San Antonio Joint Program Office
BRAC

Volume 3, Issue 9 September 2009

SAJPO September Newsletter

Highlights:

* BRAC deadline 2 years away
* BRAC growth brings opportunity
* BRAC construction contract update
* Medical Education and Training Campus on schedule to meet BRAC deadline
* Wright-Patterson AFB on track for move from Brooks City-Base

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San Antonio BRAC 2005 deadline 2 years away

San Antonio Joint Program Office (SAJPO)
RANDOLPH AFB, Texas --

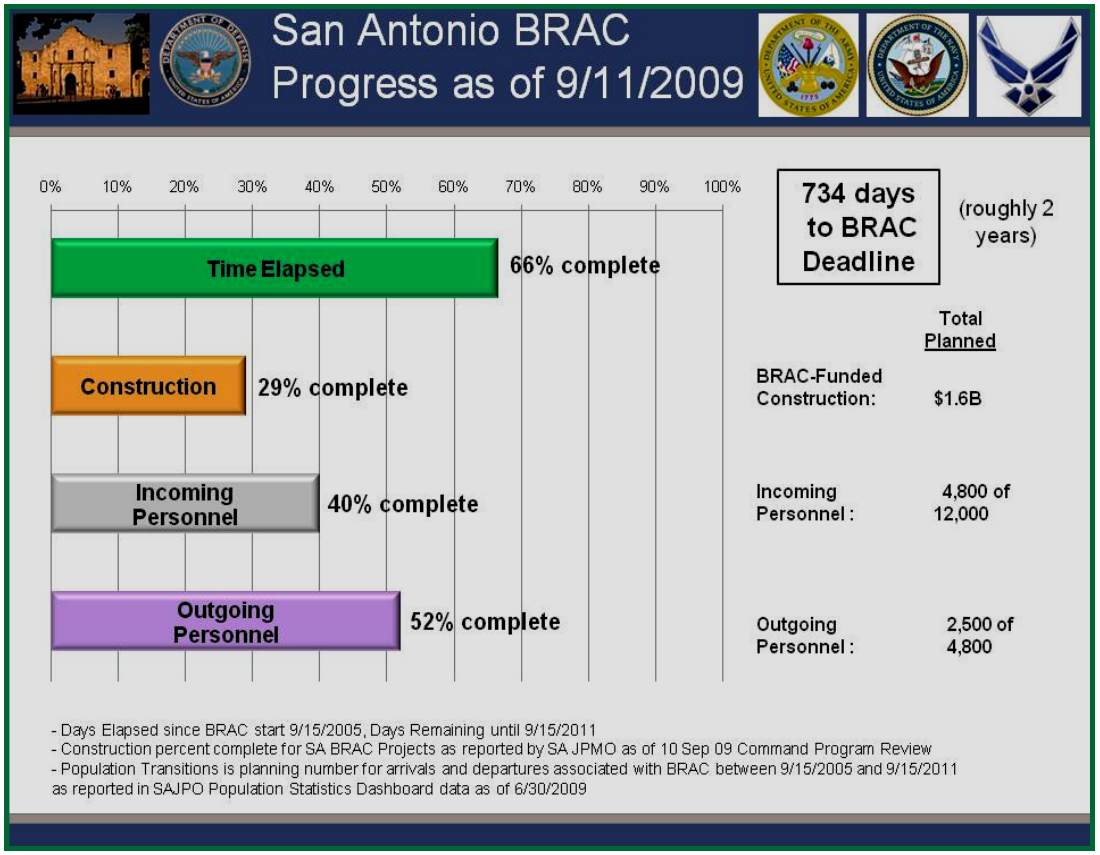
BRAC 2005 became law on November 9, 2005. The law requires BRAC actions be complete no later than September 15, 2011. Now, two years away to the deadline, the peak of construction activity is clearly evident with more than 2,200 construction workers spread around the various project sites.

BRAC projects alone to include new buildings and renovation projects, amount to more than 6 million square feet of space - roughly equivalent to 30 Wal-Mart Super-centers.

By the time BRAC 2005 execution is completed in 2011, it is estimated to have had a total of $8.3 billion in positive economic impact to the city of San Antonio.

This edition of the SAJPO newsletter will feature updates on BRAC projects.

New barracks are one of 78 major facilities under BRAC construction in San Antonio.



BRAC growth brings upheaval, opportunity to San Antonio

by Rob McIlvaine
Family and Morale, Welfare and Recreation Command (FMWRC) Public Affairs --

Construction on the Installation Management Command (IMCOM) campus at Fort Sam Houston is raising the dust with four buildings under complete renovation, one getting an addition, two being built from the ground up, and 2,400 people moving into new offices during the next two years.

"It's been a year-long process to get all the building plans developed and the approvals granted for all of these projects," IMCOM Transformation Office Program Manager Roy "R.J." Holley said.

With one of the buildings half completed, and contracts being awarded for the rest, Fort Sam, as it is colloquially known, continues to grow.

Construction, however, is not new to San Antonio, known as Military City USA. From the early days of Spanish exploration and the transformation of the Alamo, to providing the cutting edge in battlefield healthcare training, San Antonio's history is closely linked to military history.

"Base Realignment and Closures scheduled to occur in San Antonio could arguably be one of the City's largest economic development projects."

However, the Base Realignment and Closure activities scheduled to occur in San Antonio through September 2011 could arguably be one of the city's largest economic development projects.

San Antonio's four military facilities – Lackland and Randolph Air Force Bases, Camp Bullis and Fort Sam Houston – are expected to receive 5,000 additional jobs and 4,000 additional trainees, along with more than $3.1 billion in construction.

San Antonio is one of 12 locations worldwide where Department of Defense sites are combining to form joint bases. Under the 2005 BRAC Joint Basing plan for San Antonio, installation support functions at Fort Sam Houston will combine with those at Randolph and Lackland to support what will be the largest customer-based organization in the DoD when completed in 2011.

Restoration of historic structures on Fort Sam Houston will provide administrative space for about 3,000 military personnel and civilian employees. They will support a variety of realigned agencies and commands, including IMCOM, the Family and Morale, Welfare and Recreation Command, and the Army Environmental Command. The Mission and Installation Contracting Command and the Network Enterprise Technology Command, including the 106th Signal Brigade, also will be stationed there.

All told, BRAC is expected to bring 9,000 employees to Fort Sam Houston.

These renovation projects include about two dozen structures, many of which are more than 75 years old and several that are more than a century old. As federal historic renovation efforts, the projects are within the National Historic Preservation Act parameters.

"One of the nicest things about these historical structures, built in the 1930s as regimental barracks, is the open balconies that will allow people to move between offices by going outside on the second and third floors," Holley said about IMCOM headquarters. "The balconies face the summertime prevailing winds, allowing them to be nice and cool. A lot of business will probably be conducted on those balconies."

If there is insufficient room on the balconies, the buildings are designed with 30 percent more meeting rooms and conference areas than normal design guidelines.

These historic structures are arranged in the shape of a square with a new 168,000 square foot IMCOM headquarters being constructed in the middle.

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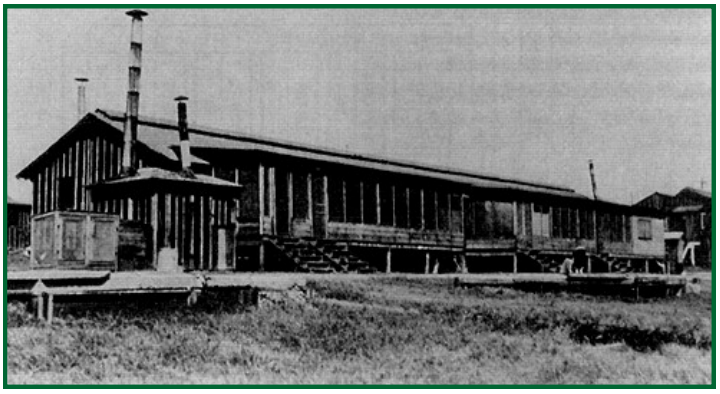

2 years to deadline: $118 million in construction contracts

U.S. Army Corps of Engineers
FORT WORTH, Texas --

The U.S. Army Corps of Engineers, Fort Worth District awarded $118.7 million in contracts for construction of two barracks to house Army personnel that will attend courses at the Medical Education and Training Campus (METC) on Fort Sam Houston.

These barracks will augment three dormitories that are already under construction as part of the ongoing development of METC, which will consolidate the enlisted medical training programs of all branches of the U.S. military as required by the 2005 Base Realignment and Closure (BRAC) law. The contracts went to Hensel Phelps Construction. The company operates a district office in Austin, Texas and is based in Greeley, Colorado.

The new Army barracks include a 366,000 square foot unit for 1,200 individuals and a 192,000 square foot facility for an additional 600 personnel. The three dormitories already being built will accommodate as many as 3,600 individuals and are intended for Air Force and Navy medical personnel that will also be trained at METC. Hensel Phelps is also constructing the dormitories, which share the same basic design with the barracks.

Specialists to be trained at METC include combat medics and Navy corpsmen, as well as radiology, nuclear medicine, pharmacy, and dental technicians. In addition to the dorms, METC's 1.9 million square feet of facilities will include classrooms, laboratories, a physical fitness center, and an 80,000 square foot dining facility.

These contract awards add to the momentum of BRAC and related military construction in San Antonio. The peak of construction activity for the BRAC program is projected to occur during the next two months. During this period, more than 2,200 construction workers are expected to be spread across the various project sites.

The barracks projects represent the 19th and 20th of more than 30 contracts that are scheduled to be awarded by the end of fiscal year 2009, which runs through September 30. These contracts, worth more than $700 million, are in addition to the $1.2 billion in BRAC and other military construction contracts that were awarded in fiscal year 2008. The construction contractors that have received contracts are hiring many subcontractors from the San Antonio area to help complete their projects.

The METC dining facility's 80,000 square feet would fit: 1,782 Smart for Two cars, 683 Humvees, or 240,000 loaves of bread. It will have the capacity to serve as many as 4,800 people during a single, 90-minute meal period as diners are rotated through the facility's 2,016 seats. (Photo courtesy: Joint Program Management Office)

Wright-Patterson on track for 711 HPW move from Brooks City-Base

San Antonio Joint Program Office (SAJPO) --

The evolution of the 711th Human Performance Wing at Wright-Patterson continues.

Under the terms of the 2005 Base Realignment and Closure law, units from Brooks City-Base, Texas; Mesa, Arizona; Holloman AFB, New Mexico; and Naval Air Station Pensacola, Florida, were designated to join existing elements of the Air Force Research Laboratory's Human Effectiveness Directorate to define Wright-Patterson as a Center of Excellence for Human Performance.

"Every day when I drive to work, I see the progress on construction of the 680,000 square-foot complex," Mr. Wells said. "While it is perhaps more difficult to see the progress happening in the unit itself, scheduling these classes is tangible proof that our consolidation here in Ohio is underway."

The establishment of the wing brings nearly 1000 new jobs and $200 million in construction projects to the Miami Valley. Barbara O'Brien, deputy engineering division chief with the 88th Air Base Wing Civil Engineer directorate, is overseeing BRAC construction projects at Wright-Patterson Air Force Base. She said BRAC construction efforts represent the largest military construction at the 8,145 acre base since World War II.

"Two years from BRAC deadline, Wright-Patterson Air Force Base BRAC construction is well underway and on-track," Ms. O'Brien said.

She added a key enabler was the "superb partnership" by the project delivery team for the 711th Human Performance Wing Complex and Naval Aerospace Medical Research Laboratory facilities, noting they were "aggressively seeking to improve on construction completion date and planned occupancy."

"Two years from the BRAC deadline, Wright-Patterson Air Force Base BRAC construction is well underway and on track."

BRAC growth brings upheaval, opportunity to San Antonio

(Continued from page 2)

Building 2264, the future home of Family and MWR Command, will begin renovation this November and be completed by May 2011.

In the meantime, 68 personnel, the majority of whom are relocating from the National Capital Region, will work at the FSH Community Club until the permanent lease space located off base becomes available in September.

IMCOM personnel moving to Fort Sam Houston this summer will experience some difficulty in accomplishing their daily work activities. But in two years the enormous amount of construction and the resulting consolidation of various departments will streamline workflow, reduce stress and contribute to an improved quality of life for Soldiers and Families.

"We're having growing pains, of course," said Bill Bradner, deputy Public Affairs officer and spokesperson for the Family and MWR Command. "Adapting to split operations is a challenge, and working through the IT issues has been frustrating, at times. But every day we're getting smarter and developing solutions to those challenges.

"We're looking forward to moving to the leased space this fall. Right now some of us are working on folding tables, taking our files and computers home every night, even sharing phones, copiers and printers. Moving to office space and establishing a more permanent infrastructure will be a huge step forward. Of course, there will be growing pains then, too. But the lessons we've learned making the move from Alexandria to Fort Sam should serve us well as we move into the leased space," Bradner said.

According to Bill Stickles, acting director of MWR Facilities, the new working spaces were based on the needs of each directorate.

"We were bound by certain building requirements," Stickles noted, "but we wanted to be sure each directorate would not be split up on different floors."

As of August 2009, the renovation of building 2265, which will house the FSH Directorate of Information Management and Headquarters IMCOM G6, is halfway completed, with a June 2010 target for completion.

Building 2266, which will house Headquarters IMCOM G1, G5 and IG, began renovation in July, with expected completion by May 2011. It should be mission ready 60 days later.

Building 2263, home to Army Environmental Command, will begin renovation this October with expected completion by 2011.

Those reporting for duty with AEC this year and next will work in Building 2000, beginning this December, until their new space is ready. This structure was built in 1908 to serve as the installation's new hospital, replacing the hospital that had been constructed in 1886.

"Each of the buildings has basements where conference rooms, training rooms, locker rooms with showers, and classrooms are being built," Holley said.

The three-story structure to be built in the middle of these buildings, on the original parade ground, will house the IMCOM Command Group, numbering about 900 people, bringing the total number to 2,400 moving onto the IMCOM campus. Construction will begin in November, with completion by June 2011.

"Renovation projects like these require extraordinary effort because intricate architectural features must be preserved to achieve an appearance that is true to the original designs," said David Thomas, director of the Joint Program Management Office, which is overseeing the San Antonio BRAC construction and renovation program. "Extra care and diligence are also necessary in carrying out the work because of the delicate state of some of these buildings."

All of the historic structures require extensive rehabilitation to become suitable for their new tenants. In most cases, existing interior partitions, electrical wiring, plumbing, climate control systems, and interior and exterior lighting fixtures need to be replaced.

"These buildings were meant to last," Holley said. "The original clay tile roofs will remain as they are, and the stucco on the outside walls, built with cinderblock and brick, only needed a paint job."

Fort Sam Houston, with construction beginning in 1876, is the ninth oldest Army installation with the most historic structures of any active military installation in America.

"Renovation projects like these require extraordinary effort because intricate architectural features must be preserved."

METC construction continues; classes start in June 2010

by Patrick Elliott
METC Marketing Office --

A panoply of sights and sounds wraps Fort Sam Houston as the Medical Education and Training Campus (METC) takes form. The interaction of heavy equipment, construction workers and the Army Corps of Engineers as they work with the METC Transformation and Integration Office (TIO) to build the structures of the METC produces an air of excitement and drama. The TIO works together as a team to move from the concepts within the BRAC mandate to the reality of a medical education and training campus by September 15, 2011.

In conjunction with the construction is the equally dramatic action of those working behind the scenes on strategic planning and programs, academic requirements and pedagogy, asset transfer from various training centers across the nation, administration placement, IM-IT needs, logistics and manpower planning.

The unifying point in all of this is the palpable enthusiasm among the Army, Navy and Air Force representatives who work together to achieve the goal of a state-of-the-art campus which will become the largest medical training and education campus of its type in the world.

METC construction alone is a staggering 2.6 million square feet of education, training, recreation and living space which includes dorms, instructional facilities, biomedical equipment technician (BMET) field training site, dining facility, fitness center, student union, energy plant, switch node and new facilities at Camp Bullis. The strategy of construction, like much of what you'll find from the TIO staff, is achieved by "out of the box" thinking.

"Unlike most government contracts we based our selection of construction contractors on the best value instead of the lowest bid," explains Dr. Scott Griffin, the facilities lead for the METC-TIO. "Our timeline was that METC facilities had to be up and running by September 15, 2011. The next priority was quality of construction and the last was accomplishing the first two goals within budget."

"We strategically decided," continued Griffin, "to make our contractor selections by looking at the competitive advantage of each builder. Translated, this means we hired those who were the best at what they did. We based our selection on a company's specific expertise, the quality of their product and their ability to meet our timeline."

The result has been construction running on or ahead of schedule.

The entire campus will be outfitted with the latest in 21st century technologies. "METC will be an all laptop campus featuring wireless hotspots and the blended learning of the classroom with online training, offering students and faculty a wide variety of resources," beams Major Manny Dominguez the METC Chief Information Officer.

"The METC campus portal will provide a focal point for all faculty, staff and students," continues Major Dominguez. "It is our goal to provide instructors and students with a wide array of support with on-demand learning from anywhere on campus at anytime whether they are in the classroom, at the dorm or just need a podcast that they can listen to as they jog."

With a throughput of 46 thousand students each year the METC will provide a Rapid Reaction Force to solve the inevitable IT problems of students, faculty and staff. This will be based in a customer support center with a portal self-help knowledge base for problem solving. The customer support center will also feature online live chat advisors for those problems that go beyond self-help.

"One of the biggest challenges we face now is to get this all completed within the next 10 months when the first classes start in June of 2010," states Dominguez. "Our strategy is for our campus technology to lead the way."

The Army Medical Department Center & School, US Naval School of Health Sciences San Diego, CA., Naval School of Health Sciences Portsmouth, VA. and Naval Hospital Corps School Great Lakes, IL. and the Air Force's 882d Medical Group from Sheppard Air Force Base, Wichita Falls, TX will make up the faculty and staff of the METC. "Instructors coming from different learning centers will be given an orientation so that there will be a unity to the METC, a 'METC way' if you will, to teaching and living within a tri-service environment," explains Lt Col Janelle Costa the METC-TIO Director of Plans and Operations.

"To meet the September 15, 2011 deadline set by the BRAC there will be a phased migration of the Army, Navy and Air Force medical education and training facilities to the METC starting in June of 2010 which is right around the corner," says Costa. "METC-TIO team members have been working closely with all stakeholders including the five service learning centers to ensure a smooth transition to METC. We have all been working together to lay the ground work for the METC to provide the highest quality medical education and training available."

Dr. Scott Griffin, facilities lead for the METC-TIO, talks with Guillermo Gomez, Supervisor Construction Rep., U.S. Army Corps of Engineers about the METC Navy dorms. (Photo courtesy: Patrick Elliott)

Last Month in BRAC News

BRAC News Stories Posted on the SAJPO Portal

08.28.2009 -- BRAC work providing city multi-billion dollar shot in the arm - SA Business Journal
08.25.2009 -- City Council Approves Restrictions Near Camp Bullis - KTSA
08.24.2009 -- Army awards barracks contracts totaling more than $100 million - SA Business Journal
08.24.2009 -- Fort Sam building pacts awarded - SA Express News
08.23.2009 -- Army Deploys Endangered Bird in Fight against Urban Sprawl - All Gov
08.22.2009 -- Fort Sam transformation under way - SA Express News
08.22.2009 -- We're late on Bullis - let's finally get it right - SA Express News
08.20.2009 -- Williams addresses Camp Bullis in first town hall - SA Communities
08.20.2009 -- Army medic-training home fending off Texas sprawl - AP
08.19.2009 -- Habitat plan is vital for region - SA Express News
08.19.2009 -- It's getting darker around Camp Bullis - KTSA
08.19.2009 -- City, County moving to protect Camp Bullis - WOAI
08.19.2009 -- Ordinance tightens rules for developers near Bullis - SA Express News
08.19.2009 -- San Antonio universities designated as 'Military Friendly Schools' - SA Business Journal
08.18.2009 -- East Siders mobilize to save Sam Houston - SA Express News
08.18.2009 -- County Dims Camp Bullis -Area Lights - KSAT
08.17.2009 -- Consolidation receives support from Lockheed Martin - PR Newswire
08.14.2009 -- East Side schools are not islands - SA Express News
08.14.2009 -- ACS will add 300 jobs at Port San Antonio - SA Business Journal
08.13.2009 -- Species Act ordinance called weak - SA Express News
08.13.2009 -- Lackland cleared as home for Cyber Command headquarters - SA Business Journal
08.12.2009 -- Plan seeks to map out habitat for area species - SA Express News
08.12.2009 -- Parsons selected for MMRP site work - UPI
08.12.2009 -- Air Force welcomes 20th surgeon general - AF Times
08.11.2009 -- Newcomers see Dignowity as 'land of opportunity' - SA Communities
08.05.2009 -- Walzem Road area defies heavy odds - SA Communities
08.03.2009 -- 502nd Air Base Wing stands up as joint venture - AF Times
08.02.2009 -- Camp Bullis rhetoric likely empty - SA Express News

Event	POC	Date
SAJPO Communications Team Meeting	Ron Rogers	9/15/2009
Community Development Summit	James Henderson	9/16/2009
Military Transformation Task Force Meeting	James Henderson	9/18/2009
Executive Integration Oversight Board - Medical Adv.	Ron Rogers	9/16/2009
Executive Integration Oversight Board - Medical	Ron Rogers	9/24/2009

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