

OPTION 1
DEMO BENNETT BUILDING

PWC Judicial Center New Construction

Pros and Cons Programming Phase 3-Options

	Zoning /Site Placement/Approvals	Schedule	Budget
Option 1 Demo Bennett Building	Most Efficient Use of the Site (+) Requires DHR Approval for Demolishing the Bennett Building (-) Requires Reinterment of the Civil War Soldiers (-) No guarantee for Approval of the Demolition of the Bennett Building (-) Requires Building Height Approval (-) Potential Community Opposition to Demo Bennett Building (-) Initial Construction Includes 4 Unoccupied Courtrooms (-)	24-Months Design Schedule (Current) Extends Design Schedule +/-12-Months	\$\$

DHR: The Virginia Department of Historical Resources
SHPO: State Historic Preservation Office

Date: 09.23.2025



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PRINCE WILLIAM COUNTY JUDICIAL CENTER
EXPANSION NEW FACILITY

OPTION 1 - DEMO BENNETT BUILDING



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PRINCE WILLIAM COUNTY JUDICIAL CENTER
EXPANSION NEW FACILITY

OPTION 1 - DEMO BENNETT BUILDING



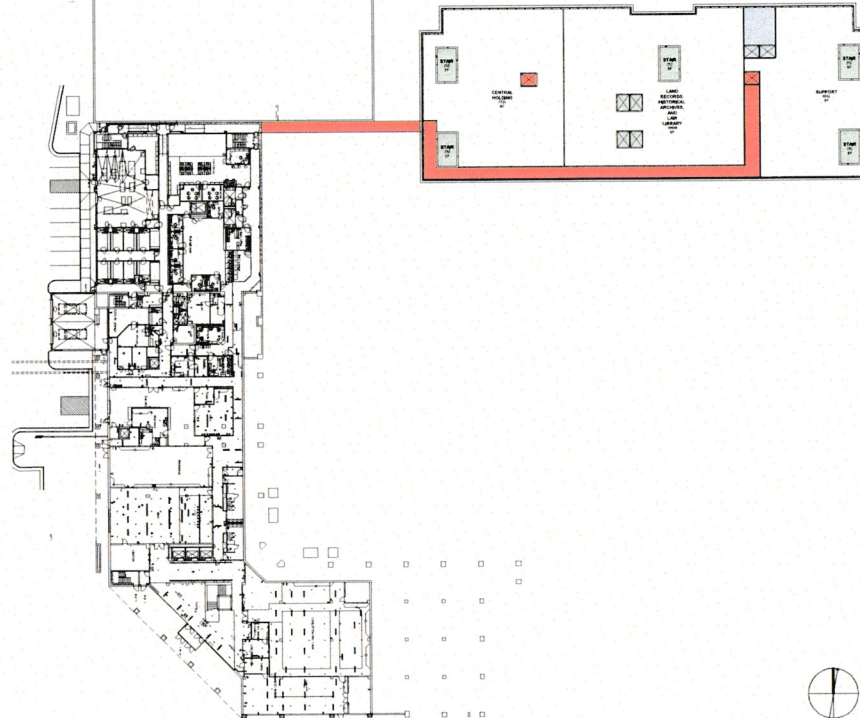
 **Dewberry**

PARKING ACROSS MOSBY STREET
633 SPACES
HEIGHT 45'-0"

PROPOSED
MOSBY STREET

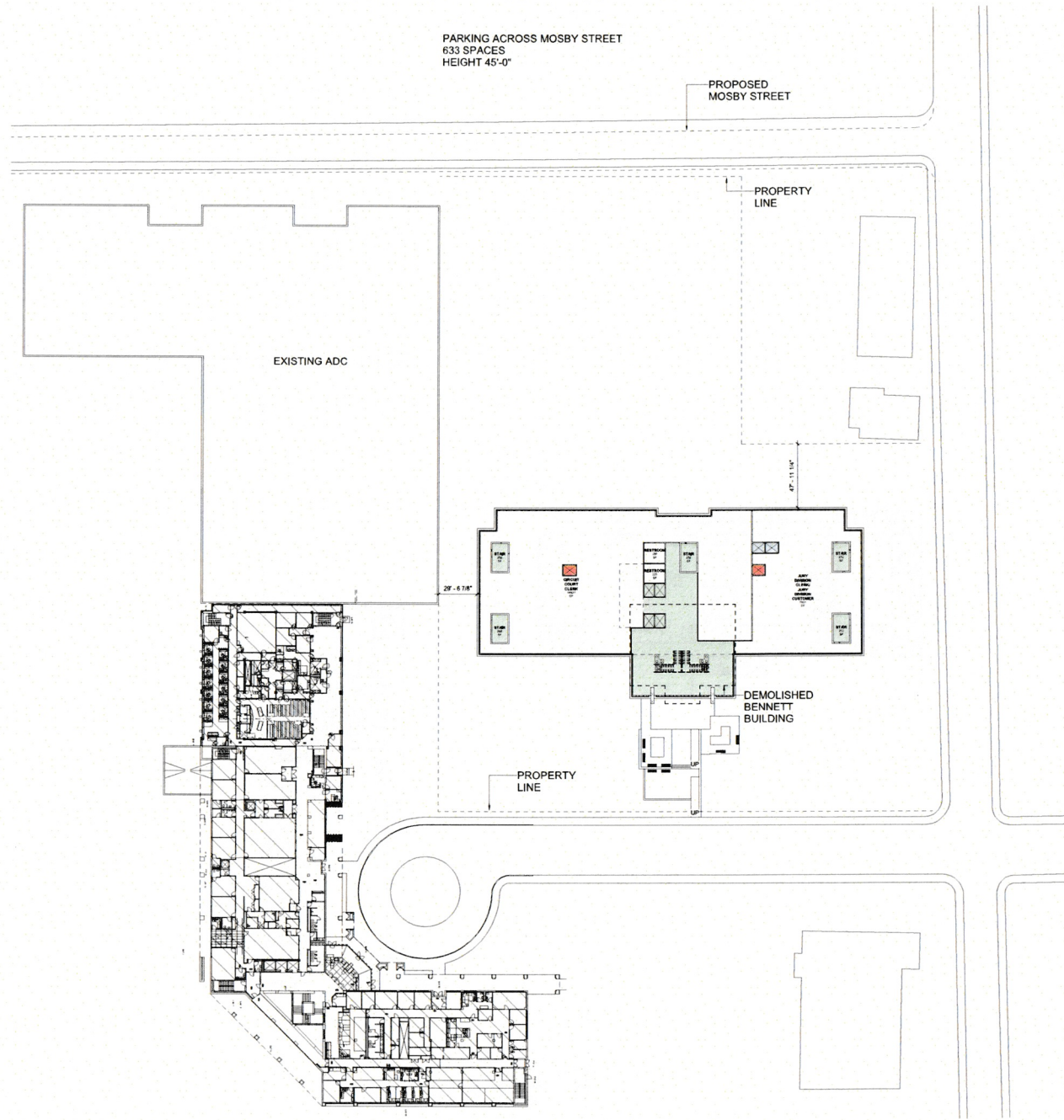
PROPERTY
LINE

EXISTING ADC



1 OPTION 1 BASEMENT
Scale: 1/32" = 1'-0"

PRINCE WILLIAM COUNTY JUDICIAL CENTER EXPANSION NEW FACILITY
OPTION 1 - DEMO BENNETT BUILDING



1 OPTION 1 FIRST FLOOR
Scale: 1/32" = 1'-0"

PRINCE WILLIAM COUNTY JUDICIAL CENTER EXPANSION NEW FACILITY
OPTION 1 - DEMO BENNETT BUILDING

OPTION 2

RENOVATE BENNETT BUILDING

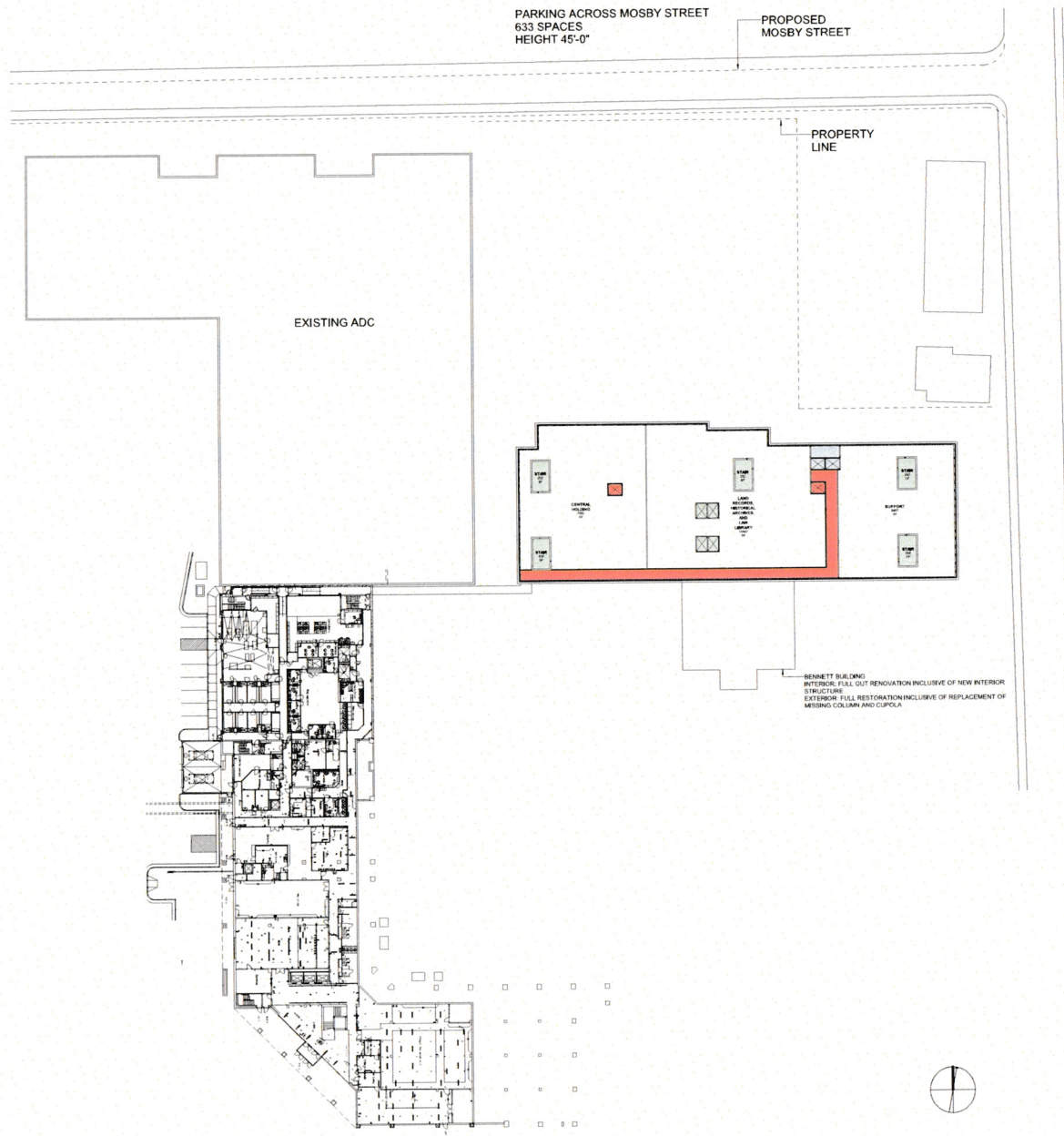


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PRINCE WILLIAM COUNTY JUDICIAL CENTER
EXPANSION NEW FACILITY

OPTION 2 - RENOVATE BENNETT BUILDING

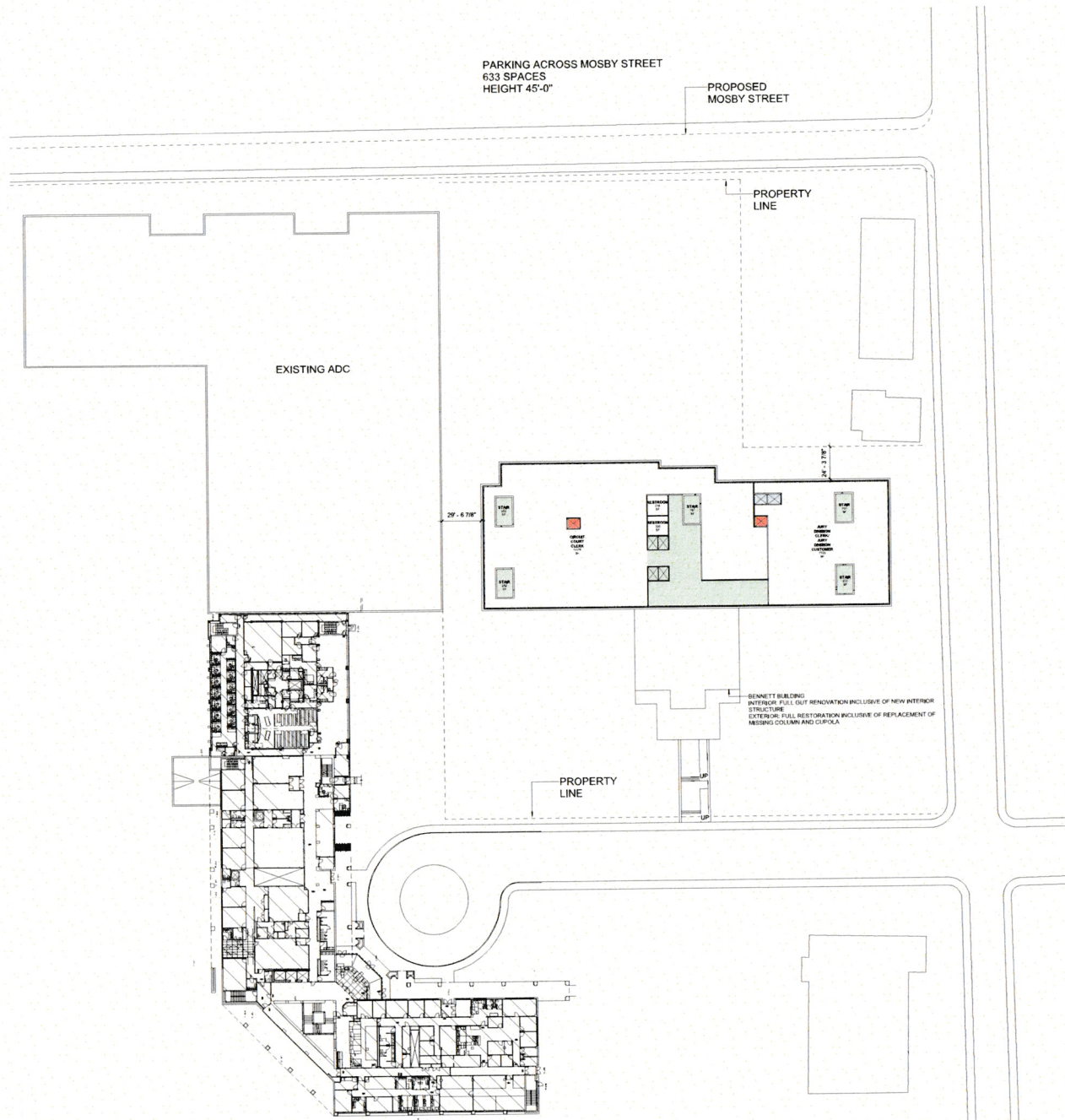


 **Dewberry**



1 OPTION 2 BASEMENT
Scale: 1/32" = 1'-0"

PRINCE WILLIAM COUNTY JUDICIAL CENTER EXPANSION NEW FACILITY
OPTION 2 - RENOVATE BENNETT BUILDING



1 OPTION 2 FIRST FLOOR
Scale: 1/32" = 1'-0"

PRINCE WILLIAM COUNTY JUDICIAL CENTER EXPANSION NEW FACILITY
OPTION 2 - RENOVATE BENNETT BUILDING

ROOM ABBREVIATION LEGEND		
W/A ROOM		WITNESS / ATTORNEY CONFERENCE ROOM
A-V		ATTORNEY INTERVIEW BOOTH
P-V		PRISONER INTERVIEW BOOTH
LW. CL		JUDICIAL LAW CLERK
T		TOILET
PRIS. CELL		PRISONER HOLDING CELL
S. CELL		SINGLE HOLDING CELL



1 OPTION 2 TYPICAL 2ND, 3RD, AND 4TH FLOORPLAN
Scale: 1/32" = 1'-0"

PRINCE WILLIAM COUNTY JUDICIAL CENTER EXPANSION NEW FACILITY
OPTION 2 - RENOVATE BENNETT BUILDING

PWC Judicial Center New Construction

Pros and Cons Programming Phase 3-Options

	Zoning /Site Placement/Approvals	Schedule	Budget
Option 2 Renovate Bennett Building	Anticipate Least Opposition from the Community (+) Bennett Building Becomes a Main Feature of the Courthouse (+/-) Benneth Building Compromises New Courthouse Building Sitting (-) Minimum Setback to Commercial Adjacent Property-North/East (-) Requires SHPO-DHR Approval Process (-) Requires Building Height Approval (-) Initial Construction Includes 4 Unoccupied Courtrooms (-)	24-Months Design Schedule (Current) Extends Design Schedule +/-12-Months	\$\$\$

DHR: The Virginia Department of Historical Resources
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Date: 09.23.2025

OPTION 3

MOVE BENNETT BUILDING



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SINCE WILLIAM COUNTY JUDICIAL CENTER
EXPANSION NEW FACILITY

OPTION 3 - MOVE BENNETT BUILDING





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PRINCE WILLIAM COUNTY JUDICIAL CENTER
EXPANSION NEW FACILITY

OPTION 3 - MOVE BENNETT BUILDING

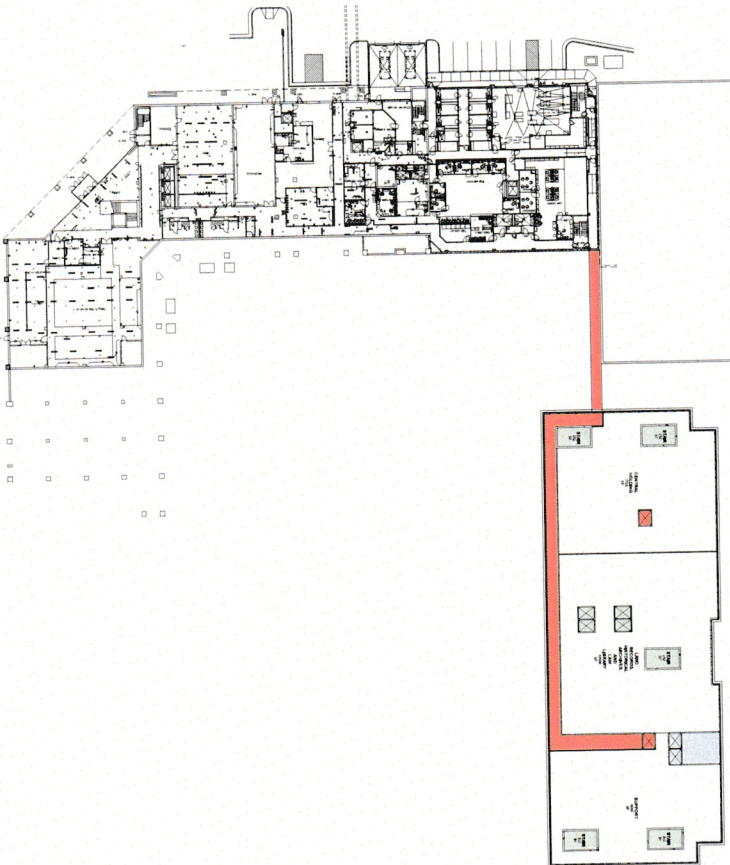


PARKING ACROSS MOSBY STREET
633 SPACES
HEIGHT 45'-0"

PROPOSED
MOSBY STREET

PROPERTY
LINE

EXISTING ADC



1 OPTION 3 BASEMENT
Scale: 1/2" = 1'-0"

PRINCE WILLIAM COUNTY JUDICIAL CENTER EXPANSION NEW FACILITY
OPTION 3 - MOVE BENNETT BUILDING

PARKING ACROSS MOSBY STREET
BUS SPACES
HEIGHT 45'0"

PROPOSED
MOSBY STREET

PROPERTY
LINE

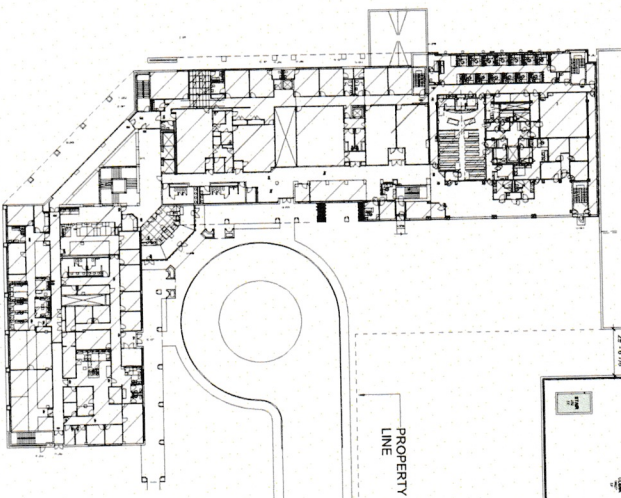
EXISTING ADC

28' - 0.00"

47' - 11.54"

PROPERTY
LINE

MOVE
BENNETT
BUILDING



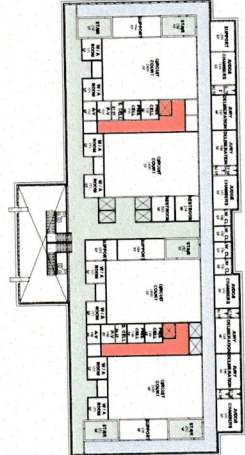
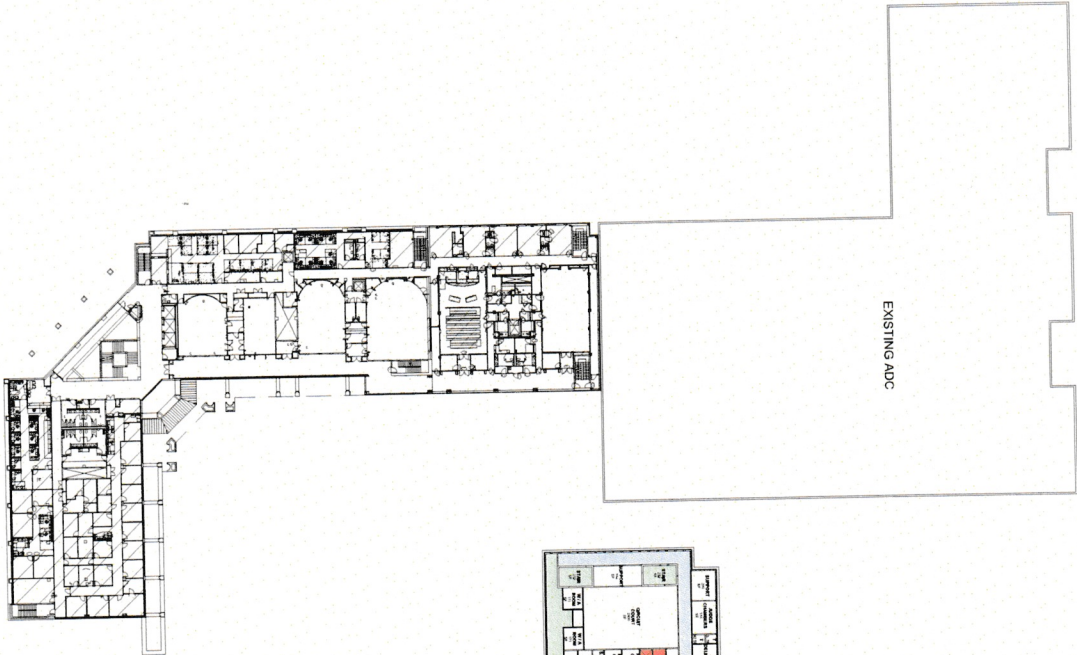
1 OPTION 3 FIRST FLOOR
Scale: 1/32" = 1'-0"

PRINCE WILLIAM COUNTY JUDICIAL CENTER EXPANSION NEW FACILITY
OPTION 3 - MOVE BENNETT BUILDING

ROOM ABBREVIATION LEGEND

W/A ROOM	ATTORNEY ATTORNEY CONFERENCE ROOM
AAV	ATTORNEY ATTORNEY ROOM
P.V	PERSONAL ATTORNEY ROOM
LW, CL	JUDICIAL LAW CLERK
T	TOILET
PRIS CELL	PERSONAL HOLDING CELL
S. CELL	SMALL HOLDING CELL

EXISTING ADC



1 OPTION 3 TYPICAL 2ND, 3RD, AND 4TH FLOOR PLAN
Scale: 1/32" = 1'-0"

PRINCE WILLIAM COUNTY JUDICIAL CENTER EXPANSION NEW FACILITY
OPTION 3 - MOVE BENNETT BUILDING

PWC Judicial Center New Construction

Pros and Cons Programming Phase 3-Options

Zoning /Site Placement/Approvals			Schedule	Budget
Option 3 Move Bennett Building	Most Efficient Use of the Site (Same as Option-1) (+)		24-Months Design Schedule (Current)	
	Anticipate Less Opposition From the Community than Option 1- Demo Bennett Building (+)			
	Requires SHPO Approval to Relocate Bennett Building (-)		Extends Design Schedule +/-12-Months	\$\$\$\$
	Requires Reinterment of the Civil War Soldiers (-)			
	Requires Building Height Approval (-)			
	Requires Finding a Suitable Site for Relocating the Bennett Building (-)			
	Anticipate Significant Cost Associated with Moving the Bennett Building (-)			
	Initial Construction Includes 4 Unoccupied Courtrooms (-)			Cost Risk

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PWC Judicial Center New Construction

Pros and Cons Programming Phase 3-Options

Zoning /Site Placement/Approvals				Schedule	Budget
Option 1 Demo Bennett Building	Most Efficient Use of the Site (+) Requires DHR Approval for Demolishing the Bennett Building (-) Requires Reimbursement of the Civil War Soldiers (-) No guarantee for Approval of the Demolition of the Bennett Building (-) Requires Building Height Approval (-) Potential Community Opposition to Demo Bennett Building (-) Initial Construction Includes 4 Unoccupied Courtrooms (-)	24-Months Design Schedule (Current) Extends Design Schedule +/-12-Months	\$\$		
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Option 3 Move Bennett Building	Most Efficient Use of the Site (Same as Option-1) (+) Anticipate Less Opposition From the Community than Option 1- Demo Bennett Building (+) Requires SHPO Approval to Relocate Bennett Building (-) Requires Reimbursement of the Civil War Soldiers (-) Requires Building Height Approval (-) Requires Finding a Suitable Site for Relocating the Bennett Building (-) Anticipate Significant Cost Associated with Moving the Bennett Building (-) Initial Construction Includes 4 Unoccupied Courtrooms (-)	24-Months Design Schedule (Current) Extends Design Schedule +/-12-Months	\$\$\$\$	Cost Risk	