENTION STANDARDS



NDS 2019

Apex utilizes ICE Detention Standards (NDS 2019) as a guide for facility planning. Ensuring compliance with these standards is critical for the construction and operation of proposed detention and processing facilities. NDS provides comprehensive framework for safe, secure, and humane detention operations. Adhering to NDS 2019 ensures that the facility meets federal requirements for detainee care, security, medical services, and living conditions - mitigating legal risks and liability while upholding best practices in detention management. Furthermore, compliance with these standards enhances operational efficiency, promotes transparency, and aligns our facility with the expectations of government agencies and stakeholders. By incorporating NDS 2019 from the outset, we demonstrate a commitment to excellence, ensuring that our facility operates at the highest level of safety, security, and human rights compliance.

1 SAFETY

Emergency Management Plans, Contingency Planning, Chain of Command, Environmental Health, Transportation

2 SECURITY

Admissions & Release, Color-coded Classification System, Perimeter Fencing, Holding Rooms, Law Enforcement

3 ORDER

Disciplinary System, Incident Reporting, Investigations

4 CARE

Food Service, Medical / Infirmary, Hygiene, Sanitation

5 ACTIVITIES

Mail, Teleconferencing, Outdoor Recreation, Religion, Visitation

6 JUSTICE

Detainee Handbooks, Grievance, Law Library, Legal

7 ADMIN & MANAGEMENT

Secured Files, Detainee Transfers, Staff Training

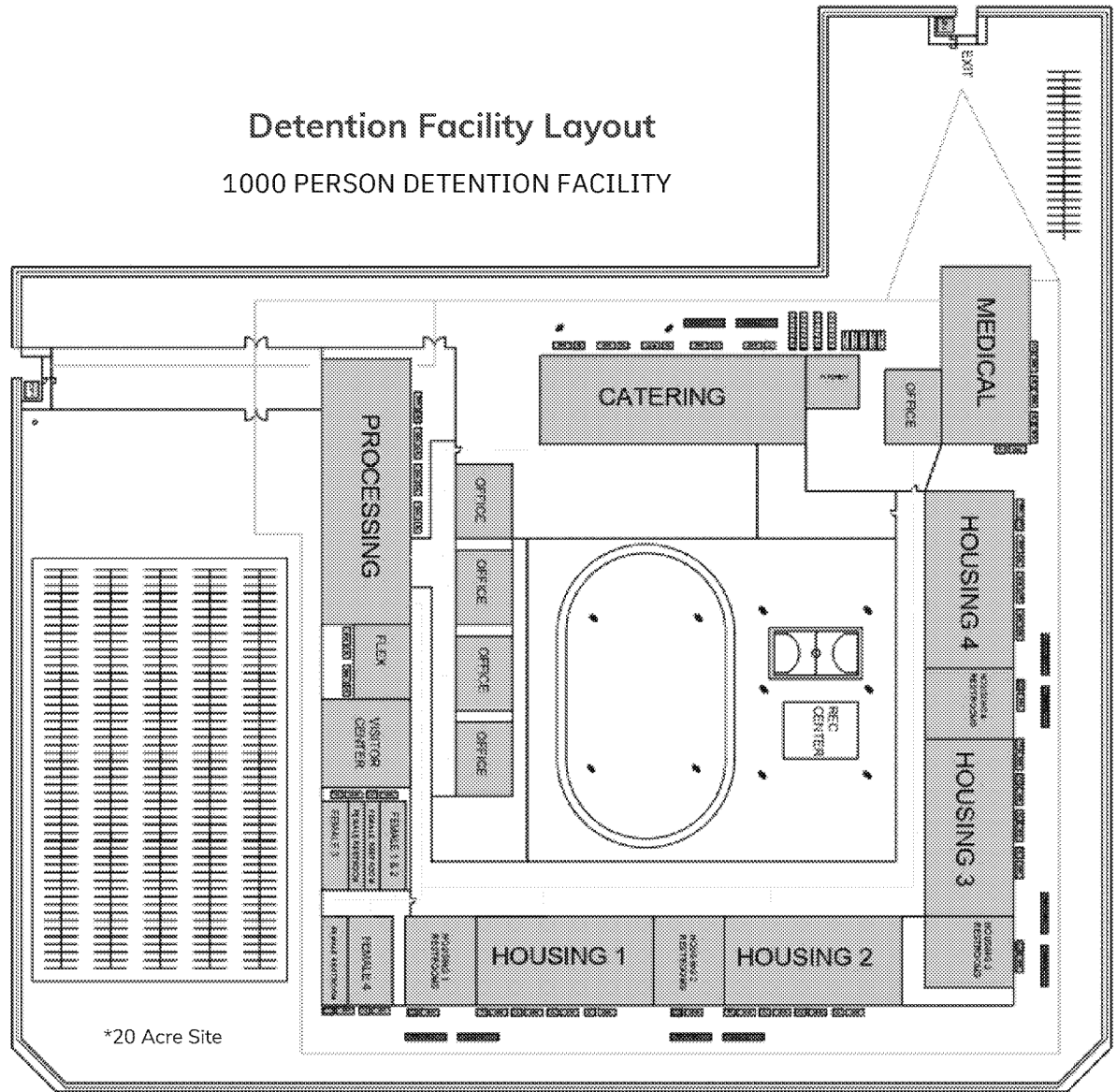
CAPACITY & CLASSIFICATION



Key Points

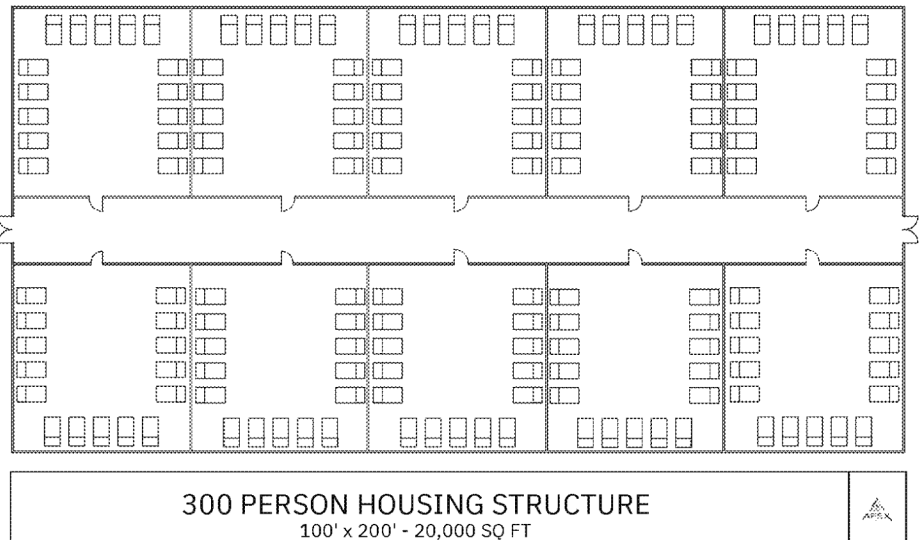
- Berry Compliant Products
- 9 Gauge 10' Perimeter Fence with Concrete Barrier Reinforcement
- Open Sight Lines
- Access Controls for all Pedestrian and Vehicle traffic
- M & F Housing Structures for all 4 Detainee Classifications
- Plumbed Restrooms
- On Site Catering, Medical, Visitor Center
- Outdoor Rec Area
- Flex Space

Detention Facility Layout
1000 PERSON DETENTION FACILITY



This model represents a 1000 person processing facility (800 male beds / 200 female beds) custom designed by Apex. We can scale sites up / down with classification, segregation, and SMU's based on needs.

We partner with Critical Response Group to provide critical incident gridded mapping.



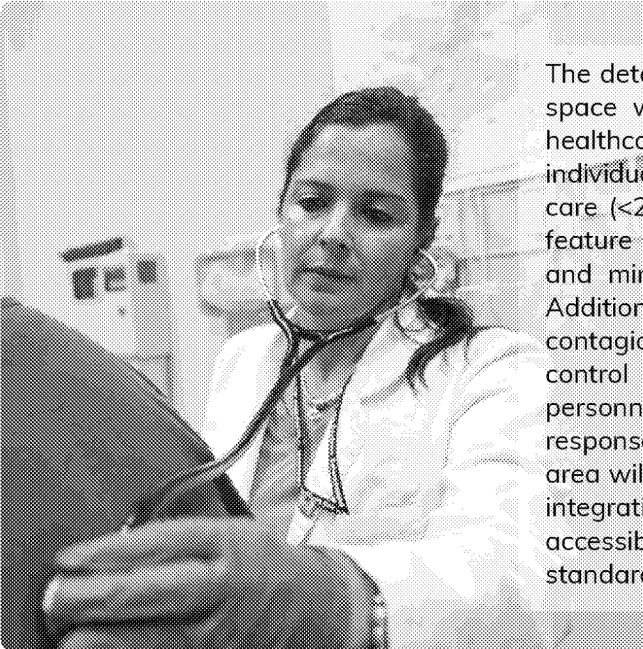
HEALTH & WELLNESS

In Accordance with ICE Standards



Medical Care & Treatment

The detention facility will include a state-of-the-art medical infirmary. This space will ensure detainees have access to comprehensive and timely healthcare services. The facility will include (b)(4) to accommodate individuals requiring medical observation, treatment, or short-term inpatient care (<24 Hours). To support a range of medical needs, the infirmary will feature individual examination rooms for medical screenings, evaluations, and minor procedures, ensuring privacy and efficiency in patient care. Additionally, designated isolation rooms will be available for detainees with contagious illnesses or special medical conditions, meeting all infection control requirements. The infirmary will be staffed by qualified medical personnel and equipped with essential diagnostic supplies, emergency response equipment, and pharmaceutical storage. A secure medical records area will ensure confidentiality and compliance with federal regulations. By integrating these key components, our infirmary will provide high-quality, accessible healthcare services in alignment with federal detention standards while prioritizing the well-being and safety of all detainees.



Dental Health

The facility will house a dental care center, which will provide detainees with access to timely dental evaluations and any necessary treatments. A dedicated dental suite - equipped to handle initial assessment, routine exams, cleanings, fillings, and emergency procedures - will be the centerpiece of this dental care center. Licensed dental professionals will oversee care, prioritizing pain management, infection management and mitigation, and overall oral health.



Mental Health

Upon intake, all detainees will undergo an initial mental health evaluation, with ongoing access to licensed mental health professionals for counseling and crisis intervention. The facility will include private consultation rooms for individual therapy sessions, suicide risk assessments, and psychiatric evaluations, as well as group counseling programs when appropriate. Detainees requiring specialized care will have access to medication management, behavioral health monitoring, and referrals for higher-level psychiatric treatment if necessary. These services will prioritize early intervention, emotional well-being, and crisis stabilization, ensuring a safe and supportive environment for all detainees.

Outdoor Recreation

Our outdoor recreation area is designed to provide detainees with a secure and well-equipped space for physical activity, social interaction, and overall well-being. The area will feature a turf multipurpose field, suitable for soccer, football, and other recreational activities, ensuring durability and year-round usability. Additionally, a basketball court will be included to offer detainees an opportunity for structured exercise and team sports. To accommodate relaxation and social gatherings, picnic tables will be strategically placed throughout the space, providing seating areas for detainees to engage in leisure activities and small group interactions. The recreation area will be enclosed with secure fencing, properly lit for safety, and designed to maximize open-air exposure while maintaining compliance with NDS 2019 ICE Detention Standards for outdoor exercise and recreation.



Food Service

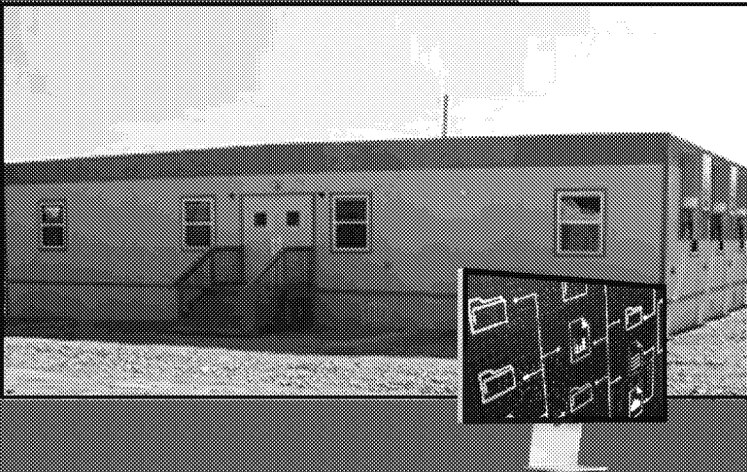


Apex has extensive experience catering 10,000+ meals per day across multiple locations in all environments. We ensure both detainees and staff will receive nutritious, well-balanced meals in a safe and sanitary environment. The facility will provide three hot meals per day, prepared by trained food services staff. Our staff follows strict food safety protocols to prevent contamination. In addition to regular meals, snacks and beverages will be made available to meet dietary needs and accommodate religious or medical restrictions.



The kitchen will also have the capability to prepare boxed lunches for detainees during transfers, off-site appointments, or special applications, ensuring food remains fresh, properly stored, and safely transported. All meals will adhere to federal nutritional guidelines, and the facility will conduct routine health inspections to maintain the highest standards of food safety and hygiene.

OFFICES & ADMINISTRATION

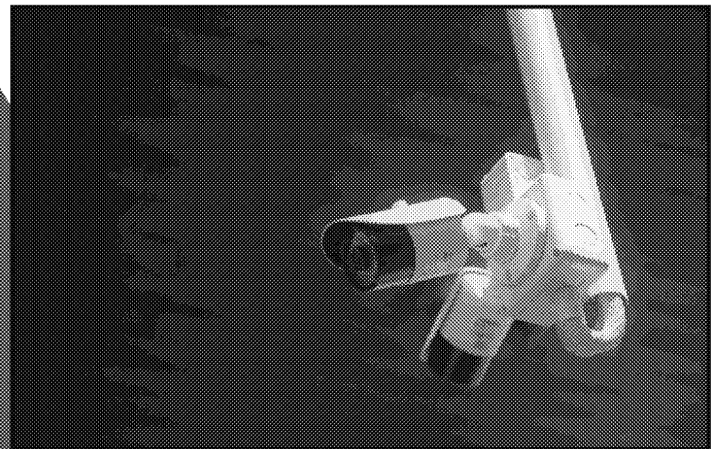


Administrative Offices

(b)(4)

Telecommunication Center

(b)(4)



Visitor Center

(b)(4)



Parking Lot

(b)(4)

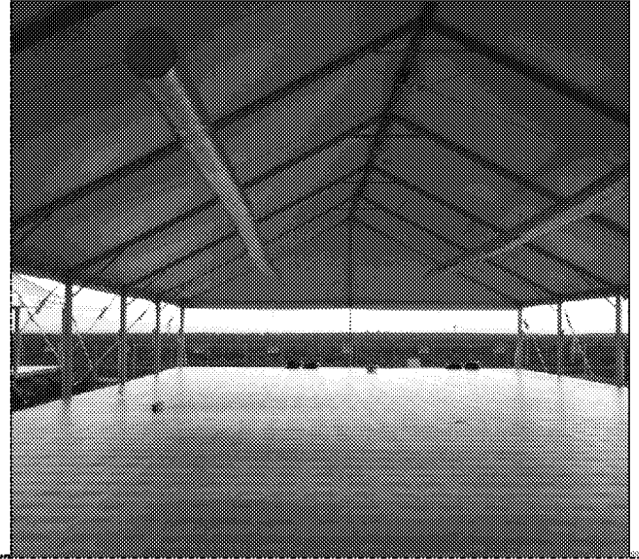


TIMELINE & PRICE STRUCTURE



Project Timeline Estimates

(b)(4)



(b)(4), (b)(7)(E)

Cost Reduction



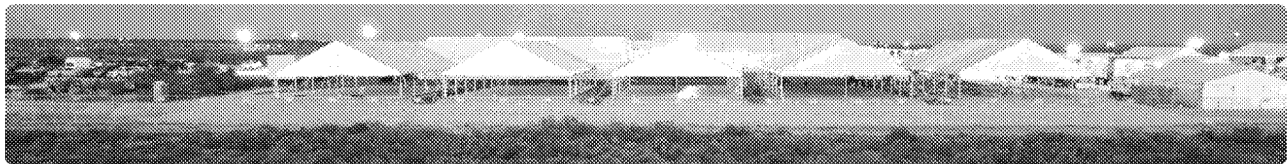
(b)(4)

ACKNOWLEDGMENTS



Hiring/Staffing Challenges

(b)(4),(b)(7)(E)



Impediments

(b)(4)

(b)(4),(b)(7)(E)

What sets Apex apart?

Apex has a broad set of skills and experience that give us the ability to create infrastructure solutions for the most critical and complex missions. In addition to broad capabilities, Apex is often able to offer significant cost savings by situating ourselves as the direct contractor with boots on the ground.

(b)(6),(b)(7)(C)

From: (b)(6),(b)(7)(C)@HighlandsREIT.com]

Sent: 2/21/2025 6:03:51 PM

To:

(b)(6),(b)(7)(C)

Some people who received this message don't often get email from

(b)(6),(b)(7)(C)@highlandsreit.com.

[Learn why this is important](#)

CC: (b)(6),(b)(7)(C)@HighlandsREIT.com]

Subject: Response to RFI - Hudson Correctional Facility (Notice ID: 2025_ICE-DCR_DenverAOR)

Attachments:Hudson RFI Response to DHS-ICE-FINAL.pdf

CAUTION: This email originated from outside of DHS. DO NOT click links or open attachments unless you recognize and/or trust the sender. Please use the Cofense Report Phishing button to report. If the button is not present, click [here](#) and follow instructions.

Good Afternoon: Please find our Response to Request for Information – Denver Field Office- U.S. Immigration and Customs Enforcement Immigration and Detention Services (Notice ID: 2025_ICE-DCR_DenverAOR) sent on behalf of Robert J. Lange of Highlands REIT, Inc.

Please confirm receipt of this submission and thank you for your consideration of this Response.

Best regards,

(b)(6),(b)(7)(C)

Executive Coordinator

HIGHLANDS REIT, INC.

1 South Dearborn Street, 20th Floor
Chicago, Illinois 60603

Mobile: 708-704-(b)(6),(b)(7)(C)

(b)(6),(b)(7)(C)@HighlandsREIT.com

HIGHLANDS 
REIT

From:

To:

Cc:

Subject:

Date:

Attachments:

(b)(6),(b)(7)(C)

Request for Information from Denver Field Office

Friday, February 21, 2025 11:37:39 AM

[image003.png](#)

[Denver RFI-pdf.pdf](#)

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Respectfully submitted.

(b)(6),(b)(7)(C)

Executive Vice President, Mission Support

Social Purpose Corrections, Inc.

www.spcor.org



From: (b)(6),(b)(7)(C)

Sent: 2/21/2025 7:02:00 PM

To: (b)(6),(b)(7)(C)

CC:

Subject: The GEO Group Response to ICE Request for Information for Denver AOR

Attachments: GEO Response to RFI for Denver AOR_Cheyenne.pdf

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(b)(6),(b)(7)(C)

Please see attached response to ICE's RFI for Immigration Detention Services for the Denver AOR. GEO is proposing its Cheyenne Mountain Center in Colorado Springs.

Thank you for this opportunity, and please confirm receipt of this email.

Sincerely,

(b)(6),(b)(7)(C)

PROPOSAL MANAGER, PROPOSAL DEVELOPMENT

The GEO Group, Inc. ®
4955 Technology Way
Boca Raton FL, 33431

Tel: 561 999 (b)(6),(b)(7)(C) Fax: 561 999 5555

(b)(6),(b)(7)(C)@geogroup.com
www.geogroup.com

Learn more about the GEO story: www.wearegeo.com

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