STATE OF CALIFORNIA
Capital Outlay Budget Change Proposal (COBCP) - Cover Sheet
DF-151 (REV 07/21)

Fiscal Year	Business Unit	Department	Priority No.
2026-27	3540	Forestry and Fire Protection	MA – 33

Budget Request Name	Capital Outlay Program ID	Capital Outlay Project ID
3540-026-COBCP-2026-GB	2485	0005016

Project Title
Humboldt-Del Norte Unit Headquarters: Relocate Facility

Project Status and Type
Status: ☐ New ☒ Continuing Type: ☒Major ☐ Minor

Project Category *(Select one)*

☐CRI *(Critical Infrastructure)*	☐WSD *(Workload Space Deficiencies)*	☐ECP *(Enrollment Caseload Population)*	☐SM *(Seismic)*
☒FLS *(Fire Life Safety)*	☐FM *(Facility Modernization)*	☐PAR *(Public Access Recreation)*	☐RC *(Resource Conservation)*

Total Request (in thousands)	Phase(s) to be Funded	Total Project Cost (in thousands)
$ 3,952	Working Drawings	$ 69,180

Budget Request Summary

The Department of Forestry and Fire Protection (CAL FIRE) requests $3,952,000 General Fund for the working drawings phase of the Humboldt-Del Norte Unit Headquarters: Relocate Facility project, located in Humboldt County. This is a continuing project. Total estimated project costs are $69,180,000.

Requires Legislation	Code Section(s) to be Added/Amended/Repealed	CCCI
☐ Yes ☐ No		

Requires Provisional Language	Budget Package Status
☐ Yes ☐ No	☐ Needed ☐ Not Needed ☐ Existing

Impact on Support Budget

One-Time Costs	☐ Yes	☐ No	Swing Space Needed	☐ Yes	☐ No
Future Savings	☐ Yes	☐ No	Generate Surplus Property	☐ Yes	☐ No
Future Costs	☐ Yes	☐ No			

If proposal affects another department, does other department concur with proposal? ☐ Yes ☐ No
Attach comments of affected department, signed and dated by the department director or designee.

Prepared By	Date	Reviewed By	Date
Department Director	**Date**	**Agency Secretary**	**Date**

Department of Finance Use Only

Principal Program Budget Analyst	Date submitted to the Legislature
Michael McGinness	1/9/2026

1. **COBCP Abstract:**

The Department of Forestry and Fire Protection (CAL FIRE) requests $3,952,000 General Fund for the working drawings phase of the Humboldt-Del Norte Unit Headquarters: Relocate Facility project. The project includes site acquisition and construction of an administration/training building, an Emergency Command Center/support building, a self-contained breathing apparatus repair building, a Service Center building, an auto shop, a covered vehicle wash rack with water recycle system and building, a telecommunications building, a covered parking structure for vehicles (with photovoltaic panels), a multi-engine fire station with a dozer/transport dozer shed, generator/pump/storage buildings (with generators), a radio communications tower, site development, utilities, propane or natural gas system, a septic system, a domestic water well with water treatment and storage, a fire suppression water system with water storage, landscaping and irrigation, site lighting and fencing, and telephone and radio cabling. Demolition and hazardous materials abatement, at the existing site, will be required upon completion of the new site.

Total project costs are estimated at $69,180,000, including acquisition ($1,860,000), preliminary plans ($3,558,000), working drawings ($3,952,000) and construction ($59,810,000). The construction amount includes the contract ($50,875,000), contingency ($2,000,000), architectural and engineering services ($3,192,000), agency-retained items ($150,000), and other construction costs ($3,593,000). The acquisition was completed in June 2023. Preliminary plans began in January 2024 and are estimated to be completed in September 2026. The working drawings are estimated to begin in September 2026 and be completed in April 2028. Construction is estimated to begin in August 2028 and be completed in April 2030.

2. **Purpose of the Project:**

Background

The Fortuna Fire Station (FS), constructed in 1942, is a two-engine dozer/transport station located on 2.5 acres of state-owned property within the city limits of Fortuna, in Humboldt County. The FS's strategic location, within its 250,000-acre State Responsibility Area (SRA), enables the fire engines and the dozer to traverse both northbound and southbound on Highway 101, the main thoroughfare through Humboldt and Del Norte Counties.

In 1956, buildings for the operations of the Humboldt-Del Norte Unit Headquarters (UH) were constructed on the Fortuna FS site. Currently, this mixed-use facility houses a Unit Chief, Deputy Chief, Division Chiefs, Battalion Chiefs, Fire Captain, Fire Prevention staff, State Fire Marshal, Resource Management Foresters, administrative staff, an information technology specialist, finance staff, and clerical staff. It is also the location of the Unit's auto shop and service center. The facility includes a variety of buildings: an administration building, emergency command center (ECC), ECC support building, auto shop, service center, a Resource Management administrative building, Fire Prevention building, an apparatus building, and barracks. Some buildings have been remodeled to increase office space and improve operational efficiencies of the UH, both from a fire suppression and resource management aspect. UH services to the public include review records for Timber Harvest Plans as well as various burn permits. Other state agencies, timber industry personnel, and the public, meet at this location daily to discuss fire control and resources issues. The facility is also used as UH's training center and for occasional public meetings.

Acquisition phase funding was appropriated in the 2019 Budget Act (BA) in the amount of $1,860,000, and CAL FIRE was working as recently as early summer 2020 to tour site options and narrow down the Department's site selection. However, the 2019 BA appropriation was subsequently reverted due to the state of the economy when transitioning to the fiscal year 2020-2021 budget. Acquisition funding was appropriated in the 2021 BA and CAL FIRE was able to acquire property which was finalized in 2023. Working drawings funding was appropriated in 2024 BA and was subsequently reverted in the 2025 BA due to the state of the economy and is being requested in the 2026 fiscal year.

Problem

Personnel and site functions, housed in the current on-site buildings, have exceeded the capacity of the 2.5-acre site. Traffic circulation is extremely poor and hampers operations. Parking is insufficient for both staff and visitors. Offices are cramped, necessitating the recent relocation of some Fire Control and Resource Management personnel to a field office as an interim solution, which in turn has created a logistical problem for both programs. It is difficult to find space within both the administration building and resource management building for meetings with other state agencies, timber industry personnel, and the public.

During the fire year, staff compete with each other for available meeting space. Often, meetings must be rescheduled or moved off-site because on-site meeting space is not available. Training is conducted in either the conference room of the administrative building or in the FS kitchen, located in an adjacent building; both locations are poorly ventilated. These cramped locations also double as working space for the existing staff, and thus, when meetings are held, usual operations, such as cooking and feeding, are limited.

The 2.5-acre site is cramped and too small for the simultaneous operations of both a UH and a FS. Traffic circulation is inefficient. There are tight turning radii, which hampers the movement of the larger, modern fire apparatuses and dozer transports. There is not sufficient parking space for staff or the public.

All the buildings are poorly insulated and have single-pane windows. The electrical wiring is old and fraying and the plumbing is leaking in the walls. The original construction materials contain hazardous substances such as asbestos and lead.

The apparatus building and the auto shop are too small to fit the modern fire apparatus; CAL FIRE's mobile fleet has evolved in size since original construction. The new Model 34G Apparatus does not fit into the FS's current apparatus building; the FS must park the apparatuses outside, exposing the equipment to the elements year-round. The auto shop cannot work on the apparatus inside, having to tarp the apparatus while outside. This affects the workflow during the winter when most of the mobile fleet is at the UH for servicing.

Wintertime flooding is also a concern. The site sits within the Federal Emergency Management Agency 100-Year Flood Plain. Rohner Creek runs adjacent to the north boundary of the parcel. During heavy rainfall, vehicle repair, warehouse, and resource management buildings flood. Fuel and other hazardous materials stored in these buildings present a potential liability to the state should a spill occur during a flood.

3. Relationship to the Strategic Plan:

Goal 6: Identify core capabilities and strengthen operational capacity.

Objective 1: Ensure the Department has the resources and infrastructure to adapt to evolving operational demands and legal frameworks.

4. Alternatives:

1. Approve funding request

Advantages

- Would support CAL FIRE's goal to be an efficient, effective, and quality organization with the resources necessary to carry out the Department's mission, a goal that is difficult to accomplish in deteriorated, outdated, and undersized buildings.
- Would provide a modern facility that meets current and anticipated mission needs, as well as all health, safety, and code requirements.

- Relocation of the auto shop, warehouse, and resource management buildings, currently located near Rohner Creek will reduce the potential liability to the state from a hazardous material spill during a flood.

Disadvantages

- This alternative has no disadvantages.

2. Defer the project.

Advantages

- This alternative has no disadvantages

Disadvantages

- Does not correct in a timely manner the deficiencies at the existing UH and FS that impede CAL FIRE's ability to provide emergency response.
- Adds to the Department's backlog of critical capital improvements.
- Increased likelihood that the project costs will be higher when undertaken in the future.

3. **Recommended Solution:**

1. Which alternative and why?

The recommended solution is Alternative #1— construct a new UH and FS. This alternative ensures a facility that meets the operational needs of both the UH and FS meets code requirements for safety and health and is adequately sized to house staff and equipment.

2. Detailed scope description.

Site Development

- Demolition
- Earthwork
- Drainage
- Concrete paving, walks, parking, curbs, and gutters
- Hose wash rack
- Fuel Island/vault, with a spill containment device for the fueling apron
- Security site lighting
- Fencing with gates
- Landscaping and irrigation
- Lighted flagpole and signage
- Trash enclosure

Utilities

- Domestic water well, with treatment and storage tanks
- Fire suppression well, with storage tanks
- Fire sprinkler system, with diesel-driven fire suppression pump
- Septic system, with distribution field
- Electrical Back-up, propane generator, with separate tank and transfer switch
- Liquefied petroleum gas/natural gas, with tank for buildings
- Telephone/data cabling/installation
- Radio cabling/installation, including a tower

Buildings

- Administration building
- ECC/support building
- Auto shop
- Covered vehicle wash rack, with water recycle system building
- Training building
- Self-Contained Breathing Apparatus repair building
- Service Center building
- Telecommunications building
- Fitness/tactical training building
- Generator/pump/storage building
- Parking garage (15+ vehicle capacity) with photovoltaic panels
- Fire station with dozer transport
- Flammable storage building

3. Basis for cost information.

   The projected costs are conceptual-level estimates based on unit costs of similar projects. An accurate, scope-defined estimate will be available upon completion of preliminary design.

4. Factors/benefits for recommended solution other than the least expensive alternative.

   The recommended solution is driven by the need to effectively deliver reliable critical emergency response resources to the State of California and meet the program requirements. Failure to implement the facility improvements outlined in this submittal will impact the operation of this mission critical facility. The structures are characterized by structural deficiencies, utility degradation, and noncompliance with current codes and standards required for an essential services facility. Repairs and maintenance of aged buildings add burden to staff during fire season and drains the station's support budget. Finally, the station's current congested location hampers rapid emergency response to its assigned SRA.

5. Complete description of impact on support budget.

   Maintenance and repair costs for the new facility will be low at the beginning of its 50-year lifespan. The new facility may require new/additional furnishings and supplies.

6. Identify and explain any project risks.

   No risks have been identified with the recommended solution. The risk of deferring this project includes additional costs to construct new mission critical infrastructure.

7. List requested interdepartmental coordination and/or special project approval (including mandatory reviews and approvals, e.g. technology proposals).

   This project will require a California Environmental Quality Act compliance review. Plans for the new facility will be subject to review and approval by the State Fire Marshal and Division of the State Architect.

4. **Consistency with Government Code Section 65041.1:**

1. Does the recommended solution (project) promote infill development by rehabilitating existing infrastructure and how? Explain.

   The existing site is unsuitable to rehabilitate the existing infrastructure. This project requires relocating the facility to a new site.

2. Does the project improve the protection of environmental and agricultural resources by protecting and preserving the state's most valuable natural resources? Explain.

Yes. Due to the nature of the Department's mission, it can be necessary to locate facilities into areas that could have negative environmental and agricultural impacts; however, strategic placement of these facilities to provide more effective response to wildland fires will ultimately protect nearby forests, watersheds, agricultural land, and other valuable natural resources. Any impacts created at the new site will be minimized and appropriate mitigations will become part of the project.

3. Does the project encourage efficient development patterns by ensuring that infrastructure associated with development, other than infill, support efficient use of land and is appropriately planned for growth? Explain.

   Yes. CAL FIRE facilities are strategically located to achieve the Department's mission.