



Army Family Housing

**Fiscal Year (FY) 2009 Budget Estimate
Justification Data Submitted to Congress**

February 2008

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
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ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

(\$ in Thousands)

FY 2009 Budget Request	\$1,394,690
FY 2008 Current Estimate	\$1,156,320
FY 2008 President Budget Request	\$1,162,320

PURPOSE AND SCOPE

The Army Family Housing (AFH) Budget Request supports the operation, maintenance, leasing, privatization and construction of military Family housing worldwide. The FY 2009 Budget Request supports the Department's goal of funding the elimination of inadequate Family housing units. The Army's 2009 Budget Request of \$1,394,690,000 includes funding to support the Secretary of Defense's commitment to Grow the Army and improve military housing for our Soldiers and their Families.

MAJOR FACTORS

Army Family Housing Operations: Annual changes to the inventory drive program changes in most budget accounts. Programmatic adjustments to the FY 2009 request include savings associated with a declining inventory partially offset by the higher cost of operations of the remaining owned inventory which are primarily located at foreign and overseas locations. Reductions in government-owned inventory, as summarized in the FH-2 display, are primarily the result of privatization, while foreign inventory reductions reflect inactivation of European facilities.

Army Family Housing Construction: The FY 2009 request includes construction of 326 Family housing units to replace units which are not economical to revitalize and will be returned to the host nation or converted to other use. Also included in the FY 2009 request is construction of 216 new housing units in Korea, as well as improvements to existing Family housing units requiring major improvements, or revitalization.

EFFECT OF PRIVATIZATION

The Army continues to make progress in eliminating inadequate Family housing and improving the well being of Army's Soldiers and their Families. Our housing privatization program has been so successful that we will continue to privatize Family housing in FY 2009 through the Residential Communities Initiative (RCI) Program.

As our privatization efforts continue, AFH government owned inventory decreases, causing an increase in the Military Personnel Army (MPA) appropriation to support payment of the Basic Allowance for Housing (BAH) to Soldiers living in privatized housing. Soldiers pay rent equal to the BAH for their location. Rental income to the privatization partner provides the revenue stream to financially support construction, renovation, repair, maintenance, and management of the Family housing.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY (Continued)

PROGRAM SUMMARY

Authorization is requested for the performance of certain operation, maintenance, leasing, privatization, and construction of Army Family Housing in the amount of \$1,394,690,000 for:

Appropriation of \$1,394,690,000 is requested to fund:

- a. Family Housing Construction and
- b. Family Housing Operations already authorized in existing legislation.

REQUEST

A summary of the Fiscal Year 2009 AFH funding program follows:

	<u>(\$ in Thousands)</u>	<u>(\$ in Thousands)</u>
CONSTRUCTION REQUEST		\$678,580
New Construction	258,000	
Post Acquisition Construction	420,001	
Planning and Design	579	
 OPERATIONS AND MAINTENANCE REQUEST		 \$716,110
Operations	126,021	
Maintenance of Real Property	252,189	
Utilities	<u>113,017</u>	
Subtotal Government Owned	491,227	
Leasing	192,849	
Privatization	32,034	
 TOTAL FAMILY HOUSING APPROPRIATION REQUEST		 \$1,394,690
 REIMBURSABLE PROGRAM		 \$18,000
 TOTAL FAMILY HOUSING PROGRAM		 \$1,412,690

DEPARTMENT OF THE ARMY
 FISCAL YEAR 2009
 ARMY FAMILY HOUSING
 NEW CONSTRUCTION (Part IIA)
 (DOLLARS ARE IN THOUSANDS)
 OUTSIDE THE UNITED STATES

STATE	INSTALLATION (COMMAND)	AUTHORIZATION	APPROPRIATION
-----	-----	REQUEST	REQUEST
PROJECT	PROJECT TITLE	-----	-----
NUMBER	-----	-----	-----
-----	-----	-----	-----
Germany	Germany Various (IMCOM)		
	Wiesbaden Mil Cmty		
62327	Family Housing Replacement Construction	32,000	32,000
66245	Family Housing Replacement Construction	20,000	20,000
66318	Family Housing Replacement Construction	43,000	43,000
66319	Family Housing Replacement Construction	38,000	38,000
		-----	-----
	SUBTOTAL Germany Various Part IIA	\$ 133,000	133,000
	* TOTAL AFH FOR Germany	\$ 133,000	133,000
Korea	Korea Various (IMCOM)		
	Camp Humphreys		
70674	Family Housing New Construction	125,000	125,000
		-----	-----
	SUBTOTAL Korea Various Part IIA	\$ 125,000	125,000
	* TOTAL AFH FOR Korea	\$ 125,000	125,000
	** TOTAL OUTSIDE THE UNITED STATES FOR AFH	\$ 258,000	258,000
	MILITARY CONSTRUCTION (Part IIA) TOTAL	\$ 258,000	258,000

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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DEPARTMENT OF THE ARMY
FISCAL YEAR 2009
ARMY FAMILY HOUSING
POST ACQUISITION (Part IIB)
(DOLLARS ARE IN THOUSANDS)
INSIDE THE UNITED STATES

STATE	INSTALLATION (COMMAND)		AUTHORIZATION	APPROPRIATION
-----	-----		REQUEST	REQUEST
PROJECT	PROJECT TITLE		-----	-----
NUMBER	-----		-----	-----
-----	-----		-----	-----
Alaska	Fort Greely (IMCOM)			
66647	Family Housing Privatization		36,200	36,200
			-----	-----
	SUBTOTAL Fort Greely Part IIB	\$	36,200	36,200
	Fort Wainwright (IMCOM)			
66646	Family Housing Privatization		30,000	30,000
			-----	-----
	SUBTOTAL Fort Wainwright Part IIB	\$	30,000	30,000
	* TOTAL AFH FOR Alaska	\$	66,200	66,200
Colorado	Fort Carson (IMCOM)			
71214	Family Housing Privatization		103,000	103,000
			-----	-----
	SUBTOTAL Fort Carson Part IIB	\$	103,000	103,000
	* TOTAL AFH FOR Colorado	\$	103,000	103,000
Georgia	Fort Stewart (IMCOM)			
71216	Family Housing Privatization		103,801	103,801
			-----	-----
	SUBTOTAL Fort Stewart Part IIB	\$	103,801	103,801
	* TOTAL AFH FOR Georgia	\$	103,801	103,801
Texas	Fort Bliss (IMCOM)			
71215	Family Housing Privatization		127,000	127,000
			-----	-----
	SUBTOTAL Fort Bliss Part IIB	\$	127,000	127,000
	* TOTAL AFH FOR Texas	\$	127,000	127,000
	** TOTAL INSIDE THE UNITED STATES FOR AFH	\$	400,001	400,001

DEPARTMENT OF THE ARMY
 FISCAL YEAR 2009
 ARMY FAMILY HOUSING
 POST ACQUISITION (Part IIB)
 (DOLLARS ARE IN THOUSANDS)
 OUTSIDE THE UNITED STATES

STATE	INSTALLATION (COMMAND)	AUTHORIZATION	APPROPRIATION
-----	-----	REQUEST	REQUEST
PROJECT	PROJECT TITLE	-----	-----
NUMBER	-----	-----	-----
-----	-----	-----	-----
Germany	Germany Various (IMCOM)		
	Wiesbaden Mil Cmty		
62486	Family Housing Improvements	20,000	20,000
		-----	-----
	SUBTOTAL Germany Various Part IIB	\$ 20,000	20,000
	* TOTAL AFH FOR Germany	\$ 20,000	20,000
	** TOTAL OUTSIDE THE UNITED STATES FOR AFH	\$ 20,000	20,000

DEPARTMENT OF THE ARMY
 FISCAL YEAR 2009
 ARMY FAMILY HOUSING
 POST ACQUISITION (Part IIB)
 (DOLLARS ARE IN THOUSANDS)
 WORLDWIDE

STATE	INSTALLATION (COMMAND)	AUTHORIZATION	APPROPRIATION
-----	-----	-----	-----
PROJECT	PROJECT TITLE	REQUEST	REQUEST
NUMBER	-----	-----	-----
-----	-----	-----	-----
Worldwide Various	Planning and Design (PLNGDES)		
62212	Family Housing P&D	579	579
		-----	-----
	SUBTOTAL Planning and Design Part IIB	\$ 579	579
	* TOTAL AFH FOR Worldwide Various	\$ 579	579
	** TOTAL WORLDWIDE FOR AFH	\$ 579	579
	MILITARY CONSTRUCTION (Part IIB) TOTAL	\$ 420,580	420,580

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
PERFORMANCE METRICS

The Army will fund elimination of all enduring inadequate Family housing worldwide by the end of FY 2009. The FY 2009 Budget Estimate funds the replacement of 326 units, improvement of 97 units, converts/demolishes the remaining 120 inadequate units, and privatization at Fort Greely. Additionally, operational control of privatized Family housing at Fort Huachuca, Yuma Proving Grounds, Aberdeen Proving Grounds, Fort Sill, Fort Wainwright, and Fort Greely will transfer to the developer in FY 2009. Exhibits FH-7 and FH-8 to follow outline the elimination of the inadequate Family housing identified below.

Inadequate Family Housing Inventory

FY 2005, Beginning of Year,

Government Owned Inventory: 69,995 units

Total Inadequate: 44,631 units

Percent Inadequate (excluding privatized units): 64%

**ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY**

FH-7 Exhibit: Summary of Inadequate Unit Elimination

	<u>FY2005</u>	<u>FY2006</u>	<u>FY2007</u>	<u>FY2008</u>	<u>FY2009</u>	<u>FY2010</u>	<u>FY2011</u>	<u>FY2012</u>	<u>FY2013</u>
Beginning Fiscal Year Inventory	69,995	50,805	37,835	32,224	29,225	21,366	19,571	16,961	16,739
Adequate Inventory	25,364	19,053	17,515	19,269	17,762	13,923	12,727	11,913	11,691
Inadequate Inventory	44,631	31,752	20,320	10,438	543	-	-	-	-
Transitional Inadequate Inventory *				2,517	10,920	7,443	7,060	5,264	5,264
Percent Inadequate	64%	62%	54%	32%	2%	0%	0%	0%	0%
Budget Impact									
Inadequate Reduced	12,879	11,432	9,882	9,895	543	-	-	-	-
Milcon/O&M	1,922	1,832	2,203	138	423	-	-	-	-
Privatization	9,833	8,269	3,143		-	-	-	-	-
Demolition/Divestiture *	1,124	1,331	3,875	9,757	120	-	-	-	-
Funded by Host Nation	-	-	661		-	-	-	-	-
Adequate Units Privatized	7,935	3,133	1,398	1,519	4,612	1,229	-	-	-
Adequate change by Other **	(298)	(237)	250	(126)	350	33	(814)	(222)	1
Estimated EOY Inadequate Inventory	31,752	20,320	10,438	543	-	-	-	-	-
Estimated EOY Adequate Inventory	19,053	17,515	19,269	17,762	13,923	12,727	11,913	11,691	11,692
Estimated EOY Transitional Inadequate Inventory *			2,517	10,920	7,443	7,060	5,264	5,264	5,264
Estimated EOY Total Inventory	50,805	37,835	32,224	29,225	21,366	19,787	17,177	16,955	16,956

Note: Inventory adjustments are based on estimated date the units are privatized (no longer requiring FH O&M funds) or year in which budgeted for traditional family housing

* Includes Surplus, BRAC, & Non-Enduring Foreign Units beginning fiscal year 2007

** Closed Bases, Transfer to Host Nation, New Construction or Acquisition, etc.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2005

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
Total Units at Beginning of FY 2005	69,995	44,631	12,879
FY 2005 Total Traditional Construction (MILCON) Projects and AFH O&M Projects to Eliminate Inadequate Units			
Construct/Improve/Fort Jackson	1,186	956	298
Construct/Improve/Fort Riley	3,052	1,827	434
Construct/Improve/West Point Military Academy	997	140	36
Construct/Improve/Grafenwoehr 409th BSB	273	60	48
Construct/Improve/Stuttgart 6th ASG	1,648	843	47
Construct/Replace/Fort Huachuca	1,505	1,204	201
Construct/Replace/Fort Lee	1,324	867	196
Construct/Replace/Fort Richardson	1,209	941	82
Construct/Replace/Fort Riley	3,052	1,393	126
Construct/Replace/Fort Sill	1,415	792	247
Construct/Replace/Fort Wainwright		769	-
Construct/Replace/White Sands Proving Grounds	730	361	156
Construct/Replace/Yuma Proving Grounds	261	253	49
Minor M&R/Fort Huachuca	1,505	946	2
FY 2005 Total Units Privatized (no longer require AFH O&M) to Eliminate Inadequate Housing			
RCI/ Fort Bliss/White Sands Missile Range	3,081	1,849	1,849
RCI/ Fort Drum	2,272	2	2
RCI/ Fort Eustis/Story	1,115	1,103	1,103
RCI/ Fort Sam Houston	924	315	315
RCI/ Fort Shafter/ Schofield Barracks	7,880	4,118	4,118
RCI/ Fort Leonard Wood	2,496	2,446	2,446

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2005 (Continued)

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
FY 2005 Total Units Demolished/ Divested/ or Otherwise Permanently Removed From Family Housing Inventory			
Demolition/Aberdeen Proving Grounds	1,064	623	39
Demolition/Fort Huachuca (Part of Replacement Project)	1,505	1,003	57
Demolition/Fort Jackson (Part of Improvement Project)	1,186	658	74
Demolition/Fort Jackson	1,186	584	4
Demolition/Fort Knox	2,882	2,721	45
Demolition/Fort Lee (Part of Replacement Project)	1,324	671	110
Demolition/Fort Monmouth	673	492	6
Demolition/West Point Military Academy	997	104	31
Demolition/Yuma Proving Grounds (Part of Replacement Project)	261	204	25
Demolition/Ansbach 235th BSB	1,087	361	35
Demolition/Bad Aibling Station (Return to Host Nation)	122	122	122
Demolition/Baumholder 222rd BSB (Return to Host Nation)	1,871	1,416	77
Demolition/Camp Zama	1,021	735	65
Demolition/Giessen 284th BSB (Return to Host Nation)	1,675	1,574	84
Demolition/Grafenwoehr 409th BSB (Part of Improvement Project)	273	12	12
Demolition/Hanau 414th BSB	1,964	1,710	43
Demolition/Heidelberg 411th BSB	1,979	1,283	180
Demolition/Mannheim 293rd BSB	2,049	1,553	1
Demolition/Schweinfurt 280th BSB	952	790	18
Demolition/Stuttgart 6th ASG (Part of Improvement Project)	1,648	796	13
Demolition/Vilseck 409th BSB	1,222	152	2
Total Units at End of FY 2005	50,805	31,752	12,879

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2006

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
Total Units at Beginning of FY 2006	50,805	31,752	11,432
FY 2006 Total Traditional Construction (MILCON) Projects and AFH O&M Projects to Eliminate Inadequate Units			
Construct/Improve/Fort Huachuca	1,062	944	20
Construct/Improve/Fort Lee	1,324	561	128
Construct/Improve/West Point Military Academy	966	73	36
Construct/Improve/Ansbach 235th BSB	1,001	326	60
Construct/Improve/Garmisch	109	31	25
Construct/Improve/Stuttgart 6th ASG	1,597	783	330
Construct/Improve/Vilseck 409th BSB	1,220	150	134
Construct/Improve/Wiesbaden 221st BSB	2,679	1,327	379
Construct/Replace/Fort Huachuca	1,062	924	131
Construct/Replace/Fort Lee	1,324	433	96
Construct/Replace/Fort Richardson	1,209	859	117
Construct/Replace/Fort Sill	1,415	545	129
Construct/Replace/Fort Wainwright	1,380	769	212
Construct/Replace/Yuma Proving Ground	191	179	35
FY 2006 Total Units Privatized (No Longer Require AFH O&M) to Eliminate Inadequate Housing			
RCI/ Carlisle Barracks/Picatiny Arsenal	426	347	347
RCI/ Fort Benning	4,011	3,800	3,800
RCI/ Fort Gordon	876	592	592
RCI/ Fort Leavenworth	1,578	1,227	1,227
RCI/ Fort Rucker	1,513	1,036	1,036
RCI/ Fort Riley	3,052	1,267	1,267

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2006 (Continued)

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
FY2006 Total Units Demolished/ Divested/ or Otherwise Permanently Removed from Family Housing Inventory			
Demolition/Fort Huachuca (Part of Replacement Project)	1,062	793	44
Demolition/Fort Lee (Part of Replacement Project)	1,324	337	70
Demolition/Fort Myer	178	118	118
Demolition/Fort Wainwright (Part of Replacement Project)	1,380	557	60
Demolition/Natick Soldier Systems Center	80	9	2
Demolition/Red River Army Depot	1	1	1
Demolition/Redstone Arsenal	463	202	2
Demolition/West Point Military Academy	966	37	2
Demolition/Yuma Proving Grounds (Part of Replacement Project)	191	144	52
Demolition/Camp Hialeah	90	90	90
Demolition/Camp Zama	1,010	670	28
Demolition/Garmisch (Part of Improvement Project)	109	6	6
Demolition/Giessen	1,591	1,490	400
Demolition/Hanau 414th BSB	1,921	1,667	16
Demolition/Heidelberg 411th BSB	1,799	1,103	3
Demolition/Schweinfurt 280th BSB	934	772	183
Demolition/Stuttgart 6th ASG (Part of Improvement Project)	1,597	453	142
Demolition/Vilseck 409th BSB (Part of Improvement Project)	1,220	16	16
Demolition/Wiesbaden 221st BSB (Part of Improvement Project)	2,679	948	96
Total Units at End of FY 2006	37,835	20,320	11,432

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2007

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
Total Units at Beginning of FY 2007	37,835	20,320	9,882
FY 2007 Total Traditional Construction (MILCON) Projects and AFH O&M Projects to Eliminate Inadequate Units			
Construct/Improve/Fort Huachuca	1,443	749	16
Construct/Improve/Fort Richardson	1,107	742	86
Construct/Improve/Fort Sill	1,415	416	416
Construct/Improve/Stuttgart 6th ASG	1,578	311	242
Construct/Improve/Wiesbaden 221st BSB	2,677	852	174
Construct/Improve/Ansbach 235th BSB	1,001	266	116
Construct/Replace/Fort Huachuca	1,443	733	119
Construct/Replace/Fort McCoy	25	13	13
Construct/Replace/Fort Richardson	1,107	656	162
Construct/Replace/Fort Wainwright	1,267	497	234
Construct/Replace/Pine Bluff Arsenal	44	44	6
FY 2007 Total Units Privatized (No Longer Require AFH O&M) to Eliminate Inadequate Housing			
RCI/ Fort Knox	2,861	2,676	2,676
RCI/ Fort Lee	1,219	267	267
RCI/ Redstone Arsenal	461	200	200

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2007 (Continued)

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
FY 2007 Total Units Demolished/ Divested/ or Otherwise Permanently Removed from Family Housing Inventory			
Demolition/Fort Huachuca (Part of Replacement)	1,443	614	149
Demolition/Fort Richardson (Part of Improvement)	1,107	494	24
Demolition/Fort Wainwright (Part of Replacement)	1,267	263	126
Demolition/Ansbach 235th BSB (Part of Improvement Project)	1,001	150	12
Demolition/Camp Zama	994	642	5
Demolition/Stuttgart 6th ASG (Part of Improvement)	1,578	69	69
Demolition/Watervliet Arsenal	71	71	51
Demolition/Wiesbaden 221st BSB (Part of Improvement)	2,677	678	60
Demolition/Wuerzburg 417th BSB (Kitzingen Closing)	1,433	1,104	781
Divest/Schweinfurt 280th BSB	751	589	43
FY 2007 Total Units Addressed by Others (Host Nation, Minor M&R, or Excess)			
Funded by Host Nation/ Camp Walker	100	24	24
Funded by Host Nation/ Camp Zama	994	637	637
Funded with Minor M&R (non-project)/Fort McNair	29	8	8
Funded with Minor M&R (non-project)/Fort Richardson	1,107	470	430
Funded with Minor M&R (non-project)/Fort Wainwright	1,267	137	137
Funded with Minor M&R (non-project)/Iowa Army Ammunition Plant	2	2	2
Funded with Minor M&R (non-project)/Lake City Army Ammunition Plant	11	11	11
Funded with Minor M&R (non-project)/Letterkenny	4	4	4
Funded with Minor M&R (non-project)/Natick Soldier Systems Center	78	7	7
Funded with Minor M&R (non-project)/Watervliet Arsenal	71	20	20

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2007 (Continued)

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
FY 2007 Total Units Addressed by Others (Host Nation, Minor M&R, or Excess) (Continued)			
Redesignated as Excess/Aberdeen Proving Grounds	1,023	584	584
Redesignated as Excess/Fort Huachuca	1,443	465	465
Redesignated as Excess/Fort Jackson	1,170	580	580
Redesignated as Excess/Fort Monroe (BRAC)	168	84	84
Redesignated as Excess/Fort Monmouth (BRAC)	667	486	486
Redesignated as Excess/Fort McPherson (BRAC)	112	42	42
Redesignated as Excess/Fort Richardson	1,107	40	40
Redesignated as Excess/Pine Bluff Arsenal	44	38	38
Redesignated as Excess/Selfridge Air National Guard Base (BRAC)	548	103	103
Redesignated as Excess/Umatilla Chemical Depot (BRAC)	6	6	6
Redesignated as Excess/West Point Military Academy	964	35	35
Redesignated as Excess/Yuma Proving Grounds	198	92	92
Total Units at End of FY 2007	32,224	10,438	9,882

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2008

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
Total Units at Beginning of FY 2008	32,224	10,438	9,895
FY 2008 Total Traditional Construction (MILCON) Projects and AFH O&M Projects to Eliminate Inadequate Units			
Construct/Replace/Ansbach 235th BSB	1,001	138	138
FY 2008 Total Units Privatized (No Longer Require AFH O& M) to Eliminate Inadequate Housing			
RCI/ Fort Jackson	1,170	-	-
RCI/ West Point Military Academy	964	-	-
FY 2008 Total Units Demolished/ Divested/ or Otherwise Permanently Removed from Family Housing Inventory			
Demolition/Wiesbaden 221st BSB	2,664	618	75
Redesignated as Excess/Babenhausen 233rd BSB (Non-enduring)	513	513	513
Redesignated as Excess/Bamberg 279th BSB (Non-enduring)	743	693	693
Redesignated as Excess/Baumholder 222rd BSB (Non-enduring)	1,796	1,339	1,339
Redesignated as Excess/Darmstadt 233rd BSB (Non-enduring)	931	604	604
Redesignated as Excess/Giessen (Non-enduring)	1,191	1,090	1,090
Redesignated as Excess/Hanau 414th BSB (Non-enduring)	1,905	1,651	1,651
Redesignated as Excess/Heidelberg 411th BSB (Non-enduring)	1,796	1,100	1,100
Redesignated as Excess/Mannheim 293rd BSB (Non-enduring)	2,048	1,552	1,552
Redesignated as Excess/Schweinfurt 280th BSB (Non-enduring)	708	546	546
Redesignated as Excess/Wuerzburg 417th BSB (Non-enduring)	652	323	323
Redesignated as Excess/Yongan Garrison (Non-enduring)	264	223	223
Total Units at End of FY 2008	29,225	543	9,895

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2009

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
Total Units at Beginning of FY 2009	29,225	543	543
FY 2009 Total Traditional Construction (MILCON) and AFH O&M Projects to Eliminate Inadequate Units			
Construct/Improve/Wiesbaden 221st BSB	2,644	543	97
Construct/Replace/Wiesbaden 221st BSB	2,644	446	326
FY 2009 Total Units Privatized (No Longer Require AFH O&M) to Eliminate Inadequate Housing			
RCI/Aberdeen Proving Grounds	1,006	-	-
RCI/Fort Huachuca/Yuma Proving Grounds	1,599	-	-
RCI/Fort Sill	1,415	-	-
RCI/Fort Wainwright/Fort Greely	1,733	-	-
FY2009 Total Units Demolished/ Divested/ or Otherwise Permanently Removed from Family Housing Inventory			
Demolition/Wiesbaden 221st BSB (Part of Improvement)	2,644	120	17
Demolition/Wiesbaden 221st BSB (Part of Replacement)	2,644	103	103
Total Units at End of FY 2009	21,366	-	543

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
SUMMARY

FH-8 Exhibit: Annual Inadequate Family Housing Elimination 2010

	Total Inventory	Total Inadequate Inventory	Total Inadequate Addressed
Total Units at Beginning of FY 2010	21,366	-	-
FY 2010 Total Traditional Construction (MILCON) and AFH O&M Projects to Eliminate Inadequate Units			
FY 2010 Total Units Privatized (No Longer Require AFH O&M) to Eliminate Inadequate Housing			
RCI/Fort Richardson	1,269	-	-
FY2010 Total Units Demolished/ Divested/ or Otherwise Permanently Removed from Family Housing Inventory			
Total Units at End of FY 2010	19,787	-	-

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
PROGRAM ASSESSMENT RATING TOOL

The Administration has applied the Program Assessment Rating Tool (PART) to the DoD Family Housing Program. The Housing PART received high scores for purpose and planning. It also revealed that DoD needs to work toward eliminating inadequate housing by 2007, eliminate all Soldier out-of-pocket housing expenses, and privatize government-owned housing, where feasible. For more details see display on the next page that describes the administration's key performance measures.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 PROGRAM ASSESSMENT RATING TOOL (Continued)

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DoD's housing program provides housing to military service members and their families. DoD does this in two ways -- by providing housing allowances (BAH) to service members (who find housing in the private sector or in privatized housing on-base) or by providing members DoD-owned housing.

Rating
 What This Rating Means

PERFORMING
 Moderately Effective

- The purpose of the program is clearly defined -- to provide quality housing for our service members.
- The program has clear and ambitious goals. At the end of 2005, DoD had eliminated over 85,000 inadequate units, fewer than projected. At the end of 2005, DoD owned approximately 88,000 inadequate housing units, higher than was projected. DoD continues to address the unique challenges of bringing private and public sectors together to meet the goals of the program.
- DoD should reduce the federal role by privatizing more government-owned housing. DoD has reduced the federal role in housing by increasing allowances -- by eliminating service member's average out-of-pocket expenses for housing.

Improvement Plan
 About Improvement Plans

We are taking the following actions to improve the performance of the program:

- Working toward meeting yearly targets so that DoD can eliminate all inadequate housing by 2007.
- Privatizing government-owned housing, where feasible, so that military service members and their families can live in quality housing and reduce the role of government in housing.

Learn More

- Assessment Details, Funding, and Improvement Plan.
- How all Federal programs are assessed.
- Learn more about Defense Housing.

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ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 AUTHORIZATION AND APPROPRIATION LANGUAGE

AUTHORIZATION LANGUAGE

SEC. 2102. FAMILY HOUSING

(a) CONSTRUCTION AND ACQUISITION. -- Using amounts appropriated pursuant to the authorization of appropriations in section 2104(a)(5)(A), the Secretary of the Army may construct or acquire Family housing units (including land acquisition) at the installations, for the purposes, and in the amounts set forth in the following table:

Army: Family Housing

State	Installation	Purpose	Amount
Germany	Wiesbaden	76 units	32,000,000
Germany	Wiesbaden	47 units	20,000,000
Germany	Wiesbaden	103 units	43,000,000
Germany	Wiesbaden	100 units	38,000,000
Korea	Camp Humphreys	216 units	125,000,000
	Total	542 units	258,000,000

(b) PLANNING AND DESIGN. -- Using amounts appropriated pursuant to the authorization of appropriations in section 2104(a)(5)(A), the Secretary of the Army may carry out architectural and engineering services and construction design activities with respect to the construction or improvement of Family housing units in an amount not to exceed [\$2,000,000] \$579,000.

SEC. 2103. IMPROVEMENTS TO MILITARY FAMILY HOUSING UNITS.

Subject to Section 2825 of Title 10, United States Code, and using amounts appropriated pursuant to the authorization of appropriations in section 2104(a)(5)(A), the Secretary of the Army may improve existing military Family housing in an amount not to exceed [\$365,400,000] \$420,001,000.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
AUTHORIZATION AND APPROPRIATION LANGUAGE (Continued)

SEC. 2104. AUTHORIZATION OF APPROPRIATIONS, ARMY.

(a) IN GENERAL.

(6) For military Family housing functions:

(A) For construction and acquisition, planning and design, and improvements of military Family housing and facilities, [\$419,400,000] \$678,580,000.

(B) For support of military Family housing (including the functions described in Section 2833 of Title 10, United States Code), and notwithstanding other provisions of law, for support of military Family housing authorized in Subchapter II of Title 10, United States Code [\$742,920,000] \$716,110,000.

APPROPRIATION LANGUAGE

Family Housing Construction, Army

For expenses of Family housing for the Army for construction, including acquisition, replacement, addition, expansion, extension, alteration and privatization, as authorized by law, [\$419,400,000] \$678,580,000 to remain available until [September 30, 2012] September 30, 2013.

Family Housing Operation and Maintenance, Army

For expenses of Family housing for the Army for operation and maintenance, including debt payment, leasing, privatization, minor construction, and principal and interest charges, as authorized by law, [\$742,920,000] \$716,110,000.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
AUTHORIZATION AND APPROPRIATION LANGUAGE (Continued)

Items of Interest – MILCON Appropriations Committees

Public Law 110-161, Division I, Title I, Consolidated Appropriations Act, 2008

General and Flag Officer Quarters, Maintenance and Repair over \$35K

Section 123, the Committee directed the Services to notify Congress before spending more than \$35,000 per unit annually. The Army will prepare notification as projects occur. (See Tab, GFOQ over \$35K)

General and Flag Officer Quarters, Cost Reports

Section 123, the Committee directed the Under Secretary of Defense (Comptroller) to report annually all operations and maintenance expenditures for each individual general or flag officer quarters for the prior fiscal year. (Submitted separately).

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
NEW CONSTRUCTION

(\$ in Thousands)

FY 2009 Budget Request	\$258,000
FY 2008 Current Estimate	\$57,000
FY 2008 President Budget Request	\$52,000

PURPOSE AND SCOPE

This program provides for construction where analysis indicates it will be more economical to build new units rather than revitalize existing Army housing. New units are also built when adequate off post housing is not available. Cost estimates include site preparation, demolition, construction, and initial outfitting with fixtures and integral equipment, along with associated facilities such as roads, driveways, walks, utility systems, and community facilities.

PROGRAM SUMMARY

Authorization is requested in FY 2009 for:

1. Construction of 542 Family housing units. After completion of this construction, 188 existing Family housing units will be returned to the Host Nation, and an additional 240 units will be converted to other uses.
2. Appropriation in the amount of \$258,000,000 to fund construction of 542 Family housing units.

A summary of the requested new construction funding program for FY 2009 follows:

Location	Mission	Number of Units		Amount (\$000)
		Constr.	Demolished	
Wiesbaden, Germany	Current	76	98*	32,000
Wiesbaden, Germany	Current	47	90*	20,000
Wiesbaden, Germany	Current	103	102**	43,000
Wiesbaden, Germany	Current	100	138**	38,000
Camp Humphreys, Korea	Current	216	None	125,000
TOTAL:		542	428	258,000

* Return to Host Nation

** Convert to admin/UPH

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROGRAM	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Germany Various Germany	4. COMMAND US Army Installation Management Command (Installation Mgt Command - PARAM.TXBXREGION Reg	5. AREA CONSTRUCTION COST INDEX 1.20
6. PERSONNEL STRENGTH:		
	PERMANENT	STUDENTS
	OFFICER ENLIST CIVIL	OFFICER ENLIST CIVIL
	SUPPORTED	TOTAL
A. AS OF 30 SEP 2007	6117 34220 18119	0 405 18
B. END FY 2013	4763 20934 14146	0 274 26
	2800 5765 21204	88,648
	2762 5692 21044	69,641
7. INVENTORY DATA (\$000)		
A. TOTAL AREA.....	1,292 ha	(3,193 AC)
B. INVENTORY TOTAL AS OF 30 SEP 2007.....		1,645,803
C. AUTHORIZATION NOT YET IN INVENTORY.....		921,665
D. AUTHORIZATION REQUESTED IN THE FY 2009 PROGRAM.....		153,000
E. AUTHORIZATION INCLUDED IN THE FY 2010 PROGRAM.....		0
F. PLANNED IN NEXT THREE YEARS (NEW MISSION ONLY).....		252,757
G. REMAINING DEFICIENCY.....		2,189,260
H. GRAND TOTAL.....		5,162,485
8. PROJECT APPROPRIATIONS REQUESTED IN THE FY 2009 PROGRAM:		
CATEGORY PROJECT	COST	DESIGN STATUS
CODE NUMBER PROJECT TITLE	(\$000)	START COMPLETE
711 62327 Family Housing Replacement Construction	32,000	TURNKEY
711 62486 Family Housing Improvements	20,000	08/2006 03/2008
711 66245 Family Housing Replacement Construction	20,000	TURNKEY
711 66319 Family Housing Replacement Construction	38,000	TURNKEY
711 66318 Family Housing Replacement Construction	43,000	TURNKEY
TOTAL	153,000	
9. FUTURE PROJECT APPROPRIATIONS:		
CATEGORY	COST	
CODE PROJECT TITLE	(\$000)	
A. INCLUDED IN THE FY 2010 PROGRAM: NONE		
B. PLANNED NEXT THREE PROGRAM YEARS (NEW MISSION ONLY): NONE		
C. DEFERRED SUSTAINMENT, RESTORATION, AND MODERNIZATION (SRM):	N/A	
10. MISSION OR MAJOR FUNCTIONS:		
<p>Installations support US Army, Europe and Seventh Army (USAREUR), a trained and ready force capable of rapidly responding and operating jointly in support of US EUCOM theater strategy. Installations serve as a base for projecting power in and out of EUCOM area of responsibility by providing facilities for training, maintaining, housing, and supporting USAREUR's subordinate and supporting units/organizations. These units consist of combat, combat support, and combat service support tactical units as well as theater, mission, installation support, and quality of life organizations required to maintain a trained and ready force overseas.</p>		

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROGRAM	2. DATE 04 FEB 2008
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INSTALLATION AND LOCATION: Germany Various, Germany

11. OUTSTANDING POLLUTION AND SAFETY DEFICIENCIES:

	(\$000)
A. AIR POLLUTION	0
B. WATER POLLUTION	0
C. OCCUPATIONAL SAFETY AND HEALTH	0

REMARKS :

NOTE: Permanent Officer and Enlisted population breakouts are estimated based on current population breakout percentages. More refined population data will be available o/a February 2008 (after this book goes to printing).

1.COMONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA			2.DATE 04 FEB 2008	
3.INSTALLATION AND LOCATION Wiesbaden Mil Cnty Germany (Germany Various)				4.PROJECT TITLE Family Housing Replacement Construction		
5.PROGRAM ELEMENT 88741A		6.CATEGORY CODE 711	7.PROJECT NUMBER 62327		8.PROJECT COST (\$000) Auth 32,000 Approp 32,000	
9.COST ESTIMATES						
ITEM		UM (M/E)	QUANTITY		UNIT COST	COST (\$000)
PRIMARY FACILITY						18,804
Construct 3 BR CGO Townhouses		FA	28 --		200,893	(5,625)
Construct 4 BR CGO Townhouses		FA	26 --		232,230	(6,038)
Construct 3 BR FGO Townhouses		FA	8 --		218,250	(1,746)
Construct 4 BR FGO Townhouses		FA	14 --		249,643	(3,495)
Other Special Construction		FA	76 --		20,551	(1,562)
SDD and EPAct05		LS	--		--	(338)
SUPPORTING FACILITIES						9,628
Electric Service		LS	--		--	(950)
Water, Sewer, Gas		LS	--		--	(2,200)
Steam And/Or Chilled Water Dist		LS	--		--	(900)
Paving, Walks, Curbs & Gutters		LS	--		--	(1,600)
Storm Drainage		LS	--		--	(600)
Site Imp(2,400) Demo()		LS	--		--	(2,400)
Information Systems		LS	--		--	(978)
ESTIMATED CONTRACT COST						28,432
CONTINGENCY PERCENT (5.00%)						<u>1,422</u>
SUBTOTAL						29,854
SUPV, INSP & OVERHEAD (6.50%)						<u>1,941</u>
TOTAL REQUEST						31,795
TOTAL REQUEST (ROUNDED)						32,000
INSTALLED EQT-OTHER APPROP						(0)
10.Description of Proposed Construction Provides whole neighborhood revitalization by replacement with construction of 76 Army Family Housing townhouses. Construct 54 Company Grade Officer(CGO)(28 three-bedroom and 26 four-bedroom units)and 22 Field Grade Officer(FGO)(8 three-bedroom and 14 four-bedroom units)townhouse Family quarters including neighborhood amenities and supporting infrastructure, built to current standards, to replace 98 existing inadequate Army Family Housing units that will be returned to Host Nation. Construction consists of variously configured townhouse style units which are conventionally on-site constructed. Project will provide individual heating controls, hard-wired interconnected smoke and carbon monoxide detectors, storage, garages, patio or deck, fencing, full landscaping, and all equipment and appliances for functional living units. Supporting facility work includes new roads and utilities as well as recreation amenities. Five percent of these units will be handicapped accessible and easily modifiable to accommodate the requirements of the handicapped. Special construction includes dual voltage (110/220) and masonry construction using local construction technology.						

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
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3. INSTALLATION AND LOCATION
Wiesbaden Mil Cmty, Germany (Germany Various)

4. PROJECT TITLE Family Housing Replacement Construction	5. PROJECT NUMBER 62327
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DESCRIPTION OF PROPOSED CONSTRUCTION: (CONTINUED)

Grade	#BR	Net SF	Gross SF	Gross SM	Proj Factor	\$/GSM	# Units	Total(\$K)
CGO	3	1,500	1,860	173	1.258	923	28	5,625
CGO	4	1,730	2,150	200	1.258	923	26	6,038
FGO	3	1,630	2,020	188	1.258	923	8	1,746
FGO	4	1,860	2,310	215	1.258	923	14	3,495
TOTALS							76	16,904

PROJECT: Whole neighborhood revitalization by construction of 76 Company and Field Grade Officer townhouse replacement Family housing units including neighborhood amenities, energy conservation and supporting infrastructure. The townhouses will replace 98 Family housing units that will be returned to Host Nation. (Current Mission)

REQUIREMENT: This project is required to improve existing Family housing living conditions at an enduring location for Company and Field Grade Officers and their Families by providing quarters that meet current standards of quality of life, energy conservation, size, habitability, and safety. Existing units are deteriorated to the extent that they cannot be economically improved to meet current standards. This development will give Soldiers and their Families an equivalent housing standard as that provided to CONUS based Soldiers.

CURRENT SITUATION: The existing structures were constructed between 1949 and 1957 and are inadequately sized. They have not undergone a major upgrade or renovation since their construction, and all utility systems, doors and windows, roofing and exterior facades, and kitchens and baths are failing from age. To bring the stairwell buildings up to current standards, meeting force protection, fire protection, energy conservation and size standards, new construction is more cost effective than renovation.

IMPACT IF NOT PROVIDED: If this project is not provided, service members will continue to reside in inadequate housing that will continue to deteriorate, with increasing maintenance and energy costs. This adversely affects the health, safety and quality of life of the Soldiers and their Families.

ADDITIONAL: This project has been coordinated with the installation physical security plan, and all physical security measures are included. All required antiterrorism protection measures are included. An economic analysis has been prepared and utilized in evaluating this project. This project is the best method to satisfy the requirement. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. The facility will be available for use by other components. Sustainable principles will be integrated into the design, development, and construction of the project in accordance with Executive Order 13423 and other applicable laws and Executive Orders.

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Wiesbaden Mil Cmty, Germany (Germany Various)		
4. PROJECT TITLE Family Housing Replacement Construction	5. PROJECT NUMBER 62327	
<p><u>NATO SECURITY INVESTMENT:</u> This project is not within an established NATO infrastructure category for common funding, nor is it expected to become eligible in the foreseeable future.</p>		
<p>Installation Engineer: David Holt Phone Number: DSN (314) 337-1560</p>		

MILITARY FAMILY HOUSING JUSTIFICATION		1. DATE OF REPORT (YYMMDD)		2. FISCAL YEAR		REPORT CONTROL SYMBOL		
3. DOD COMPONENT		4. REPORTING INSTALLATION						
5. DATA AS OF		a. NAME			b. LOCATION			
ANALYSIS OF REQUIREMENTS AND ASSETS	CURRENT				PROJECTED			
	OFFICER (a)	E9 - E4 (b)	E3 - E1 (c)	TOTAL (c)	OFFICER (a)	E9 - E4 (b)	E3 - E1 (c)	TOTAL (c)
6. TOTAL PERSONNEL STRENGTH								
7. PERMANENT PARTY PERSONNEL								
8. GROSS FAMILY HOUSING REQUIREMENTS								
9. TOTAL UNACCEPTABLY HOUSED (a + b + c)								
a. INVOLUNTARILY SEPARATED								
b. IN MILITARY HOUSING TO BE DISPOSED/REPLACED								
c. UNACCEPTABLY HOUSED - IN COMMUNITY								
10. VOLUNTARY SEPARATIONS								
11. EFFECTIVE HOUSING REQUIREMENTS								
12. HOUSING ASSETS (a + b)								
a. UNDER MILITARY CONTROL								
(1) Housed in Existing DoD Owned/Controlled								
(2) Under Contract/Approved								
(3) Vacant								
(4) Inactive								
b. PRIVATE HOUSING								
(1) Acceptably Housed								
(2) Acceptable Vacant Rental								
13. EFFECTIVE HOUSING DEFICIT								
14. PROPOSED PROJECT								
15. REMARKS (Specify item number)								

1. COMPONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA		2. DATE 04 FEB 2008	
3. INSTALLATION AND LOCATION Wiesbaden Mil Cnty Germany (Germany Various)			4. PROJECT TITLE Family Housing Replacement Construction		
5. PROGRAM ELEMENT 88741A	6. CATEGORY CODE 711	7. PROJECT NUMBER 66245	8. PROJECT COST (\$000) Auth 20,000 Approp 20,000		
9. COST ESTIMATES					
ITEM		UM (M/E)	QUANTITY	UNIT COST	COST (\$000)
PRIMARY FACILITY					12,322
Construct 3 BR CGO Townhouses		FA	15 --	212,533	(3,188)
Construct 4 BR CGO Townhouse		FA	16 --	245,719	(3,932)
Construct 3 BR FGO Townhouse		FA	6 --	230,960	(1,386)
Construct 4 Br FGO Townhouse		FA	10 --	264,130	(2,641)
Other Special Construction		FA	47 --	20,257	(952)
SDD and EPAct05		LS	--	--	(223)
SUPPORTING FACILITIES					5,639
Electric Service		LS	--	--	(500)
Water, Sewer, Gas		LS	--	--	(515)
Steam And/Or Chilled Water Dist		LS	--	--	(800)
Paving, Walks, Curbs & Gutters		LS	--	--	(592)
Storm Drainage		LS	--	--	(350)
Site Imp(2,155) Demo()		LS	--	--	(2,155)
Information Systems		LS	--	--	(727)
ESTIMATED CONTRACT COST					17,961
CONTINGENCY PERCENT (5.00%)					898
SUBTOTAL					18,859
SUPV, INSP & OVERHEAD (6.50%)					1,226
TOTAL REQUEST					20,085
TOTAL REQUEST (ROUNDED)					20,000
INSTALLED EQT-OTHER APPROP					(0)
10. Description of Proposed Construction Provides whole neighborhood revitalization by construction of 47 Company Grade Officer (CGO) (15 three-bedroom and 16 four-bedroom units) and Field Grade Officer (FGO) (6 three-bedroom and 10 four-bedroom units) townhouse family quarters including neighborhood amenities and supporting infrastructure, built to current standards, to replace 90 Family units in 7 multi-unit stairwell buildings that will be returned to Host Nation. Construction consists of variously configured townhouse style units which are conventionally on-site constructed. Project will provide individual heating controls, hard-wired interconnected smoke and carbon monoxide detectors, garages, storage, deck or patio, fencing, full landscaping, and all equipment and appliances for functional living units. Supporting facility work includes new roads and utilities as well as recreation amenities. Five percent of these units will be accessible and easily modifiable to accommodate the requirements of the handicapped. Special construction includes dual voltage (110/220), and masonry construction using local construction technology.					

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
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3. INSTALLATION AND LOCATION

Wiesbaden Mil Cnty, Germany (Germany Various)

4. PROJECT TITLE Family Housing Replacement Construction	5. PROJECT NUMBER 66245
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DESCRIPTION OF PROPOSED CONSTRUCTION: (CONTINUED)

Grade	#BR	Net SF	Gross SF	Gross SM	Proj Factor	\$/GSM	# Units	Total(\$K)
CGO	3	1,500	1,860	173	1.331	923	15	3,188
CGO	4	1,730	2,150	200	1.331	923	16	3,932
FGO	3	1,630	2,020	188	1.331	923	6	1,386
FGO	4	1,860	2,310	215	1.331	923	10	2,641
TOTALS							47	11,147

PROJECT: Whole neighborhood revitalization by construction of 47 Company and Field Grade Officer townhouse Family housing units including neighborhood amenities, energy conservation and supporting infrastructure to replace 90 Family units in 7 multi-unit stairwell apartment buildings that will be returned to Host Nation. (Current mission)

REQUIREMENT: This project is required to improve existing Family housing living conditions at an enduring location for Company and Field Grade Officers and their Families by providing quarters that meet current standards of quality of life, energy conservation, size, habitability, and safety. Existing units are deteriorated to the extent that they cannot be economically improved to meet current standards. This project will provide an equivalent housing standard as that provided to CONUS based Soldiers and families.

CURRENT SITUATION: The existing structures were constructed between 1949 and 1957, and are inadequately sized. They have not undergone a major upgrade or renovation since their construction, and all utility systems, doors, windows, roofing, exterior facades, kitchens and baths are failing from age.

IMPACT IF NOT PROVIDED: If this project is not provided, service members will continue to reside in inadequate housing that will continue to deteriorate, increasing maintenance and energy costs. This adversely affects the health, safety and quality of life of the Soldiers and their Families.

ADDITIONAL: This project has been coordinated with the installation physical security plan, and all physical security measures are included. All required antiterrorism protection measures are included. An economic analysis has been prepared and utilized in evaluating this project. This project is the most cost-effective method to satisfy the requirement. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. The facility will be available for use by other components. Sustainable principles will be integrated into the design, development, and construction of the project in accordance with Executive Order 13423 and other applicable laws and Executive Orders.

NATO SECURITY INVESTMENT: This project is not within an established NATO infrastructure category for common funding, nor is it expected to become eligible in the foreseeable future.

Installation Engineer: David Holt
Phone Number: DSN (314) 337-1560

1. COMPONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA		2. DATE 04 FEB 2008	
3. INSTALLATION AND LOCATION Wiesbaden Mil Cnty Germany (Germany Various)			4. PROJECT TITLE Family Housing Replacement Construction		
5. PROGRAM ELEMENT 88741A	6. CATEGORY CODE 711	7. PROJECT NUMBER 66318	8. PROJECT COST (\$000) Auth 43,000 Approp 43,000		
9. COST ESTIMATES					
ITEM	UM (M/E)	QUANTITY	UNIT COST	COST (\$000)	
<u>PRIMARY FACILITY</u>				25,836	
Family Housing, General Officer	FA	6 --	345,167	(2,071)	
Family Housing, Senior Officer	FA	2 --	261,500	(523)	
Family Housing, FGO 3 BR	FA	10 --	210,000	(2,100)	
Family Housing, FGO 4 BR	FA	20 --	240,100	(4,802)	
Family Housing, Senior NCO 3 BR	FA	25 --	193,210	(4,830)	
Total from Continuation page				(11,510)	
<u>SUPPORTING FACILITIES</u>				12,291	
Electric Service	LS	--	--	(1,374)	
Water, Sewer, Gas	LS	--	--	(2,735)	
Steam And/Or Chilled Water Dist	LS	--	--	(1,906)	
Paving, Walks, Curbs & Gutters	LS	--	--	(1,766)	
Storm Drainage	LS	--	--	(1,108)	
Site Imp(2,604) Demo()	LS	--	--	(2,604)	
Information Systems	LS	--	--	(798)	
ESTIMATED CONTRACT COST				38,127	
CONTINGENCY PERCENT (5.00%)				<u>1,906</u>	
SUBTOTAL				40,033	
SUPV, INSP & OVERHEAD (6.50%)				<u>2,602</u>	
TOTAL REQUEST				42,635	
TOTAL REQUEST (ROUNDED)				43,000	
INSTALLED EQT-OTHER APPROP				(0)	
10. Description of Proposed Construction Provides whole neighborhood revitalization by construction of 103 enlisted and officer Family quarters consisting of 6 General Officer (GO) four-bedroom single Family detached quarters, 2 Senior Officer (SO) four-bedroom single Family detached quarters, 30 Field Grade Officer (FGO) (10 three-bedroom and 20 four-bedroom) townhouse Family quarters, and 65 Senior Non-Commissioned Officer (SNCO) (25 three-bedroom and 40 four-bedroom) townhouse Family quarters including recreation amenities and supporting infrastructure, all to current standards to replace 102 existing Family units in 8 multi-unit stairwell apartment buildings which are uneconomical to revitalize and will be converted to administrative space after this project is complete. Construction consists of variously configured single Family and townhouse type units which are conventionally on-site constructed. Project will provide individual heating controls, hard-wired interconnected smoke and carbon monoxide detectors, storage, garages, patio or deck, fencing, full landscaping, and all equipment and appliances for functional living units. Supporting facility work includes new roads and utilities as well as recreation amenities. Five percent of these units will be accessible and easily modifiable to accommodate the requirements of the handicapped. Special construction includes dual voltage (110/220) and masonry construction using local construction technology.					

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
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3. INSTALLATION AND LOCATION
Wiesbaden Mil Cnty, Germany (Germany Various)

4. PROJECT TITLE Family Housing Replacement Construction	5. PROJECT NUMBER 66318
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9. COST ESTIMATES (CONTINUED)

Item	UM (M/E)	QUANTITY	Unit COST	Cost (\$000)
<u>PRIMARY FACILITY (CONTINUED)</u>				
Family Housing, Senior NCO 4 BR FA		40 --	223,375	(8,935)
Other Special Construction	FA	103 --	20,483	(2,110)
SDD and EAct05	LS	--	--	(465)
			Total	11,510

DESCRIPTION OF PROPOSED CONSTRUCTION: (CONTINUED)

Grade	#BR	Net SF	Gross SF	Gross SM	Proj Factor	\$/GSM	# Units	Total(\$K)
GO	4	2,690	3,330	309	1.21	923	6	2,071
SO	4	2,030	2,520	234	1.21	923	2	523
FGO	3	1,630	2,020	188	1.21	923	10	2,100
FGO	4	1,860	2,310	215	1.21	923	20	4,802
SNCO	3	1,500	1,860	173	1.21	923	25	4,830
SNCO	4	1,730	2,150	200	1.21	923	40	8,935
TOTALS							103	23,261

PROJECT: Whole neighborhood revitalization by construction of 103 officer (6 General Officer, 2 Senior Officer single Family housing units, 30 Field Grade Officer townhouse type units) and 65 Senior Noncommissioned Officer townhouse type Family housing units to include neighborhood amenities, energy conservation and supporting infrastructure, all to current standards, in the proximity of the Wiesbaden Army Airfield, to replace 102 Family units in 8 existing multi-unit stairwell buildings that will be converted to administrative use. (Current Mission)

REQUIREMENT: This project is required to improve existing Family housing conditions and to conform to adequate standards of comfort, habitability, size, safety, energy conservation and to create a viable community housing development at an enduring installation. This development will give Soldiers and Families an equivalent housing standard as that provided to CONUS based Soldiers.

CURRENT SITUATION: The new townhouse units constructed under this project will be replacing inventory that is being converted to administrative use (102 units) at the Kastel Housing area. These existing units were constructed in the 1950s and are inadequately sized. They have not undergone a major upgrade or renovation since their original construction, and all utility systems, doors, windows, roofing, exterior facades, and kitchens and baths are failing from age. To bring the stairwell buildings up to current standards, meeting force protection, fire protection, energy conservation and size standards, new

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Wiesbaden Mil Cmty, Germany (Germany Various)		
4. PROJECT TITLE Family Housing Replacement Construction	5. PROJECT NUMBER 66318	
<p><u>CURRENT SITUATION:</u> (CONTINUED)</p> <p>construction is more cost effective than renovation.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If this project is not provided, service members will continue to reside in inadequate housing that will continue to deteriorate, increasing maintenance and energy costs. This adversely affects the health, safety and quality of life of the Soldiers and their Families.</p> <p><u>ADDITIONAL:</u> This project has been coordinated with the installation physical security plan, and all physical security measures are included. All required antiterrorism protection measures are included. An economic analysis has been prepared and utilized in evaluating this project. This project is the most cost-effective method to satisfy the requirement. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. The facility will be available for use by other components. Sustainable principles will be integrated into the design, development, and construction of the project in accordance with Executive Order 13423 and other applicable laws and Executive Orders.</p> <p><u>NATO SECURITY INVESTMENT:</u> This project is not within an established NATO infrastructure category for common funding, nor is it expected to become eligible in the foreseeable future.</p>		
<p>Installation Engineer: David Holt Phone Number: DSN (314) 337-1560</p>		

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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1. COMPONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA			2. DATE 04 FEB 2008	
3. INSTALLATION AND LOCATION Wiesbaden Mil Cnty Germany (Germany Various)				4. PROJECT TITLE Family Housing Replacement Construction		
5. PROGRAM ELEMENT 88741A		6. CATEGORY CODE 711	7. PROJECT NUMBER 66319		8. PROJECT COST (\$000) Auth 38,000 Approp 38,000	
9. COST ESTIMATES						
ITEM		UM (M/E)	QUANTITY		UNIT COST	COST (\$000)
<u>PRIMARY FACILITY</u>						21,376
Family Housing, Junior NCO/Enli		FA	40 --		168,641	(6,746)
Family Housing, Junior NCO/Enli		FA	60 --		202,146	(12,129)
Other Special Construction		FA	100 --		21,225	(2,123)
SDD and EPAct05		LS	--		--	(378)
<u>SUPPORTING FACILITIES</u>						12,383
Electric Service		LS	--		--	(1,500)
Water, Sewer, Gas		LS	--		--	(3,300)
Steam And/Or Chilled Water Dist		LS	--		--	(1,600)
Paving, Walks, Curbs & Gutters		LS	--		--	(2,000)
Storm Drainage		LS	--		--	(850)
Site Imp(2,325) Demo()		LS	--		--	(2,325)
Information Systems		LS	--		--	(808)
ESTIMATED CONTRACT COST						33,759
CONTINGENCY PERCENT (5.00%)						<u>1,688</u>
SUBTOTAL						35,447
SUPV, INSP & OVERHEAD (6.50%)						<u>2,304</u>
TOTAL REQUEST						37,751
TOTAL REQUEST (ROUNDED)						38,000
INSTALLED EQT-OTHER APPROP						(0)
10. Description of Proposed Construction Provides whole neighborhood revitalization by construction of 100 Junior Non-Commissioned Officer (JNCO) townhouse Family quarters (40 three-bedroom and 60 four-bedroom units) including recreation amenities and supporting infrastructure, all built to current standards to replace 138 existing units in 9 multi-unit stairwell buildings which are uneconomical to revitalize and will be converted to unaccompanied personnel housing (6 buildings) and administrative space (3 buildings) after this project is complete. Construction consists of variously configured townhouse type units which are conventially on-site constructed. Project will provide individual heating controls, hard-wired interconnected smoke and carbon monoxide detectors, storage, garages, deck or patio, fencing, full landscaping, and all equipment and appliances for functional living units. Supporting facility work includes new roads and utilities as well as recreation amenities. Five percent of these units will be handicapped accessible and easily modifiable to accommodate the requirements of the handicapped. Special construction includes dual voltage (110/220) and masonry construction using local construction technology.						

1. COMPONENT	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE
ARMY		04 FEB 2008

3. INSTALLATION AND LOCATION
Wiesbaden Mil Cmty, Germany (Germany Various)

4. PROJECT TITLE	5. PROJECT NUMBER
Family Housing Replacement Construction	66319

DESCRIPTION OF PROPOSED CONSTRUCTION: (CONTINUED)

Grade	#BR	Net SF	Gross SF	Gross SM	Proj Factor	\$/GSM	# Units	Total(\$K)
JNCO	3	1,310	1,630	151	1.21	923	40	6,746
JNCO	4	1,560	1,950	181	1.21	923	60	12,129
TOTALS							100	18,875

PROJECT: Whole neighborhood revitalization by construction of 100 Junior Non-Commissioned Officer townhouse Family housing units to include neighborhood amenities, energy conservation and supporting infrastructure, all to current standards, in proximity of Wiesbaden Army Airfield, to replace 138 existing Family units in 9 multi-unit stairwell apartment buildings that will be converted to UPH and administrative use. (Current Mission)

REQUIREMENT: This project is required to improve existing Family housing conditions and to conform to adequate standards of comfort, habitability, size, safety, energy conservation and to create a viable community housing development at an enduring installation. This project will provide an equivalent housing standard as that provided to CONUS based Soldiers and Families.

CURRENT SITUATION: The new townhouse units constructed under this project will be replacing inventory that is being converted to administrative/UPH use (138 units) on Wiesbaden Army Airfield. These existing units were constructed in the 1950s and are inadequately sized. They have not undergone a major upgrade or renovation since their original construction, and all utility systems, doors, windows, roofing, exterior facades, and kitchens and baths are failing from age. To bring the stairwell buildings up to current standards, meeting force protection, fire protection, energy conservation and size standards, new construction is more cost effective than renovation.

IMPACT IF NOT PROVIDED: If this project is not provided, service members will continue to reside in inadequate housing that will continue to deteriorate, increasing maintenance and energy costs. This adversely affects the health, safety and quality of life of the Soldiers and their Families.

ADDITIONAL: This project has been coordinated with the installation physical security plan, and all physical security measures are included. All required antiterrorism protection measures are included. An economic analysis has been prepared and utilized in evaluating this project. This project is the most cost-effective method to satisfy the requirement. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. The facility will be available for use by other components. Sustainable principles will be integrated into the design, development, and construction of the project in accordance with Executive Order 13423 and other applicable laws and Executive Orders.

NATO SECURITY INVESTMENT: This project is not within an established NATO infrastructure category for common funding, nor is it expected to become eligible in the foreseeable future.

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Wiesbaden Mil Cmty, Germany (Germany Various)		
4. PROJECT TITLE Family Housing Replacement Construction	5. PROJECT NUMBER 66319	
<p style="text-align: center;"> <small>DD FORM 1391C 1 DEC 76</small> </p>		
<p>Installation Engineer: David Holt Phone Number: DSN (314) 337-1560</p>		

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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1. COMPONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROGRAM				2. DATE 04 FEB 2008						
3. INSTALLATION AND LOCATION Korea Various Korea			4. COMMAND US Army Installation Management Command (Installation Mgt Command - PARAM.TXBXREGION Reg			5. AREA CONSTRUCTION COST INDEX 1.15						
6. PERSONNEL STRENGTH:												
			PERMANENT			STUDENTS			SUPPORTED			
			OFFICER	ENLIST	CIVIL	OFFICER	ENLIST	CIVIL	OFFICER	ENLIST	CIVIL	TOTAL
A. AS OF 30 SEP 2007			3162	16364	10564	0	184	0	529	4471	9953	45,227
B. END FY 2013			2373	12330	9086	0	114	0	529	4400	7426	36,258
7. INVENTORY DATA (\$000)												
A. TOTAL AREA.....			8,557 ha			(21,144 AC)						
B. INVENTORY TOTAL AS OF 30 SEP 2007.....									7,877,475			
C. AUTHORIZATION NOT YET IN INVENTORY.....									51,494			
D. AUTHORIZATION REQUESTED IN THE FY 2009 PROGRAM.....									125,000			
E. AUTHORIZATION INCLUDED IN THE FY 2010 PROGRAM.....									0			
F. PLANNED IN NEXT THREE YEARS (NEW MISSION ONLY).....									0			
G. REMAINING DEFICIENCY.....									54,028			
H. GRAND TOTAL.....									8,107,997			
8. PROJECT APPROPRIATIONS REQUESTED IN THE FY 2009 PROGRAM:												
CATEGORY PROJECT						COST		DESIGN STATUS				
CODE	NUMBER	PROJECT TITLE				(\$000)		START COMPLETE				
711	70674	Family Housing New Construction				125,000		TURNKEY				
TOTAL						125,000						
9. FUTURE PROJECT APPROPRIATIONS:												
CATEGORY						COST						
CODE	PROJECT TITLE				(\$000)							
A. INCLUDED IN THE FY 2010 PROGRAM: NONE												
B. PLANNED NEXT THREE PROGRAM YEARS (NEW MISSION ONLY): NONE												
C. DEFERRED SUSTAINMENT, RESTORATION, AND MODERNIZATION (SRM):							N/A					
10. MISSION OR MAJOR FUNCTIONS:												
Eighth United States Army (EUSA) exercises command and control of all assigned units. Organizes, equips, trains, and employs forces to ensure optimum readiness for combat operations. Maintains a posture of combat readiness to deter any attack upon the Republic of Korea (ROK) and if deterrence fails, conduct sustained Army, joint, and combined military operations to defeat the enemy. Provides logistical and administrative support for forces, including Headquarters, United Nations Command (HQ UNC), in order to fulfill the operational requirements of ROK-US CFC and USFK.												

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROGRAM	2. DATE 04 FEB 2008
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INSTALLATION AND LOCATION: Korea Various, Korea

11. OUTSTANDING POLLUTION AND SAFETY DEFICIENCIES:

	(\$000)
A. AIR POLLUTION	0
B. WATER POLLUTION	0
C. OCCUPATIONAL SAFETY AND HEALTH	0

1.COMONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA			2.DATE 04 FEB 2008	
3.INSTALLATION AND LOCATION Camp Humphreys Korea				4.PROJECT TITLE Family Housing New Construction		
5.PROGRAM ELEMENT 88741A		6.CATEGORY CODE 711	7.PROJECT NUMBER 70674		8.PROJECT COST (\$000) Auth 125,000 Approp 125,000	
9.COST ESTIMATES						
ITEM		UM (M/E)	QUANTITY		UNIT COST	COST (\$000)
<u>PRIMARY FACILITY</u>						102,786
Family Housing, SNCO - FGO		FA	216 --		387,954	(83,798)
POV Parking Garage		m2 (SF)	9,460 (101,827)		767.32	(7,259)
1st Floor Structural Slab		m2 (SF)	11,287 (121,492)		76.56	(864)
Pile Foundation		m (LF)	25,385 (83,284)		165.23	(4,194)
Elevators		EA	9 --		114,000	(1,026)
Total from Continuation page						(5,645)
<u>SUPPORTING FACILITIES</u>						8,812
Electric Service		LS	--		--	(1,365)
Water, Sewer, Gas		LS	--		--	(1,241)
Paving, Walks, Curbs & Gutters		LS	--		--	(1,611)
Storm Drainage		LS	--		--	(1,306)
Site Imp() Demo()		LS	--		--	(1,557)
Information Systems		LS	--		--	(160)
Antiterrorism Measures		LS	--		--	(1,204)
Fuel oil Storage		LS	--		--	(368)
ESTIMATED CONTRACT COST						111,598
CONTINGENCY PERCENT (5.00%)						5,580
SUBTOTAL						117,178
SUPV, INSP & OVERHEAD (6.50%)						7,617
TOTAL REQUEST						124,795
TOTAL REQUEST (ROUNDED)						125,000
INSTALLED EQT-OTHER APPROP						(0)
10.Description of Proposed Construction Construct three high-rise, multi-story Family housing apartment towers to accommodate a total of 216 Senior Non-Commissioned Officer through Field Grade Officer military personnel and their Families. Each of three towers will accommodate 72 dwelling units, with ancillary facilities such as tot lots, multi age playgrounds, and one underground parking garage connecting the three towers to accommodate 324 vehicles. Project will provide individual heating and air-conditioning controls, hard-wired interconnected smoke/carbon monoxide detectors, storage and all equipment and government furnished/contractor installed appliances for functional living units. Antiterrorism/Force Protection (AT/FP) will be provided as appropriate, including mass notification systems, CCTV, access control for the buildings and parking garage and other site measures. Public areas as well as at least five percent of the individual dwelling units will be handicapped accessible and easily modifiable to accommodate the requirements of the handicapped. First floor structural slab, pile foundations, elevators, building information system, fire protection & alarm, and utility monitoring and control system (UMCS) are required. Comprehensive building and furnishings-related interior design services are required. Heating, ventilation and air conditioning will be provided using dual fuel system to use oil and natural gas. Supporting facilities include underground						

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
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3. INSTALLATION AND LOCATION
Camp Humphreys, Korea

4. PROJECT TITLE Family Housing New Construction	5. PROJECT NUMBER 70674
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9. COST ESTIMATES (CONTINUED)

Item	UM (M/E)	QUANTITY	Unit COST	Cost (\$000)
<u>PRIMARY FACILITY (CONTINUED)</u>				
SDD and EPAct05	LS	--	--	(1,911)
Antiterrorism Measures	LS	--	--	(2,060)
Building Information Systems	LS	--	--	(1,674)
			Total	5,645

DESCRIPTION OF PROPOSED CONSTRUCTION: (CONTINUED)

utilities; security lighting; paving, walks, curbs and gutters; fencing & gates; signage; dumpster pad/ trash enclosure; storm drainage; exterior information systems; fire protection, site improvements and fuel storage tank. The supporting facilities costs are low because an infrastructure project, which is paid for by Host Nation and Yongsan Relocation Program funds, will prepare the site and install utilities and main roads.

GRADE	NO. OF BEDROOMS	NET AREA (SQ M)	PROJ FACTOR	\$/SQ M	NO. UNITS	(\$000) TOTAL COST
E7-05	5	183.8	1.044	2275	18	7,858
E7-05	4	172.1	1.044	2275	54	22,073
E7-05	3	157.5	1.044	2275	144	53,867
					216	83,798

PROJECT: Construct three high-rise, multi-story Family housing apartment towers to accommodate a total of 216 Families, with ancillary facilities such as tot lots, multi age playgrounds, and one underground parking garage to accommodate 324 vehicles. (Current Mission)

REQUIREMENT: This project is required to execute the relocation of 2nd Infantry Division (2ID) from Area I to Area III, United States Army Garrison (USAG)-Humphreys, as part of the nation to nation Land Partnership Plan (LPP) agreement. The relocation of the 2ID units is a US Government responsibility under the LPP. The LPP is a critical, strategic, Office of the Secretary of Defense and President of the United States supported agreement between the US and Republic of Korea (ROK) governments which allows US Forces to be consolidated south of the Han River and numerous smaller Army Garrisons to be returned to the host nation. The LPP agreement is accompanied by the ROK funded, Yongsan Relocation Plan (YRP) agreement which together fund the over \$8 Billion USAG-Humphreys master plan execution. This project will be built on USAG Humphreys which is an enduring installation.

CURRENT SITUATION: There are no existing Family housing facilities that can be upgraded or expanded to meet the requirements of the units re-stationing to

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Camp Humphreys, Korea		
4. PROJECT TITLE Family Housing New Construction	5. PROJECT NUMBER 70674	
<p><u>CURRENT SITUATION:</u> (CONTINUED)</p> <p>USAG Humphreys.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If this project is not provided, the US government will not be able to meet its obligations under the nation to nation LPP agreement. US forces will remain stationed in Area I, north of the Han River, which is not strategically advantageous. US government will be required to continue to operate numerous small installations at greater cost than consolidating our forces. This project is critical for the continued execution of both the LPP and YRP. Failure to fund this project risks continued ROK investment in the Special Measures Agreement, Host Nation Construction funding which greatly reduces US Government MILCON requirements to support mission and Soldier quality of life.</p> <p><u>ADDITIONAL:</u> This project has been coordinated with the installation physical security plan and all physical security measures are included. All required anti-terrorism/force protection measures are included. Alternative methods of meeting the requirement have been explored during project development. This project is the only feasible option to meet this new requirement. Sustainable principles will be integrated into the design, development, and construction of this project in accordance with Executive Order 13423 and other applicable laws and Executive Orders. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. This facility will be available for use by other components.</p>		
<p>Installation Engineer: Bobby N. Rakes Phone Number: DSN(315) 753-6050</p>		

MILITARY FAMILY HOUSING JUSTIFICATION				1. DATE OF REPORT (YYMMDD) 80204		2. FISCAL YEAR 2009		REPORT CONTROL SYMBOL	
3. DOD COMPONENT Army			4. REPORTING INSTALLATION						
5. DATA AS OF 31 Dec 07			a. NAME U.S. Army Garrison - Humphreys			b. LOCATION Pyongtek, Korea			
ANALYSIS OF REQUIREMENTS AND ASSETS		CURRENT				PROJECTED			
		OFFICER (a)	E9 - E4 (b)	E3 - E1 (c)	TOTAL (c)	OFFICER (a)	E9 - E4 (b)	E3 - E1 (c)	TOTAL (c)
6. TOTAL PERSONNEL STRENGTH		520	2,354	1,363	4,237	2,087	8,018	4,002	14,107
7. PERMANENT PARTY PERSONNEL		520	2,354	1,363	4,237	2,087	8,018	4,002	14,107
8. GROSS FAMILY HOUSING REQUIREMENTS		141	87	0	228	1,687	2,642	0	4,329
9. TOTAL UNACCEPTABLY HOUSED (a + b + c)		42	50	0	92				
a. INVOLUNTARILY SEPARATED		0	0	0	0				
b. IN MILITARY HOUSING TO BE DISPOSED/REPLACED		0	0	0	0				
c. UNACCEPTABLY HOUSED - IN COMMUNITY		42	50	0	92				
10. VOLUNTARY SEPARATIONS		0	0	0	0	0	0	0	0
11. EFFECTIVE HOUSING REQUIREMENTS		141	87	0	228	1,687	2,642	0	4,329
12. HOUSING ASSETS (a + b)		103	38	7	148	103	38	7	148
a. UNDER MILITARY CONTROL		103	38	7	148	103	38	7	148
(1) Housed in Existing DoD Owned/Controlled		96	38	4	138	103	38	7	148
(2) Under Contract/Approved						0	0	0	0
(3) Vacant		7	0	3	10				
(4) Inactive		0	0	0	0				
b. PRIVATE HOUSING		0	0	0	0	0	0	0	0
(1) Acceptably Housed		0	0	0	0				
(2) Acceptable Vacant Rental		0	0	0	0				
13. EFFECTIVE HOUSING DEFICIT		42	50	-10	82	1,588	2,605	0	4,193
14. PROPOSED PROJECT						0	216	0	216
15. REMARKS (Specify item number)									
<p>This project is required to execute the relocation of 2nd Infantry Division (2ID) from Area I to Area III, USAG-Humphreys, as part of the nation to nation Land Partnership Plan (LPP) agreement. The relocation of these units is a US Government responsibility under the LPP. This project will construct three high-rise, multi-family housing towers to accommodate a total of 216 Senior Non-Commissioned Officer through Field Grade Officer military personnel and their Families. Each tower will accommodate 72 dwelling units, with ancillary facilities such as tot lots, multi-age playgrounds, and one underground parking garage. Private sector developers are beginning to construct new rental properties, however, the adequacy and costs of these prospective units are unknown at this time and have not been included in this justification.</p> <p>Construction consists of: SNCO-FGO 18 5-Bedroom Units SNCO-FGO 54 4-Bedroom Units SNCO-FGO 144 3-Bedroom Units</p>									

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 POST-ACQUISITION CONSTRUCTION

(\$ in Thousands)

FY 2009 Budget Request	\$420,001
FY 2008 Current Estimate	\$365,400
FY 2008 President Budget Request	\$365,400

PURPOSE AND SCOPE

The Post-Acquisition Construction program provides funding for the improvement of existing Family housing units by revitalization or privatization. The housing privatization request provides equity contributions to finance Public-Private Venture (PPV) actions. Traditional revitalization of military Family housing units is requested when it is more economical to renovate rather than replace. The proposed investment in privatization and post-acquisition construction will increase the useful life of the revitalized units by 35 years and concurrently reduce maintenance and repair requirements.

In FY 2009, the Army will operate and maintain an average inventory of 24,611 Family housing units with an average age exceeding 35 years. Many of these units require major improvements, or revitalization, to meet contemporary living standards and to provide some of the modern amenities found in comparable community housing.

The Army continues to emphasize the "whole neighborhood" revitalization concept. Our program considers the requirement of the total neighborhood. This concept includes the dwelling units, supporting utility systems, energy conservation, roads, playgrounds, and community facilities. The result eliminates much of the existing stereotypical construction, improves quarters to contemporary standards, and provides functional units in more attractive housing areas. No post-acquisition construction projects at U.S. locations are included in this request.

Privatization will provide revitalized facilities by leveraging the Army's equity contribution, housing property, and the Soldier's housing allowance to obtain 50-year contracts for revitalization and sustainment of Army Family Housing. Five privatization projects are included in this request.

There is one overseas post-acquisition construction renovation project at an enduring location included in this request.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 POST-ACQUISITION CONSTRUCTION (Continued)

PROGRAM SUMMARY

Authorization is requested for appropriation for whole neighborhood revitalization, privatization and improvements to 2,448 units. Projects exceeding the statutory funding limitation (10 USC 2825) of \$50,000 per dwelling unit (adjusted by the area construction cost factor) are documented by the DD Forms 1391 which follow this summary. These projects are listed in the following table:

<u>Location</u>	<u>Historic</u>	<u>Type</u>	<u>No. of Units</u>	<u>Amount (\$000)</u>
<u>Traditional Revitalization:</u>				
Wiesbaden/Hainerberg, Germany	No	JNCO*	97	20,000
<u>Privatization:</u>				
Fort Greely, AK	No	All Grades	126	36,200
Fort Wainwright, AK	No	All Grades	104	30,000
Subtotal			327	86,200
<u>Grow the Army Initiative</u>				
Fort Carson, CO	No	All Grades	530	103,000
Fort Stewart, GA	No	All Grades	932	103,801
Fort Bliss, TX	No	All Grades	763	127,000
Subtotal			2,225	333,801
Total Post-Acquisition			2,552	420,001

*JNCO - Junior Non-Commissioned Officer

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
POST-ACQUISITION CONSTRUCTION (Continued)

The Secretary of Defense has recommended a total Army increase of 65,000 Active Component Soldiers over the next five years. These Grow the Army (GTA) projects, and others that will be programmed in future years, address those essential Family housing facilities required to support the increase in Army strength. The request includes projects for additional support at three existing privatized locations for increased Family housing inventory required to implement the Army's GTA initiative.

FUNDING SUMMARY

Construction Improvements Program (\$000)	Requested Authorization Amount (\$000)
\$420,001	\$420,001

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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1.COMPONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA			2.DATE 04 FEB 2008	
3.INSTALLATION AND LOCATION Various Locations - Continental and Overseas			4.PROJECT TITLE Army Family Housing Post Acquisition Construction			
5.PROGRAM ELEMENT 88742A	6.CATEGORY CODE 711	7.PROJECT NUMBER AFH		8.PROJECT COST (\$000) Auth Approp 420,580		
9.COST ESTIMATES						
ITEM		U/M	QUANTITY	UNIT COST	COST (\$000)	
Post Acquisition Construction Improvements (including Planning and Design)		LS			20,579	
Privatization using Alternative Authorities for Improvement		LS			400,001	
Projects qualifying for the Defense Energy Conservation Investment Program (ECIP)		LS			0	
Total					420,580	
10.Description of Proposed Construction These projects provide for both privatization and needed revitalization of Family housing units that do not meet current standards for livability, maintainability and energy efficiency. Revitalization projects provide for renewal of the whole neighborhood which considers the dwelling unit and supporting infrastructure. Work within the house considers upgrading kitchens (to include dishwashers, garbage disposals and range hoods) and bathrooms, installation of new half-baths (where required), increasing net living area to provide adequate space, where required, comparable to the private sector, installation of central air conditioning and heating systems including, as required, relocation of ductwork, increased insulation, exterior storage, patios and covered parking. Replacement or installation of supporting infrastructure considers utility distribution systems, storm sewers, roads, road realignment, off street parking, landscaping and recreation facilities.						

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Various Locations - Continental and Overseas		
4. PROJECT TITLE Army Family Housing Post Aquisition Construction	5. PROJECT NUMBER	
<p>11. REQUIREMENTS: The many acquisitions of the 1950s and 1960s have left a legacy of houses that are over forty-five years old which require major revitalization. The improvement requirements of the inventory have increased faster than prior years programs have met. Consequently, there is an on going requirement to renew and upgrade quarters including upgrading/replacement of the supporting infrastructure and recreational facilities. Units must be revitalized/improved due to age and obsolescence as contemporary standards have evolved. Since units are fully occupied and in high demand, accomplishing the program requires that a systematic revitalization effort be maintained. Units have deteriorated support systems and size/functionality deficiencies that are not adequate for today's Family. Privatization will support this program using alternative authorities for improvement.</p> <p>IMPACT IF NOT PROVIDED: The desired/required improvements to our service members' quality of life will not be realized. Family housing units and supporting systems will continue to be used as is with increasing obsolescence, recurring maintenance costs and unnecessarily high energy use. The 30% energy reduction required by the Energy Policy Act of 2005, Section 109, will not be met. Soldiers and their Families will continue to live in quarters that are below acceptable standards, affecting duty performance and adversely impacting on the Army's mission. Without privatization and revitalization, the President's Management Agenda to bring all family quarters up to current standards will not be achieved.</p>		

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008																																																																				
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1. COMPONENT	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE
ARMY		04 FEB 2008

3. INSTALLATION AND LOCATION

Various Locations - Continental and Overseas

4. PROJECT TITLE	5. PROJECT NUMBER
Army Family Housing Post Acquisition Construction	

DESCRIPTION OF WORK TO BE ACCOMPLISHED

Country/State Installation and Project

	Post Acquisition Construction	ECIP	CWE (\$000) Total
	-----	-----	-----
Worldwide Various Planning and Design (Project Number 62212)	579		
Installation Total			579
OVERSEAS TOTALS	20,000		20,000
Total USA and Overseas	420,580		420,580

1. COMPONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA		2. DATE 04 FEB 2008	
3. INSTALLATION AND LOCATION Fort Greely Alaska			4. PROJECT TITLE Family Housing Privatization		
5. PROGRAM ELEMENT 88742A	6. CATEGORY CODE 711	7. PROJECT NUMBER 66647	8. PROJECT COST (\$000) Auth 36,200 Approp 36,200		
9. COST ESTIMATES					
ITEM		UM (M/E)	QUANTITY	UNIT COST	COST (\$000)
<u>PRIMARY FACILITY</u> Privatize Family Housing		FA	126 --	287,300	36,200 (36,200)
<u>SUPPORTING FACILITIES</u>					
ESTIMATED CONTRACT COST					36,200
CONTINGENCY PERCENT (.00 %)					0
SUBTOTAL					36,200
SUPV, INSP & OVERHEAD (.00 %)					0
TOTAL REQUEST					36,200
TOTAL REQUEST (ROUNDED)					36,200
INSTALLED EQT-OTHER APPROP					(0)
<p>10. Description of Proposed Construction During FY 2009, the Army will privatize Family housing at Fort Greely, Alaska. Privatization may include renovation, demolition, replacement and/or new construction, environmental mitigation, and operation, repair, maintenance and management of Family housing functions. The requested funding will provide for the Army's equity contribution to the project scope. In accordance with 10 USC, Section 2883, these funds will be transferred to the DoD Family Housing Improvement Fund (FHIF) to support privatization of Army Family housing.</p> <p><u>PROJECT:</u> Privatization of Family housing using alternative authorities for improvement and acquisition of military housing. (Current Mission)</p> <p><u>REQUIREMENT:</u> This funding is required to provide for the Army's financial contribution to support the privatization of Family housing. Privatization will improve existing conditions of the inventory to conform to current local standards of adequate size, habitability, safety, and energy conservation and to extend the life of these quarters. It will also provide new Family housing and/or demolition where required, and will accelerate the rate at which revitalization is accomplished.</p> <p><u>CURRENT SITUATION:</u> The existing inventory includes a significant number of units that are in excess of 35 years old and require revitalization and/or replacement in order to bring them up to current standards. The Army's Family</p>					

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Fort Greely, Alaska		
4. PROJECT TITLE Family Housing Privatization	5. PROJECT NUMBER 66647	
<p><u>CURRENT SITUATION:</u> (CONTINUED)</p> <p>Housing Master Plan (FHMP) indicates that none of Fort Greely's inventory of 126 units are inadequate. There is a projected deficit of 44 Family housing units at Fort Greely.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If this project is not provided, both officer and enlisted personnel will continue to reside in Family housing that requires ongoing improvement or replacement. Privatization will not be accomplished and existing facilities will continue to deteriorate with increased maintenance and operation costs. This will adversely affect the health, safety and quality of life of the occupants.</p> <p><u>ADDITIONAL:</u> Privatization of Family housing will provide new construction and revitalization of the existing inventory at a more rapid rate than current procedures and funding levels permit. Privatization will provide renovated/new quarters to standards comparable to housing of similar size and quality as would be available in the local economy. If for any reason privatization cannot be accomplished or is financially infeasible, the Army will execute an improvement project for 120 enlisted and officer Family quarters at the programmed amount of this project. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. This facility will be available for use by other components.</p>		

1. COMPONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA		2. DATE 04 FEB 2008	
3. INSTALLATION AND LOCATION Fort Wainwright Alaska			4. PROJECT TITLE Family Housing Privatization		
5. PROGRAM ELEMENT 88742A	6. CATEGORY CODE 711	7. PROJECT NUMBER 66646	8. PROJECT COST (\$000) Auth 30,000 Approp 30,000		
9. COST ESTIMATES					
ITEM		UM (M/E)	QUANTITY	UNIT COST	COST (\$000)
<u>PRIMARY FACILITY</u>					
Family Housing Privatization		FA	104 --	288,000	29,952 (29,952)
<u>SUPPORTING FACILITIES</u>					
ESTIMATED CONTRACT COST					29,952
CONTINGENCY PERCENT (.00 %)					0
SUBTOTAL					29,952
SUPV, INSP & OVERHEAD (.00 %)					0
TOTAL REQUEST					29,952
TOTAL REQUEST (ROUNDED)					30,000
INSTALLED EQT-OTHER APPROP					(0)
10. Description of Proposed Construction					
<p>The Army will privatize Family housing operations at Fort Wainwright, Alaska in FY 2009 with the transfer of 1,421 homes which will be renovated and/or replaced during the initial development period. The requested funds are required to address the continuing Family housing deficit of 104 homes in support of the Army Modular Force. In accordance with 10 USC, Section 2883, these funds will be transferred to the Family Housing Improvement Fund (FHIF) for use at Fort Wainwright.</p> <p><u>PROJECT:</u> Construction of 104 Family housing units using the alternative authorities for improvement and acquisition of military housing in 10 USC, Section 2872 et al. (Current Mission)</p> <p><u>REQUIREMENT:</u> This funding is required to provide for the Army's financial contribution to support the construction of 104 new homes to reduce the Family housing deficit at Fort Wainwright. Construction will conform to current local standards of adequate size, habitability, safety, and energy conservation.</p> <p><u>CURRENT SITUATION:</u> The Army will establish a limited liability corporation for the purpose of managing Family housing at Fort Wainwright. The government will convey the existing Family housing inventory and certain associated improvements, and lease the underlying land. In exchange, our privatization partner will plan, design, develop, renovate, demolish, construct, own, operate, maintain and manage a rental housing development at Fort Wainwright,</p>					

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Fort Wainwright, Alaska		
4. PROJECT TITLE Family Housing Privatization	5. PROJECT NUMBER 66646	
<p><u>CURRENT SITUATION:</u> (CONTINUED)</p> <p>as well as any utilities conveyed or constructed by the developer, for 50 years. This increment of funds will provide deficit reduction of 104 homes at Fort Wainwright.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If this project is not provided, the installation will not be able to house some junior and senior enlisted personnel and their Families who may not be able to find adequate housing in the local community. Failure to provide adequate housing will adversely affect the health, safety and quality of life of military Families.</p> <p><u>ADDITIONAL:</u> Privatization will provide new quarters to standards comparable to housing of similar size and quality as that available in the local economy. If for any reason privatization cannot be accomplished or is financially infeasible, the Army will execute a construction project for 52 enlisted and officer Family quarters at the programmed amount of this project. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. This facility will be available for use by other components.</p>		

1.COMONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA			2.DATE 04 FEB 2008	
3.INSTALLATION AND LOCATION Fort Carson Colorado				4.PROJECT TITLE Family Housing Privatization		
5.PROGRAM ELEMENT 88742A		6.CATEGORY CODE 711	7.PROJECT NUMBER 71214		8.PROJECT COST (\$000) Auth 103,000 Approp 103,000	
9.COST ESTIMATES						
ITEM		UM (M/E)	QUANTITY		UNIT COST	COST (\$000)
<u>PRIMARY FACILITY</u> Family Housing Privatization		FA	530 --		194,340	103,000 (103,000)
<u>SUPPORTING FACILITIES</u>						
ESTIMATED CONTRACT COST						103,000
CONTINGENCY PERCENT (.00 %)						0
SUBTOTAL						103,000
SUPV, INSP & OVERHEAD (.00 %)						0
TOTAL REQUEST						103,000
TOTAL REQUEST (ROUNDED)						103,000
INSTALLED EQT-OTHER APPROP						(0)
10.Description of Proposed Construction In November 1999, the Army privatized Family housing at Fort Carson, Colorado. The Army transferred 1,823 houses which will be renovated and/or replaced during the initial development period and 841 new units will be constructed. In addition another 530 houses will be constructed in support of FY08 Grow the Army Initiative (CS/CSS). The requested funding will provide the Army's equity contribution towards addressing a growing Family housing deficit resulting from the stationing of additional Soldiers and their Families at Fort Carson as part of the Grow the Army Initiative. Construction will consist of 530 houses including neighborhood amenities and supporting infrastructure. In accordance with 10 USC, Section 2883, these funds will be transferred to the DoD Family Housing Improvement Fund (FHIF) for use at Fort Carson. <u>PROJECT:</u> Construction of 530 Family housing units including neighborhood amenities and supporting infrastructure using the alternative authorities for improvement and acquisition of military housing in USC, Section 2872 et al. (Current Mission) <u>REQUIREMENT:</u> This funding is required to provide for the Army's financial contribution to support the construction of 530 new homes to reduce the growing Family housing deficit resulting from the stationing of additional Soldiers and their Families at Fort Carson as part of the Grow the Army						

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Fort Carson, Colorado		
4. PROJECT TITLE Family Housing Privatization	5. PROJECT NUMBER 71214	
<p><u>REQUIREMENT:</u> (CONTINUED)</p> <p>Initiative. Construction will conform to current local standards of adequate size, habitability, safety, and energy conservation.</p> <p><u>CURRENT SITUATION:</u> In November 1999, the Army and J.A. Jones established a partnership for the purpose of managing Family housing at Fort Carson. Subsequently in 2003, GMH Military Housing established a limited liability corporation with the transfer of ownership of the housing from J.A. Jones to GMH Military Housing. The government conveyed the existing Family housing inventory and certain associated improvements, and leased the underlying land. In exchange, GMH will plan, design, develop, renovate, demolish, construct, own, operate, maintain and manage a rental housing development at Fort Carson, as well as any utilities conveyed or constructed by the developer, for 50 years. This increment of funds will support additional deficit reduction at Fort Carson.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If this project is not provided, the installation will not be able to house some officer and enlisted personnel and their Families may not be able to find adequate housing in the local community. Failure to provide adequate housing will adversely affect the health, safety and quality of life of military Families.</p> <p><u>ADDITIONAL:</u> Privatization will provide new quarters to standards comparable to housing of similar size and quality available in the local economy. If for any reason privatization cannot be accomplished or is financially infeasible, the Army will execute a construction project for 250 Family quarters at the programmed amount of this project. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. This facility will be available for use by other components.</p>		

1.COMONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA			2.DATE 04 FEB 2008	
3.INSTALLATION AND LOCATION Fort Stewart Georgia				4.PROJECT TITLE Family Housing Privatization		
5.PROGRAM ELEMENT 88742A		6.CATEGORY CODE 711	7.PROJECT NUMBER 71216		8.PROJECT COST (\$000) Auth 103,801 Approp 103,801	
9.COST ESTIMATES						
ITEM		UM (M/E)	QUANTITY		UNIT COST	COST (\$000)
<u>PRIMARY FACILITY</u> Privatize Family Housing		FA	932 --		111,374	103,801 (103,801)
<u>SUPPORTING FACILITIES</u>						
ESTIMATED CONTRACT COST						103,801
CONTINGENCY PERCENT (.00 %)						0
SUBTOTAL						103,801
SUPV, INSP & OVERHEAD (.00 %)						0
TOTAL REQUEST						103,801
TOTAL REQUEST (ROUNDED)						103,801
INSTALLED EQT-OTHER APPROP						(0)
<p>10.Description of Proposed Construction In November 2003, the Army privatized Family housing at Fort Stewart and Hunter Army Airfield, Georgia. The Army transferred 2,926 houses which will be renovated and/or replaced during the initial development period and 776 new units will be constructed. The requested funding will provide for the Army's equity contribution towards addressing a growing Family housing deficit resulting from the stationing of additional Soldiers and their Families at Fort Stewart and Hunter Army Airfield as part of the Grow the Army Initiative. Construction will consist of 932 houses including neighborhood amenities and supporting infrastructure. IAW 10 USC, Section 2883, these funds will be transferred to the DoD Family Housing Improvement Fund (FHIF) for use at Fort Stewart and Hunter Army Airfield.</p> <p><u>PROJECT:</u> Construction of 932 Family housing units including neighborhood amenities and supporting infrastructure using the alternative authorities for improvement and acquisition of military housing in 10 USC, Section 2872 et al. (Current Mission)</p> <p><u>REQUIREMENT:</u> This funding is required to provide for the Army's financial contribution to support the construction of 932 new homes to reduce the Family housing deficit resulting from the stationing of additional Soldiers and their Families at Fort Stewart and Stewart Army Airfield as part of the Grow the</p>						

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Fort Stewart, Georgia		
4. PROJECT TITLE Family Housing Privatization	5. PROJECT NUMBER 71216	
<p><u>REQUIREMENT:</u> (CONTINUED)</p> <p>Army Initiative. Construction will conform to current local standards of adequate size, habitability, safety, and energy conservation.</p> <p><u>CURRENT SITUATION:</u> In November 2003, the Army and GMH Military Housing, LLC established a limited liability corporation for the purpose of managing Family housing at Fort Stewart and Hunter Army Airfield. The government conveyed the existing Family housing inventory and certain associated improvements, and leased the underlying land. In exchange, GMH will plan, design, develop, renovate, demolish, construct, own, operate, maintain and manage a rental housing development at Fort Stewart and Hunter Army Airfield, as well as any utilities conveyed or constructed by the developer, for 50 years. This increment of funds will support additional deficit reduction at Fort Stewart and Hunter Army Airfield.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If this project is not provided, the installation will not be able to house some officer and enlisted personnel and their Families may not be able to find adequate housing in the local community. Failure to provide adequate housing will adversely affect their mission as well as the health, safety and quality of life of military Families.</p> <p><u>ADDITIONAL:</u> Privatization will provide new quarters to standards comparable to housing of similar size and quality available in the local economy. If for any reason privatization cannot be accomplished or is financially infeasible, the Army will execute a construction project for 350 Family quarters at the programmed amount of this project. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. This facility will be available for use by other components.</p>		

1. COMPONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA			2. DATE 04 FEB 2008	
3. INSTALLATION AND LOCATION Fort Bliss Texas				4. PROJECT TITLE Family Housing Privatization		
5. PROGRAM ELEMENT 88742A		6. CATEGORY CODE 711	7. PROJECT NUMBER 71215		8. PROJECT COST (\$000) Auth 127,000 Approp 127,000	
9. COST ESTIMATES						
ITEM		UM (M/E)	QUANTITY		UNIT COST	COST (\$000)
PRIMARY FACILITY Family Housing Privatization		FA	763 --		166,448	127,000 (127,000)
SUPPORTING FACILITIES						
ESTIMATED CONTRACT COST						127,000
CONTINGENCY PERCENT (.00 %)						0
SUBTOTAL						127,000
SUPV, INSP & OVERHEAD (.00 %)						0
TOTAL REQUEST						127,000
TOTAL REQUEST (ROUNDED)						127,000
INSTALLED EQT-OTHER APPROP						(0)
10. Description of Proposed Construction <p>In July 2005, the Army privatized Family housing operations in a combined project at Fort Bliss, TX and White Sands Missile Range (WSMR), NM. The Army transferred 3,406 homes (Ft Bliss: 2,845; WSMR: 561). Another 90 houses will be constructed in support of the FY07 the Global Defense Positioning Realignment Initiative. In addition, 442 houses will be constructed in support of the FY08 Grow the Army Initiative (CS/CSS). The requested funding will provide for the Army's equity contribution towards addressing a growing Family housing deficit resulting from the stationing of additional Soldiers and their Families at Fort Bliss and WSMR as part of the Grow the Army Initiative. Construction will consist of 763 houses including neighborhood amenities and supporting infrastructure. In accordance with 10 USC, Section 2883, these funds will be transferred to the DoD Family Housing Improvement Fund (FHIF) for use at Fort Bliss and WSMR.</p> <p><u>PROJECT:</u> Construction of 763 Family housing units including neighborhood amenities and supporting infrastructure using the alternative authorities for improvement and acquisition of military housing in 10 USC, Section 2872 et al. (Current Mission)</p> <p><u>REQUIREMENT:</u> This funding is required to provide for the Army's financial contribution to support the construction of 763 new homes to reduce the Family housing deficit resulting from the stationing of additional Soldiers and their</p>						

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Fort Bliss, Texas		
4. PROJECT TITLE Family Housing Privatization	5. PROJECT NUMBER 71215	
<p><u>REQUIREMENT:</u> (CONTINUED)</p> <p>Families at Fort Bliss and WSMR as part of the Grow the Army Initiative. Construction will conform to current local standards of adequate size, habitability, safety, and energy conservation.</p> <p><u>CURRENT SITUATION:</u> In July 2005, the Army and GMH Military Housing, LLC established a limited liability corporation for the purpose of managing Family housing at Fort Bliss and White Sands Missile Range (WSMR). The government conveyed the existing family housing inventory and certain associated improvements, and leased the underlying land. In exchange, GMH will plan, design, develop, renovate, demolish, construct, own, operate, maintain and manage a rental housing development at Fort Bliss and WSMR, as well as any utilities conveyed or constructed by the developer, for 50 years. This increment of funds will support additional deficit reduction at Fort Bliss and WSMR.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If this project is not provided, the installation will not be able to house some officer and enlisted personnel and their Families may not be able to find adequate housing in the local community. Failure to provide adequate housing will adversely affect their mission as well as the health, safety and quality of life of military Families.</p> <p><u>ADDITIONAL:</u> Privatization will provide new quarters to standards comparable to housing of similar size and quality available in the local economy. If for any reason privatization cannot be accomplished or is financially infeasible, the Army will execute a construction project for 480 Family quarters at the programmed amount of this project. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. This facility will be available for use by other components.</p>		

1.COMONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA			2.DATE 04 FEB 2008	
3.INSTALLATION AND LOCATION Wiesbaden Mil Cnty Germany (Germany Various)				4.PROJECT TITLE Family Housing Improvements		
5.PROGRAM ELEMENT 88742A		6.CATEGORY CODE 711	7.PROJECT NUMBER 62486		8.PROJECT COST (\$000) Auth 20,000 Approp 20,000	
9.COST ESTIMATES						
ITEM		UM (M/E)	QUANTITY		UNIT COST	COST (\$000)
<u>PRIMARY FACILITY</u>						14,832
Renovate 3 BR JNCO Units		FA	34 --		128,956	(4,385)
Renovate 4 BR JNCO Units		FA	55 --		154,748	(8,511)
Renovate 4 BR SO Units		FA	8 --		205,600	(1,645)
SDD and EPAct05		LS	--		--	(291)
<u>SUPPORTING FACILITIES</u>						2,884
Electric Service		LS	--		--	(280)
Water, Sewer, Gas		LS	--		--	(630)
Steam And/Or Chilled Water Dist		LS	--		--	(155)
Paving, Walks, Curbs & Gutters		LS	--		--	(1,022)
Storm Drainage		LS	--		--	(255)
Site Imp(542) Demo()		LS	--		--	(542)
ESTIMATED CONTRACT COST						17,716
CONTINGENCY PERCENT (5.00%)						886
SUBTOTAL						18,602
SUPV, INSP & OVERHEAD (6.50%)						1,209
TOTAL REQUEST						19,811
TOTAL REQUEST (ROUNDED)						20,000
INSTALLED EQT-OTHER APPROP						(0)
10.Description of Proposed Construction Provides whole neighborhood revitalization of 97 Family quarters consisting of 89 Junior Non-Commissioned Officer quarters (JNCO) (34 three-bedroom, and 55 four-bedroom units) in nine multi-story stairwell apartment buildings, one four unit building, and 8 Senior Officer four-bedroom single Family houses, constructed in 1949 and 1953, including neighborhood improvements and supporting infrastructure. Project includes reconfiguration of 114 under-sized two- and three-bedroom apartments into 89 adequately sized three-, and four-bedroom apartments. Work in all buildings includes reconfiguration of floor plan to increase unit size; restoration of existing kitchens and baths or replacement of those displaced by reconfiguration and still required; adding second bathroom where required and private laundry in all apartments; alteration of heating, interior plumbing, electrical, TV, telephone, and fire protection systems and interior partitions, closets, and doors; renovation of common stairwell areas and minor repairs in basement areas and storage rooms; repairing as necessary failed or failing gutters, downspouts and roof tiles, exterior insulation, plaster and paint. Project includes removal of asbestos, lead-based paint and polycyclic aromatic hydrocarbons (PAH) when encountered on the interior of the buildings. Five percent of these units will be handicapped accessible and easily modifiable to accommodate the requirements of the handicapped. Supporting						

1. COMPONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2. DATE 04 FEB 2008
3. INSTALLATION AND LOCATION Wiesbaden Mil Cnty, Germany (Germany Various)		
4. PROJECT TITLE Family Housing Improvements	5. PROJECT NUMBER 62486	
<p><u>DESCRIPTION OF PROPOSED CONSTRUCTION:</u> (CONTINUED)</p> <p>facility work involves addition of recreational facilities, exterior flammable storage and trash enclosures, upgrade electrical, water, and sewer utility distribution systems, upgrade landscaping, playgrounds, and provide two off street parking spaces per unit, all in accordance with the local Housing Community Plan.</p> <p><u>PROJECT:</u> Whole neighborhood revitalization of 97 Family quarters consisting of 89 Junior Noncommissioned Officer and 8 Senior Officer Family quarters, including upgrading neighborhood amenities and supporting infrastructure, all to current standards. (Current Mission)</p> <p><u>REQUIREMENT:</u> This project is required to improve existing Family housing conditions to conform to adequate standards of comfort, habitability, size, safety, energy conservation and to extend the life expectancy of these units.</p> <p><u>CURRENT SITUATION:</u> Although these 50 year old stairwell-type, multi-story Family housing apartment buildings and single Family units were renovated between 1984 and 1989, the majority of the units (other than the three-bedroom units on several buildings, which received bath/laundry towers) remain without second full baths and with laundries in dismal basements, shared by all occupants. Units are undersized (even with the bath/laundry towers) by current space criteria and floor plans must be reconfigured. Existing 12 and 18 unit stairwell buildings have undersized 2 BR (865 NSF), 3 BR (1140 NSF) and 4 BR (1306 NSF) apartments and will be reconfigured to contain 9 and 12 units respectively. New unit sizes will conform to current size standards for 3 and 4 bedroom units. Safety and health concerns arise when parents leave young children or cooking to quickly do laundry, especially for those who live in the top floor apartments, four or five flights from the basement laundries. Parents make multiple trips to start the wash and load completed wash into the dryers, and additional trips when washers or dryers are already in use by other building occupants. The single bathroom units require parents and children to schedule usage while preparing for work and school and before bedtime. Bath and laundry facilities are the top two quality of life features currently lacking in these stairwell housing units. These buildings now require complete revitalization to include expansion to achieve current standards.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If this project is not provided, service members and their Families will continue to live in inadequate housing which will continue to deteriorate, causing increased maintenance and energy costs. This adversely affects the health, safety and quality of life of these enlisted personnel and their Families.</p> <p><u>ADDITIONAL:</u> USAREUR's Conventional Forces Europe (CFE) planners have certified the end-state requirement for this installation. The life cycle cost analysis shows revitalization to be more cost effective than all other feasible alternatives. The Deputy Assistant Secretary of the Army (Installations and Housing) certifies that this project has been considered for joint use potential. This facility will be available for use by other</p>		

1.COMONENT ARMY	FY 2009 MILITARY CONSTRUCTION PROJECT DATA	2.DATE 04 FEB 2008
3.INSTALLATION AND LOCATION Wiesbaden Mil Cmty, Germany (Germany Various)		
4.PROJECT TITLE Family Housing Improvements	5.PROJECT NUMBER 62486	
<p>ADDITIONAL: (CONTINUED)</p> <p>components. This project has been coordinated with the installation physical security plan, and no physical security measures are required. All required antiterrorism protection measures are included. Sustainable principles will be integrated into the design, development, and construction of the project in accordance with Executive Order 13423 and other applicable laws and Executive Orders.</p> <p><u>NATO SECURITY INVESTMENT:</u> This project is not within an established NATO infrastructure category for common funding, nor is it expected to become eligible in the foreseeable future.</p>		
<p>Installation Engineer: David Holt Phone Number: DSN(314) 337-1560</p>		

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

PLANNING AND DESIGN

(\$ in Thousands)

FY 2009 Budget Request	\$579
FY 2008 Current Estimate	\$2,000
FY 2008 President Budget Request	\$2,000

PURPOSE AND SCOPE

This program provides funding for preparing working drawings, specifications, cost estimates, project planning reports, final design drawings and reviews of construction proposals. Also included are architectural and engineering services supporting new or post acquisition construction projects, and costs incurred in developing requests for project proposals. These funds also are used to plan and design future Family housing construction projects and Family housing energy conservation projects. None of the FY 2009 Planning and Design request will be used to support the Military Housing Privatization Initiatives (MHPI).

Authorization and Appropriation Request

Authorization requested for \$579,000 and appropriation requested for \$579,000 in FY 2009 to fund Family housing construction planning and design activities excluding MHPI.

PROGRAM SUMMARY

Planning and Design funds will provide for final design work on FY 2009 and FY 2010 projects to ensure that construction contracts can be awarded in the respective fiscal years. This funding also provides for studies, and updating construction standards and criteria.

The FY 2009 planning and design program supports the Army's continuing emphasis on the whole neighborhood revitalization program. Revitalization projects require a greater degree of planning and design than do new construction projects. This additional design effort is necessary to ensure modernization requirements, including supporting utility systems and infrastructure, are efficiently and effectively integrated into existing structures.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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1.COMONENT ARMY		FY 2009 MILITARY CONSTRUCTION PROJECT DATA		2.DATE 04 FEB 2008	
3.INSTALLATION AND LOCATION Planning and Design Worldwide Various			4.PROJECT TITLE Family Housing P&D		
5.PROGRAM ELEMENT 87742A	6.CATEGORY CODE 711	7.PROJECT NUMBER 62212	8.PROJECT COST (\$000) Auth 579 Approp 579		
9.COST ESTIMATES					
ITEM		UM (M/E)	QUANTITY	UNIT COST	COST (\$000)
PRIMARY FACILITY Planning & Design		LS	--	--	579 (579)
SUPPORTING FACILITIES					
ESTIMATED CONTRACT COST					579
CONTINGENCY PERCENT (.00 %)					0
SUBTOTAL					579
SUPV, INSP & OVERHEAD (.00 %)					0
TOTAL REQUEST					579
TOTAL REQUEST (ROUNDED)					579
INSTALLED EQT-OTHER APPROP					(0)
<p>10.Description of Proposed Construction Provides for parametric, concept and final design of Family housing new and post-acquisition projects; associated surveys; value engineering; and development of standards and criteria for Army Family Housing facilities and properties.</p> <p><u>PROJECT:</u> Planning and design funding for family housing.</p> <p><u>REQUIREMENT:</u> This funding is required to provide for Architect-Engineer (A-E) services for site surveys and preparation of designs and specifications for the Army Family Housing construction program, including value engineering, and continued development of design criteria, standards, specifications and technical manuals. Funds will be used by the US Army Corps of Engineers (USACE) for in-house designs, A-E contracts, and administrative support functions. These funds are required for accomplishment of final correction, review, reproduction and advertisement of projects in the FY 2009 program.</p> <p><u>IMPACT IF NOT PROVIDED:</u> If these funds are not provided, development of Family housing new and post-acquisition Family housing projects will not be accomplished, preventing execution of the FY 2009 construction program.</p>					

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
OPERATION, MAINTENANCE, AND UTILITIES

(\$ in Thousands)

FY 2009 Budget Request	\$491,227
FY 2008 Current Estimate	\$488,383
FY 2008 President Budget Request	\$488,383

PURPOSE AND SCOPE

Operation Accounts. The operating accounts portion of the program provides for expenses in the following sub-accounts and includes both direct and indirect support for operations, maintenance, and utilities for government owned government operated housing units, as applicable:

1. Management - Provides resources for Family housing management, installation administrative support and for services provided by Housing Services Office. Referral service provides information to place Families into local community housing. It also includes housing requirement surveys, condition assessments of existing housing, and development of Family housing construction and repair projects. The Management account provides for the installation and operation of the Housing Operation Management Systems (HOMES) to support effective housing management, and includes personnel costs for residual housing staff at privatized housing locations.

2. Services - Provides basic installation service support functions such as refuse collection and disposal, insect and pest control, snow removal and street cleaning, and the Family housing proportional share of fire and police protection.

3. Furnishings - Provides for: procurement, management, control, moving and handling of furnishings and household equipment, maintenance, repair, and replacement of existing furnishings and equipment inventory.

4. Miscellaneous - Provides payments to non-Department of Defense agencies for housing units occupied by Army personnel.

Maintenance Account. The Maintenance account provides funding for the following activities required to maintain Family housing real property assets:

1. Recurring Maintenance & Repair (M&R) - Includes service calls, interior and exterior painting, between occupancy maintenance, and minor M&R work.

2. Major Maintenance and Repair – Major M&R work continues our revitalization program to extend the useful life of the quarters, reduce future maintenance and utility costs, and increase occupancy in the out years. This account also provides for repairs and improvements to extend the useful life of foreign units retained in service longer than initially programmed.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION, MAINTENANCE, AND UTILITIES (Continued)

3. Exterior Utilities - Includes costs for M&R repair of sewer and water lines, primary and secondary electric lines, and other exterior utilities exclusively for use by Family housing.

4. M&R, Other Real Property - Includes work on grounds, surfaced areas, playgrounds, and other real property serving Family housing.

5. Alterations & Additions - Includes low-cost incidental (minor) improvements for less than \$3,000 per dwelling unit. This work is normally performed concurrently with maintenance and repair projects. Also includes modifications to quarters to meet the needs of exceptional Family members.

Utilities Account. The Utilities account includes the costs of heat, air conditioning, electricity, water, and sewage for Family housing units.

PROGRAM SUMMARY

Authorization and appropriation are requested for \$491,227,000 for FY 2009. This amount, together with estimated reimbursements of \$18,000,000, will fund the Operation, Utilities, and Maintenance program at \$509,227,000,000. A summary follows:

(\$ in Thousands)

<u>Operation</u>	<u>Maintenance</u>	<u>Utilities</u>	<u>Total Direct</u>	<u>Reimburse-ments</u>	<u>Total Program</u>
126,021	252,189	113,017	491,227	18,000	509,227

EXHIBIT FH-2 SUMMARY

Operational requirements are a function of the annual cost-per-unit of supported installations. In general, CONUS installations are less expensive to operate than units located in foreign countries. Privatization of domestic units creates a decrease in the CONUS government owned inventory, causing the ratio of foreign-to-CONUS units to grow. Average cost per unit increases as a result. In FY 2007, the total average CONUS and OCONUS government owned inventory represented 38 percent of the total owned inventory. By FY 2009, the total CONUS and OCONUS government owned inventory will represent 22 percent of the total owned inventory and the per unit cost of operations increases accordingly.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
OPERATION, MAINTENANCE, AND UTILITIES (Continued)

**Family Housing Operations and Maintenance Reprogramming Actions
Fiscal Year 2007**

Account	FY 2007	FY 07 DD	FY 07 BLW	Percent	FY 2007 End
	Appropriation	1415 RPG	THD RPG	Reprogrammed	of Year
	(\$000)	(\$000)	(\$000)		(\$000)
Utilities	106,133		20,118	19%	126,251
Operations	122,339		3,294	3%	125,633
Management	55,974		14,401	26%	70,375
Services	26,384		-1,051	-4%	25,333
Furnishings	38,610		-9,779	-25%	28,831
Miscellaneous	1,371		-277	-20%	1,094
Leasing	214,781		-20,346	-9%	194,435
Maintenance	202,068		108	0%	202,176
Interest					
Privatization Support	25,990		-3,173	-12%	22,817
FCF					
Total	671,311	0	0		671,311

Note: required congressional notification letters for reprogramming exceeding ten percent of appropriated amount were sent on July 6, 2007.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION, MAINTENANCE, AND UTILITIES (Continued)
 OPERATION AND MAINTENANCE, SUMMARY (WORLDWIDE)
Excludes Leased & Privatized Units and Costs

A. INVENTORY DATA	FY 2007 ACTUAL		FY 2008 CURRENT ESTIMATE		FY 2009 BUDGET REQUEST	
INVENTORY BEGINNING OF YEAR	37,835		32,224		29,225	
INVENTORY END OF YEAR	32,224		29,225		21,366	
EFFECTIVE AVERAGE INVENTORY	34,594		30,907		24,611	
HISTORIC UNITS	1,380		917		451	
UNITS REQUIRING O&M FUNDING:						
a. Contiguous US	10,474		7,416		3,681	
b. U.S. Overseas	2,638		2,813		1,746	
c. Foreign	21,482		20,678		19,184	
d. Worldwide	34,594		30,907		24,611	
B. FUNDING REQUIREMENT	UNIT COST (\$)	TOTAL COST (\$000)	UNIT COST (\$)	TOTAL COST (\$000)	UNIT COST (\$)	TOTAL COST (\$000)
1. OPERATION						
a. Management	2,032	70,312	2,097	64,816	2,448	60,254
b. Services	732	25,332	955	29,522	912	22,437
c. Furnishings	831	28,732	1,034	31,965	1,710	42,089
d. Miscellaneous	<u>32</u>	1,094	<u>37</u>	1,129	<u>50</u>	1,241
SUBTOTAL - OPERATION	3,627	125,470	4,123	127,432	5,121	126,021
2. UTILITIES	3,650	126,251	4,703	145,366	4,592	113,017
3. MAINTENANCE						
a. Annual Recurring M&R	3,359	116,209	3,920	121,167	4,042	99,466
b. Major M&R Projects	1,814	62,747	2,256	69,718	4,760	117,142
c. Exterior Utilities	206	7,141	257	7,935	477	11,737
d. M&R, Other Real Prop.	409	14,153	471	14,556	805	19,823
e. Alts. & Additions	<u>56</u>	1,926	<u>71</u>	2,209	<u>163</u>	4,021
SUBTOTAL MAINTENANCE	5,844	202,176	6,975	215,585	10,247	252,189
FCF with PY adjustments		47,668	0	0	0	0
4. APPROPRIATION	14,499	501,565	15,802	488,383	19,960	491,227
5. REIMBURSABLE PROGRAM	<u>636</u>	<u>22,000</u>	<u>582</u>	<u>18,000</u>	<u>731</u>	<u>18,000</u>
6. TOTAL O&M PROGRAM	15,135	523,565	16,384	506,383	20,691	509,227

EXHIBIT FH-2

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION, MAINTENANCE, AND UTILITIES (Continued)
 OPERATION AND MAINTENANCE, SUMMARY (CONUS)
Excludes Leased & Privatized Units and Costs

A. INVENTORY DATA	FY 2007 ACTUAL		FY 2008 CURRENT ESTIMATE		FY 2009 BUDGET REQUEST	
INVENTORY BEGINNING OF YEAR	13,298		8,525		5,945	
INVENTORY END OF YEAR	8,525		5,945		1,925	
EFFECTIVE AVERAGE INVENTORY	10,474		7,416		3,681	
HISTORIC UNITS	1,360		897		451	
B. FUNDING REQUIREMENT	UNIT COST (\$)	TOTAL COST (\$000)	UNIT COST (\$)	TOTAL COST (\$000)	UNIT COST (\$)	TOTAL COST (\$000)
1. OPERATION						
a. Management	2,991	31,328	1,712	12,695	6,924	25,486
b. Services	587	6,151	757	5,617	704	2,591
c. Furnishings	129	1,350	153	1,137	155	570
d. Miscellaneous	<u>104</u>	<u>1,094</u>	<u>152</u>	<u>1,129</u>	337	<u>1,241</u>
SUBTOTAL - OPERATION	3,812	39,923	2,775	20,578	8,120	29,888
2. UTILITIES	2,312	24,211	3,667	27,197	3,790	13,951
3. MAINTENANCE						
a. Annual Recurring M&R	3,939	41,255	4,750	35,228	3,460	12,735
b. Major M&R Projects	1,199	12,554	1,446	10,720	1,566	5,765
c. Exterior Utilities	185	1,934	223	1,652	239	879
d. M&R, Other Real Prop.	626	6,558	755	5,600	823	3,029
e. Alts. & Additions	<u>14</u>	<u>149</u>	<u>17</u>	<u>127</u>	<u>27</u>	<u>98</u>
SUBTOTAL MAINTENANCE	5,962	62,450	7,191	53,327	6,114	22,506
4. APPROPRIATION	12,086	126,584	13,633	101,102	18,024	66,345
5. REIMBURSABLE PROGRAM	<u>1,623</u>	<u>17,000</u>	1,876	<u>13,909</u>	<u>3,779</u>	<u>13,909</u>
6. TOTAL O&M PROGRAM	13,709	143,584	15,508	115,011	21,802	80,254

EXHIBIT FH-2

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION, MAINTENANCE, AND UTILITIES (Continued)
 OPERATION AND MAINTENANCE, SUMMARY (U.S. OVERSEAS)
Excludes Leased & Privatized Units and Costs

A. INVENTORY DATA	FY 2007 ACTUAL		FY 2008 CURRENT ESTIMATE		FY 2009 BUDGET REQUEST	
INVENTORY BEGINNING OF YEAR	2,619		2,656		2,969	
INVENTORY END OF YEAR	2,656		2,969		1,388	
EFFECTIVE AVERAGE INVENTORY	2,638		2,813		1,746	
HISTORIC UNITS	20		20		0	
B. FUNDING REQUIREMENT	UNIT COST (\$)	TOTAL COST (\$000)	UNIT COST (\$)	TOTAL COST (\$000)	UNIT COST (\$)	TOTAL COST (\$000)
1. OPERATION						
a. Management	2,757	7,273	2,898	8,152	1,408	2,458
b. Services	539	1,421	649	1,827	412	719
c. Furnishings	728	1,921	811	2,280	1,019	1,780
d. Miscellaneous	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
SUBTOTAL - OPERATION	4,024	10,615	4,358	12,259	2,839	4,957
2. UTILITIES	4,100	10,816	6,082	17,109	6,089	10,631
3. MAINTENANCE						
a. Annual Recurring M&R	4,431	11,689	5,176	14,561	4,975	8,687
b. Major M&R Projects	2,265	5,974	2,646	7,443	6,698	11,694
c. Exterior Utilities	1,001	2,641	1,170	3,290	2,902	5,067
d. M&R, Other Real Prop.	481	1,270	562	1,581	1,451	2,534
e. Alts. & Additions	<u>47</u>	<u>124</u>	<u>55</u>	<u>155</u>	<u>112</u>	<u>195</u>
SUBTOTAL MAINTENANCE	8,225	21,698	9,609	27,030	16,138	28,177
4. APPROPRIATION	16,349	43,129	20,049	56,398	25,066	43,765
5. REIMBURSABLE PROGRAM	<u>379</u>	<u>1,000</u>	<u>291</u>	<u>819</u>	<u>469</u>	<u>819</u>
6. TOTAL O&M PROGRAM	16,728	44,129	20,340	57,217	25,535	44,584

EXHIBIT FH-2

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION, MAINTENANCE, AND UTILITIES (Continued)
 OPERATION AND MAINTENANCE, SUMMARY (FOREIGN)
Excludes Leased & Privatized Units and Costs

A. INVENTORY DATA	FY 2007 ACTUAL		FY 2008 CURRENT ESTIMATE		FY 2009 BUDGET REQUEST	
INVENTORY BEGINNING OF YEAR	21,918		21,043		20,311	
INVENTORY END OF YEAR	21,043		20,311		18,053	
EFFECTIVE AVERAGE INVENTORY	21,482		20,678		19,184	
HISTORIC UNITS	0		0		0	
B. FUNDING REQUIREMENT	UNIT COST (\$)	TOTAL COST (\$000)	UNIT COST (\$)	TOTAL COST (\$000)	UNIT COST (\$)	TOTAL COST (\$000)
1. OPERATION						
a. Management	1,476	31,711	2,126	43,969	1,684	32,310
b. Services	827	17,760	1,068	22,078	997	19,127
c. Furnishings	1,185	25,461	1,381	28,548	2,071	39,739
d. Miscellaneous	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
SUBTOTAL - OPERATION	3,488	74,932	4,575	94,595	4,753	91,176
2. UTILITIES	4,247	91,224	4,887	101,060	4,610	88,435
3. MAINTENANCE						
a. Annual Recurring M&R	2,945	63,265	3,452	71,378	4,068	78,044
b. Major M&R Projects	2,058	44,219	2,493	51,555	5,196	99,683
c. Exterior Utilities	119	2,566	145	2,993	302	5,791
d. M&R, Other Real Prop.	294	6,325	357	7,375	743	14,260
e. Alts. & Additions	<u>77</u>	<u>1,653</u>	<u>93</u>	<u>1,927</u>	<u>194</u>	<u>3,728</u>
SUBTOTAL MAINTENANCE	5,494	118,028	6,540	135,228	10,504	201,506
FCF with PY adjustments		47,668				
4. APPROPRIATION	15,448	331,852	16,002	330,883	19,866	381,117
5. REIMBURSABLE PROGRAM	<u>186</u>	<u>4,000</u>	<u>158</u>	<u>3,272</u>	<u>171</u>	<u>3,272</u>
6. TOTAL O&M PROGRAM	15,634	335,852	16,160	334,155	20,037	384,389

EXHIBIT FH-2

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION, MAINTENANCE, AND UTILITIES (Continued)
 DOLLARS REQUIRING CONVERSION TO FOREIGN CURRENCY
 (\$ in Thousands)

Curr.		FY2007		FY2008		FY2009
	Budget Exchange Rates	Dollars Requiring Conversion	Budget Exchange Rates	Dollars Requiring Conversion	Budget Exchange Rates	Dollars Requiring Conversion
EURO	0.8530	411,416	0.8259	386,479	0.7905	312,360
YEN	113.30	1,032	114.7781	980	114.3007	980
WON	1151.0	47,811	1025.6971	47,821	981.0592	69,074
Total		460,259		435,280		382,413
	Market Rates	Cost of Conversion (All Currencies)	Market Rates	Cost of Conversion (All Currencies)	Market Rates	Cost of Conversion (All Currencies)
EURO	0.82		0.78		0.78	
YEN	109.83	23,159	117.17	24,280	117.17	21,413
WON	977.4		965.2		965.2	

EXHIBIT PB-18

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
OPERATION ACCOUNT

(\$ in Thousands)

FY 2009 Budget Request	\$126,021
FY 2008 Current Estimate	\$127,432
FY 2008 President Budget Request	\$127,432

Budget Methodology

The Operation Account includes four sub-accounts: management, services, furnishings, and a small miscellaneous account. All Operation sub-accounts are considered “must pay accounts” based on actual bills that must be paid to manage and operate Family housing.

The Management sub-account is estimated based on historic per unit expenditures adjusted for pay and non-pay inflation and changes to foreign currency exchange rates. Programmatic adjustments to the FY 2009 estimate include the transfer of additional field personnel dedicated to RCI management and oversight to the RCI account, as well as general reductions to staff and administrative overhead associated with the declining government owned inventory.

The Services sub-account provides police and fire protection, trash pickup and other municipal functions and is estimated based on historic, per unit expenditures adjusted for non-pay inflation and changes to foreign currency exchange rates. Programmatic adjustments to the FY 2009 estimate include savings associated with a declining inventory partially offset by the higher cost of operations of the remaining owned inventory, located at foreign and overseas locations.

The Furnishings sub-account is estimated based on historic regional expenditures adjusted for pay and non-pay inflation and changes to foreign currency exchange rates. Programmatic adjustments to the FY 2009 estimate include savings associated with a declining inventory. The higher cost of operations of the remaining owned inventory resides at more expensive foreign and overseas locations.

The Miscellaneous sub-account is based on our best estimate of anticipated interagency reimbursement (Dept of Defense to Dept of Transportation) for housing provided to Army personnel by the Coast Guard.

Summary of Primary Adjustments in FY 2009 Budget

The FY 2009 requirement reflects a net reduction to owned inventory, driven by privatization, and a delay in the planned repositioning of European forces back to CONUS. This will result in the extended use of foreign installations beyond initial expectations and requires additional maintenance and repair on those facilities for continued operations.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
OPERATION ACCOUNT (Continued)

A second dynamic affects the pricing of the supported inventory. As CONUS installations privatize, the residual owned inventory increasingly consists of more expensive foreign and overseas housing. In FY 2007, CONUS average owned inventory represented approximately 38 percent of worldwide owned housing. By FY 2009 the CONUS share will decline to 22 percent and the average per-unit cost of operations increases accordingly.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION ACCOUNT
 MANAGEMENT SUB-ACCOUNT

(\$ in Thousands)

FY 2009 Budget Request	\$60,254
FY 2008 Current Estimate	\$64,816
FY 2008 President Budget Request	\$64,864

The management sub-account provides funding for the continued requirement of salaries, referral services, housing requirements analysis, and project planning. Pricing adjustments in the Exhibit OP-5 are based on OSD prescribed pay, non-pay inflation, and currency factors.

EFFECT OF PRIVATIZATION

Installations continue to require a post-privatization housing staff to provide other housing services not related to privatization. However, as the privatization program expands, personnel costs in the management account decline as a result of downsizing the housing work force, in accordance with OPM and union rules. Personnel authorizations in the management sub-account at installations with privatized Family housing are based on the number of Families requiring other housing services (e.g., referrals, deposit waiver, and community liaison).

The overall FY 2009 Management sub-account budget request is reduced from the FY 2008 current estimate. This reduction represents the net of inflation offset by the transfer of dedicated privatization personnel from the Management account to privatization and reductions in associated support costs.

The Management sub-account is affected by the Status of Forces Agreements (SOFA) with European nations which permit foreign national personnel to remain on the payroll for as long as 440 days after the Department of Army announces closure of garrisons. This requirement to continue to pay personnel at closed garrisons prevents immediate payroll cost savings in the Management sub-account.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION ACCOUNT
 MANAGEMENT SUB-ACCOUNT

RECONCILIATION OF INCREASES AND DECREASES
 EXHIBIT OP-5

	<u>\$ In Thousands</u>
1. FY 2008 President Budget Request	64,864
2. Program Adjustment: Reprogramming action to support decrease in inventory.	-48
3. FY 2008 Current Estimate	64,816
4. Price Adjustments:	-4,562
a. Non-Pay Inflation	665
b. Pay Inflation	763
c. Currency Adjustments	1,400
d. Personnel savings and administrative support cost savings associated with inventory reductions.	-7,390
5. FY 2009 Budget Request	60,254

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION ACCOUNT
 SERVICES SUB-ACCOUNT

(\$ in Thousands)

FY 2009 Budget Request	\$22,437
FY 2008 Current Estimate	\$29,522
FY 2008 President Budget Request	\$29,500

The FY 2009 request is based on the required level of support for refuse collection, street cleaning, police and fire protection, entomology and pest control, and custodial services. Pricing adjustments in the Exhibit OP-5 are based on OSD prescribed non-pay inflation factors. The FY 2009 estimate includes savings associated with a declining inventory partially offset by the higher cost of operations of the remaining owned inventory which is increasingly at foreign and overseas locations. As with other Family housing programs, the Services account is most affected by changes in inventory. The reduction in the program from FY 2008 to FY 2009 reflects saving due primarily to privatization of U.S. inventory.

EFFECT OF PRIVATIZATION

Program decrease to the Services account is due to inventory reduction adjustments reflected by the average number of units reduced including privatization.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
OPERATION ACCOUNT
SERVICES SUB-ACCOUNT
RECONCILIATION OF INCREASES AND DECREASES
EXHIBIT OP-5

\$ In Thousands

1. FY 2008 President Budget Request	29,500
2. Program Adjustment:	22
3. FY 2008 Current Estimate	29,522
4. Price Adjustments:	
a. Non-Pay Inflation	620
b. Currency Adjustments	820
5. Program adjustment: FY08 to FY09 inventory reduction primarily due to privatization of U.S. inventory.	-8,525
6. FY 2009 Budget Request	22,437

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION ACCOUNT
 FURNISHINGS SUB-ACCOUNT

(\$ in Thousands)

FY 2009 Budget Request	\$42,089
FY 2008 Current Estimate	\$31,965
FY 2008 President Budget Request	\$31,940

The furnishings sub-account is primarily used for procuring, controlling, managing, moving and handling, maintaining, and repairing household equipment (i.e. refrigerators, ranges, and where authorized at OCONUS locations, washers and dryers) for Family quarters throughout the Army. In addition, furniture items such as beds, tables, dressers, etc., are authorized for OCONUS locations.

Pricing adjustments in the Exhibit OP-5 for this account are based on OSD prescribed pay and non-pay inflation factors. Inventory adjustments result in a higher percentage of owned inventory at more expensive foreign and overseas locations with consequent increase in per unit costs of operations.

EFFECT OF PRIVATIZATION

The Army does not provide furnishings to privatized units.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 OPERATION ACCOUNT
 FURNISHINGS SUB-ACCOUNT
 RECONCILIATION OF INCREASES AND DECREASES
 EXHIBIT OP-5

\$ In Thousands

1.	FY 2008 President Budget Request	31,940
2.	Program Adjustment:	25
3.	FY 2008 Current Estimate	31,965
4.	Price Adjustments:	2,529
	a. Non-Pay Inflation	640
	b. Pay Inflation	94
	c. Fuel Inflation	93
	d. Currency Adjustments	1,702
5.	Program Adjustment: Furnishings to support extended use inventory and prior year replacement construction.	7,595
6.	FY 2009 Budget Request	42,089

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
OPERATION ACCOUNT
MISCELLANEOUS SUB-ACCOUNT

(\$ in Thousands)

FY 2009 Budget Request	\$1,241
FY 2008 Current Estimate	\$1,129
FY 2008 President Budget Request	\$1,128

The Miscellaneous sub-account includes funds for payment to non-Department of Defense agencies for housing provided to U.S. Soldiers. The FY 2009 request will fund housing provided by the U.S. Coast Guard for Army Soldier Families in California, New Jersey, Massachusetts, Puerto Rico, Ohio, and Florida. Pricing adjustments in the Exhibit OP-5 are based on OSD prescribed non-pay inflation factors.

EFFECT OF PRIVATIZATION

The housing privatization program has no impact on the Miscellaneous Sub-account.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
OPERATION ACCOUNT
MISCELLANEOUS SUB-ACCOUNT
RECONCILIATION OF INCREASES AND DECREASES
EXHIBIT OP-5

\$ In Thousands

1.	FY 2008 President Budget Request	1,128
2.	Program Adjustment:	1
3.	FY 2008 Current Estimate	1,129
4.	Price Adjustment: Non-pay inflation.	112
5.	FY 2009 Budget Request	1,241

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 MAINTENANCE AND REPAIR ACCOUNT

(\$ in Thousands)

FY 2009 Budget Request	\$252,189
FY 2008 Current Estimate	\$215,585
FY 2008 President Budget Request	\$215,585

Maintenance and Repair (M&R) requirements are computed using Departmental cost factors provided by the DoD Facilities Sustainment Model (FSM). Cost factors are established at the installation level and converted to per-unit requirements that are then adjusted to budget year estimates by applying non-pay inflation, and currency revaluation factors. The resulting average per unit requirement provides for annual recurring and major M&R.

The value of Family housing assets maintained by the Army exceeds \$6.8 billion in replacement costs. Ensuring that these facilities can be continuously occupied requires sound property management and timely recurring maintenance for preservation and protection of this major investment.

The FY 2008 to FY 2009 program increase reflects the cost of preparing European Family housing inventory for extended use and the generally higher per-unit costs of foreign operation which represents increasingly higher percentages of the worldwide inventory.

EFFECT OF PRIVATIZATION

The Army has maintained its inventory of owned housing at minimal essential levels for many years. This has kept them safe for habitation but has deferred needed major maintenance, resulting in deterioration. The Army chose to take advantage of the housing privatization authority granted by Congress to eliminate inadequate housing. The privatization program allows the Army to work as a partner with private developers to replace/revitalize housing much quicker than Army funds would allow.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 MAINTENANCE AND REPAIR ACCOUNT
 RECONCILIATION OF INCREASES AND DECREASES
 EXHIBIT OP-5

		\$ In Thousands
1. FY 2008 President Budget Request		215,585
2. FY 2008 Current Estimate		215,585
3. Price Adjustments:		13,658
a. Non-Pay Inflation	4,916	
b. Pay Inflation	42	
c. Currency Revaluation	8,700	
4. Program adjustments:		22,946
a. FY08 to FY09 inventory reduction	-44,100	
b. Cost to prepare and maintain foreign family housing for extended use beyond previous expectations.	67,046	
5. FY 2009 Budget Request		252,189

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
GENERAL/FLAG OFFICER QUARTERS (GFOQ)
ESTIMATED MAINTENANCE AND REPAIRS
EXCEEDING \$35,000 PER DWELLING UNIT

The project list in this section is provided in accordance with the reporting requirement stated in Public Law 110-161, Division I, Title I, Section 123, Consolidated Appropriations Act, 2008. This section provides information regarding the anticipated costs for those GFOQ where maintenance and repair obligations in FY09 are expected to exceed \$35,000 per dwelling unit.

The Army's long-term GFOQ management includes privatization of selected units in the United States, and whole house renovations for units to be retained long-term. Additionally, large historic units that are uneconomical to retain are being considered for alternative uses. Thus the Army's GFOQ plan for FY09 includes seventy-eight GFOQs with a total maintenance and repair cost that exceed \$35,000 per dwelling unit, totaling \$12,491,293. Maintenance and repairs include recurring work (service calls, preventive maintenance, and routine work between occupancy), as well as major repairs.

In those quarters designated as historic, major work is coordinated with the appropriate State Historic Preservation Office. Most of the Army's remaining GFOQ are historic and significantly larger than more contemporary structures. The Army has stewardship for historic dwelling units and a legal responsibility under the provisions of the National Historic Preservation Act, P.L. 89-665 as amended, to preserve and maintain these units. Deferring required repairs will accelerate the rate of deterioration, increase the final cost of repairs, and preclude compliance with congressionally directed preservation responsibilities.

Experience has shown that it is more cost effective to execute one large repair project on a unit to eliminate the deficiencies whenever feasible, in lieu of programming multiple smaller projects spread over several years. The Army's project review and approval process eliminates unnecessary maintenance and repair. The requested repairs are necessary to ensure that the quarters are maintained in a safe, sanitary and livable condition. Failure to make these repairs will critically impact the condition of quarters and may render them uninhabitable.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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DISTRICT OF COLUMBIA**FORT MCNAIR****Quarters 1**

(PN #67894)

201 Second Avenue	3,184	Yes	1903	\$428,000	-	-
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Operations/Utilities/Security - \$75,100; Total O&M \$503,100

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

Quarters 2

(PN #67895)

205 Second Avenue	3,184	Yes	1903	\$428,000	-	-
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Operations/Utilities/Security - \$75,100; Total O&M \$503,100

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

Quarters 3

(PN #67896)

209 Second Avenue	3,184	Yes	1903	\$463,000	-	-
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Operations/Utilities/Security - \$85,100; Total O&M \$548,100

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort McNair (Continued)**Quarters 4**

(PN #67897)

213 Second Avenue	3,169	Yes	1903	\$463,000	-	-
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Operations/Utilities/Security - \$85,100; Total O&M \$548,100

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

Quarters 5

(PN #67898)

217 Second Avenue	2,876	Yes	1903	\$428,000	-	-
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Operations/Utilities/Security - \$75,100; Total O&M \$503,100

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

Quarters 6

(PN #67899)

221 Second Avenue	2,834	Yes	1903	\$463,000	-	-
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Operations/Utilities/Security - \$85,100; Total O&M \$548,100

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

Quarters 7

225 Second Avenue	4,436	Yes	1903	\$93,000	-	-
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Operations/Utilities/Security - \$86,500; Total O&M \$179,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort McNair (Continued)**Quarters 8**

(PN #67900)

229 Second Avenue	4,057	Yes	1903	\$444,000	-	-
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Operations/Utilities/Security - \$76,500; Total O&M \$520,500

Maintenance and repairs including service calls - \$10,000; exterior paint - \$20,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$401,000.

Quarters 9

(PN #67901)

233 Second Avenue	4,278	Yes	1903	\$449,000	-	-
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Operations/Utilities/Security - \$75,100; Total O&M \$524,100

Maintenance and repairs including service calls - \$10,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$401,000.

Quarters 10

(PN #67902)

237 Second Avenue	3,169	Yes	1903	\$463,000	-	-
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Operations/Utilities/Security - \$85,500; Total O&M \$548,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort McNair (Continued)**Quarters 11**

(PN #67903)

241 Second Avenue	3,169	Yes	1903	\$463,000	-	-
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Operations/Utilities/Security - \$84,500; Total O&M \$547,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

Quarters 12

(PN #67904)

245 Second Avenue	3,169	Yes	1903	\$463,000	-	-
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Operations/Utilities/Security - \$85,500; Total O&M \$548,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

Quarters 13

(PN #67905)

249 Second Avenue	3,169	Yes	1903	\$463,000	-	-
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Operations/Utilities/Security - \$85,500; Total O&M \$548,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort McNair (Continued)**Quarters 14**

(PN #67906)

253 Second Avenue	3,184	Yes	1903	\$428,000	-	-
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Operations/Utilities/Security - \$75,500; Total O&M \$503,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

Quarters 15

(PN #67907)

257 Second Avenue	3,169	Yes	1903	\$463,000	-	-
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Operations/Utilities/Security - \$85,500; Total O&M \$548,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; exterior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs of the roofing system, including demolition, replacing slate shingles, trim and fascia board, gutters/downspouts, snow shields, ice guards, copper roof, trim and flashing, repointing chimney, and exterior trim repair - \$370,000.

FLORIDA**Miami**

3501 Granada Boulevard	4,857	Yes	1947	\$49,100	\$54,000	-
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Operations/Utilities/Security - \$40,000; Total O&M - \$143,100

Maintenance and repairs including service calls - \$4,900; routine maintenance and repairs including change of occupancy maintenance - \$27,700; interior painting - \$3,500; self-help - \$1,000; grounds maintenance - \$9,000; incidental improvements - \$3,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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ILLINOIS**Rock Island Arsenal****Quarters 4**

(PN #70077)

3294 Terrace Drive	4,455	Yes	1872	\$103,300	-	-
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Operations/Utilities/Security - \$21,000; Total O&M - \$124,300

Maintenance and repairs including service calls - \$8,000; routine maintenance and repairs - \$1,000; exterior painting - \$13,000; self-help - \$500; grounds maintenance - \$600; incidental improvements - \$200; major repairs including replacement of heating and cooling system - \$80,000.

Quarters 6

(PN #66236)

3472 Terrace Drive	5,865	Yes	1905	\$94,600	-	-
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Operations/Utilities/Security - \$21,300; Total O&M - \$115,900

Maintenance and repairs including service calls - \$5,000; routine maintenance and repairs including change of occupancy maintenance - \$8,000; interior painting - \$500; self-help - \$300; grounds maintenance - \$800; major repairs including replacement of heating and cooling system - \$80,000.

VIRGINIA**Fort Monroe****Quarters 93**

75 Ingalls Road	4,984	Yes	1900	\$41,000	-	-
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Operations/Utilities/Security - \$23,300; Total O&M - 64,300

Maintenance and repairs including service calls - \$7,000; routine maintenance and repairs including change of occupancy maintenance - \$13,000; interior painting - \$5,000; exterior painting - \$12,000; grounds maintenance - \$1,000; incidental improvements - \$3,000.

Quarters 118

29 Fenwick Road	4,666	Yes	1908	\$37,000	-	-
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Operations/Utilities/Security - \$26,900; Total O&M - 63,900

Maintenance and repairs including service calls - \$7,000; routine maintenance and repairs including change of occupancy maintenance - \$14,000; interior painting - \$12,000; grounds maintenance - \$1,000; incidental improvements - \$3,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Monroe (Continued)**Quarters 120**

37 Fenwick Road	4,666	Yes	1907	\$40,500	-	-
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Operations/Utilities/Security - \$27,900; Total O&M – \$68,400
 Maintenance and repairs including service calls - \$8,000; routine maintenance and repairs including change of occupancy maintenance - \$15,000; interior painting - \$13,000; grounds maintenance - \$1,500; incidental improvements - \$3,000.

Quarters 121

41 Fenwick Road	4,733	Yes	1907	\$41,500	-	-
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Operations/Utilities/Security - \$24,300; Total O&M – \$65,800
 Maintenance and repairs including service calls - \$7,000; routine maintenance and repairs including change of occupancy maintenance - \$15,000; interior painting - \$15,000; grounds maintenance - \$1,500; incidental improvements - \$3,000.

Quarters 141

53 Fenwick Road	3,556	Yes	1910	\$40,500	-	-
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Operations/Utilities/Security - \$28,700; Total O&M – \$69,200
 Maintenance and repairs including service calls - \$7,000; routine maintenance and repairs including change of occupancy maintenance - \$14,000; interior painting - \$15,000; grounds maintenance - \$1,500; incidental improvements - \$3,000.

Quarters 142

51 Fenwick Road	3,556	Yes	1910	\$37,000	-	-
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Operations/Utilities/Security - \$25,100; Total O&M – \$62,100
 Maintenance and repairs including service calls - \$7,000; routine maintenance and repairs including change of occupancy maintenance - \$15,500; interior painting - \$10,000; grounds maintenance - \$1,500; incidental improvements - \$3,000.

Quarters 157

101 Bernard Road	4,350	Yes	1911	\$35,500	-	-
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Operations/Utilities/Security - \$27,100; Total O&M – \$62,600
 Maintenance and repairs including service calls - \$7,000; routine maintenance and repairs including change of occupancy maintenance - \$14,000; interior painting - \$10,000; grounds maintenance - \$1,500; incidental improvements - \$3,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Myer

Quarters 1

(PN #67908)

206 Washington	8,460	Yes	1899	\$142,000	-	-
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Operations/Utilities/Security - \$101,000; Total O&M \$243,000

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$30,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; repairs to car port roof, repair and paint exterior window trim, and water and electric utility meter installation - \$64,000.

Quarters 2

(PN #67909)

202 Washington	3,618	Yes	1899	\$148,000	-	-
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Operations/Utilities/Security - \$83,500; Total O&M - \$231,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major upgrade to existing outdated electrical systems, repair the existing deteriorated plumbing lines, replace dryer ducting, replace old damaged HVAC ductwork, and installation of water and electric utility meters, to bring all building systems up to current code and standards - \$80,000.

Quarters 5

(PN #67910)

114 Grant Ave	3,405	Yes	1903	\$113,000	-	-
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Operations/Utilities/Security - \$73,500; Total O&M - \$186,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major upgrade to existing outdated electrical systems, repair the existing deteriorated plumbing lines, replace dryer ducting, replace old damaged HVAC ductwork, and installation of water and electric utility meters, to bring all building systems up to current code and standards - \$80,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Myer (Continued)**Quarters 6**

(PN #67911)

110 Grant Ave	7,365	Yes	1908	\$133,000	-	-
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Operations/Utilities/Security - \$96,500; Total O&M - \$229,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs to the hard wood flooring; including replacement of damaged flooring and refinishing of the existing flooring, repairs to the existing interior wood finishes, and installation of water and electric utility meters - \$60,000.

Quarters 7

(PN #67912)

106 Grant Ave	4,707	Yes	1909	\$103,000	-	-
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Operations/Utilities/Security - \$90,500; Total O&M - \$193,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$20,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; installation of water and electric utility meters - \$35,000.

Quarters 8

(PN #67913)

102 Grant Ave	4,255	Yes	1903	\$108,000	-	-
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Operations/Utilities/Security - \$88,500; Total O&M - \$196,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$25,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; installation of water and electric utility meters - \$35,000.

Quarters 11A

(PN #67914)

321-A Jackson Ave	2,742	Yes	1892	\$138,000	-	-
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Operations/Utilities/Security - \$78,500; Total O&M - \$216,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Myer (Continued)**Quarters 11B**

(PN #67915)

321-B Jackson Ave	2,951	Yes	1892	\$138,000	-	-
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Operations/Utilities/Security - \$78,500; Total O&M - \$216,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 12A

(PN #67916)

317-A Jackson Ave	2,701	Yes	1892	\$113,000	-	-
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Operations/Utilities/Security - \$68,500; Total O&M - \$181,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 12B

(PN #67917)

317-B Jackson Ave	2,774	Yes	1892	\$113,000	-	-
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Operations/Utilities/Security - \$68,500; Total O&M - \$181,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 13A

(PN #67918)

313-A Jackson Ave	1,980	Yes	1903	\$114,500	-	-
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Operations/Utilities/Security - \$65,500; Total O&M - \$180,000

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$11,500; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Myer (Continued)**Quarters 13B**

(PN #67919)

313-B Jackson Ave	1,973	Yes	1903	\$113,000	-	-
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Operations/Utilities/Security - \$65,500; Total O&M - \$178,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 14A

(PN #67920)

309-A Jackson Ave	1,998	Yes	1903	\$113,000	-	-
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Operations/Utilities/Security - \$66,500; Total O&M - \$179,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 14B

(PN #67921)

309-B Jackson Ave	1,927	Yes	1903	\$113,000	-	-
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Operations/Utilities/Security - \$65,500; Total O&M - \$178,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 15A

(PN #67922)

305-A Jackson Ave	2,535	Yes	1908	\$143,000	-	-
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Operations/Utilities/Security - \$79,500; Total O&M - \$222,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior painting - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Myer (Continued)**Quarters 15B**

(PN #67923)

305-B Jackson Ave	2,324	Yes	1908	\$143,000	-	-
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Operations/Utilities/Security - \$79,500; Total O&M - \$222,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior painting - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 16A

(PN #67924)

301-A Jackson Ave	2,463	Yes	1908	\$143,000	-	-
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Operations/Utilities/Security - \$79,500; Total O&M - \$222,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior painting - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 16B

(PN #67925)

301-B Jackson Ave	2,463	Yes	1908	\$143,000	-	-
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Operations/Utilities/Security - \$79,500; Total O&M - \$222,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior painting - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Myer (Continued)**Quarters 19A**

(PN #67932)

213-A Lee Ave	2,108	Yes	1932	\$113,000	-	-
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Operations/Utilities/Security - \$66,500; Total O&M - \$179,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 19B

(PN #67933)

213-B Lee Ave	1,796	Yes	1932	\$113,000	-	-
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Operations/Utilities/Security - \$65,500; Total O&M - \$178,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 23A

(PN #67926)

228-A Lee Ave	2,778	Yes	1896	\$143,000	-	-
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Operations/Utilities/Security - \$80,500; Total O&M - \$223,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Myer (Continued)**Quarters 24B**

(PN #67927)

224-B Lee Ave	2,682	Yes	1896	\$143,000	-	-
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Operations/Utilities/Security - \$79,500; Total O&M - \$222,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 25B

(PN #67928)

220-C Lee Ave	2,594	Yes	1896	\$143,000	-	-
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Operations/Utilities/Security - \$79,500; Total O&M - \$222,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 26A

(PN #67929)

216-A Lee Ave	2,999	Yes	1896	\$113,000	-	-
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Operations/Utilities/Security - \$70,500; Total O&M - \$183,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs - \$10,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Fort Myer (Continued)**Quarters 27A**

(PN #67930)

212-A Lee Ave	3,715	Yes	1903	\$143,000	-	-
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Operations/Utilities/Security - \$84,500; Total O&M - \$227,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

Quarters 27B

(PN #67931)

212-B Lee Ave	2,718	Yes	1903	\$143,000	-	-
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Operations/Utilities/Security - \$82,500; Total O&M - \$225,500

Maintenance and repairs including service calls - \$10,000; routine maintenance and repairs including change of occupancy maintenance - \$25,000; interior paint - \$15,000; grounds maintenance - \$10,000; incidental improvements - \$3,000; major repairs including foundation waterproofing, excavation around foundation, installation of waterproof pitch, installation of sealing Styrofoam and repairs to landscaping; and installation of water and electric utility meters - \$80,000.

BELGIUM**(0.7905 Euro / 1 \$ budget rate)****NSSG/Chievres****1 Chateau Gendebien**

10,010	No	1892	\$63,209	-	-
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Operations/Utilities/Security - \$127,777; Total O&M - \$190,986

Maintenance and repairs including service calls - \$21,000; routine maintenance and repairs including change of occupancy maintenance - \$26,537; interior painting - \$10,448; self-help - \$5,224.

27 Keizerlaan

4,133	No	1950	\$43,254	136,971	-
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Operations/Utilities/Security - \$66,971; Total O&M - \$247,195

Maintenance and repairs including service calls - \$7,105; routine maintenance and repairs including change of occupancy maintenance - \$12,642; interior painting - \$13,971; self-help - \$522; grounds maintenance - \$8,358.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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NSSG/Chievres (Continued)**1b Avenue des Becasses**

PQ020	4,090	No	1965	\$40,120		\$87,135
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 Operations/Utilities/Security - \$31,134; Total O&M - \$158,389

Maintenance and repairs including service calls - \$4,179; routine maintenance and repairs including change of occupancy maintenance - \$17,239; interior painting - \$11,911; self-help - \$418; grounds maintenance - \$3,239; incidental improvements - \$3,134.

33 Grand Chemin De Masnuy

	4,306	No	2002	\$35,627		\$44,926
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 Operations/Utilities/Security - \$29,358; Total O&M - \$109,911

Maintenance and repairs including service calls - \$4,597; routine maintenance and repairs including change of occupancy maintenance - \$17,134; interior painting - \$9,821; self-help - \$418; grounds maintenance - \$3,657

7 Avenue de l'Oree

	4,951	No	1965	\$41,164		\$105,732
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 Operations/Utilities/Security - \$39,597; Total O&M - \$186,494

Maintenance and repairs including service calls - \$6,791; routine maintenance and repairs including change of occupancy maintenance - \$10,866; interior painting - \$12,224; self-help - \$522; grounds maintenance - \$10,761.

GERMANY**(0.7905 Euro / 1 \$ budget rate)****Garmisch****20 Riesserseestr**

(PN # 67817)	6,997	No	1914	\$153,269	-	-
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Operations/Utilities/Security - \$17,030; Total O&M - \$170,299

Maintenance and repairs including service calls - \$5,224; routine maintenance and repairs - \$5224; self-help - \$313; grounds maintenance - \$8,567; major repairs including replacement of a deteriorated security fence - \$135,822.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Grafenwoehr**110 Grafenwoehr**

(PN # 67128)	4,098	No	1909	\$97,792	-	-
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Operations/Utilities/Security - \$14,105; Total O&M - \$111,896

Maintenance and repairs including service calls - \$3,552; routine maintenance and repairs including change of occupancy maintenance - \$1,672; interior painting - \$3,866; grounds maintenance - \$5,119; major repairs including replacement of original, interior staircase due to excessive settling - \$83,583.

Heidelberg**26 Rheinstrasse**

(PN #69597)	4,612	No	1963	\$114,090	-	-
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Operations/Utilities/Security - \$48,269; Total O&M - \$162,359

Maintenance and repairs including service calls - \$8,358; routine maintenance and repairs including change of occupancy maintenance - \$17,970; interior painting - \$6,373; self-help - \$940; grounds maintenance - \$6,269; major repairs including installation of a new main electrical feeder cable - \$74,180.

30 San Jacinto Drive

(PN #68746)	2,342	No	1956	\$62,687	-	-
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Operations/Utilities/Security - \$22,672; Total O&M - \$85,359

Maintenance and repairs including service calls - \$2,925; routine maintenance and repairs including change of occupancy maintenance - \$13,164; interior painting - \$3,239; self-help - \$836; grounds maintenance - \$731; major project to install security system - \$41,791.

Mannheim**2011 Grant Circle**

(PN #67286)	2,364	No	1953	\$48,791	-	-
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Operations/Utilities/Security - \$16,299; Total O&M - \$65,090

Maintenance and repairs including service calls - \$4,388; routine maintenance and repairs including change of occupancy maintenance - \$8,358; self-help - \$313; grounds maintenance - \$4,388; major repairs including renovation of master bathroom - \$31,343,.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Stuttgart**39 Richard Wagner Strasse**

11,094		Yes	1921	\$54,642	-	-
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Operations/Utilities/Security - \$64,985; Total O&M - \$119,628

Maintenance and repairs including service calls - \$9,090; routine maintenance and repairs including change of occupancy maintenance - \$21,105; interior painting - \$5,537; self-help - \$731; grounds maintenance - \$18,179.

2427 Florida Strasse

(PN #69583)	1,636	No	1957	\$221,180	-	-
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Operations/Utilities/Security - \$32,075; Total O&M - \$253,255

Maintenance and repairs including service calls - \$3,970; routine maintenance and repairs including change of occupancy maintenance - \$4,806; interior painting - \$1,985; self-help - \$418; grounds maintenance - \$522; incidental improvements - \$2,612; major repairs including renovation and upgrading of the heating, electrical, and communications systems, and replacement of cabinets and floor/wall tiles in the kitchen and replacement of floor/wall tiles, toilet, and sink in two bathrooms - \$206,867.

2442 Florida Strasse

	1,636	No	1957	\$40,851	-	-
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Operations/Utilities/Security - \$34,896; Total O&M - \$75,747

Maintenance and repairs including service calls - \$6,791; routine maintenance and repairs including change of occupancy maintenance - \$9,194; interior painting - \$3,657; self-help - \$418; grounds maintenance - \$522; major repairs including replacement of floor/wall tiles, toilet, and sink in two bathrooms - \$20,269.

2444 Florida Strasse

	1,636	No	1957	\$46,702	-	-
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Operations/Utilities/Security - \$37,926; Total O&M - \$84,627

Maintenance and repairs including service calls - \$6,791; routine maintenance and repairs including change of occupancy maintenance - \$14,940; interior painting - \$3,761; self-help - \$418; grounds maintenance - \$522; major repairs including replacement of floor/wall tiles, toilet, and sink in two bathrooms - \$20,269.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Stuttgart (Continued)**2448 Florida Strasse**

(PN #69598)	1,636	No	1957	\$39,597	-	-
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Operations/Utilities/Security - \$25,284; Total O&M - \$64,881

Maintenance and repairs including service calls - \$6,791; self-help - \$418; major repairs including replacement of cabinets and floor/wall tiles in the kitchen and replacement of floor/wall tiles, toilet, and sink in two bathrooms - \$32,388.

2451 Florida Strasse

	2,153	No	1957	\$40,329	-	-
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Operations/Utilities/Security - \$34,224; Total O&M - \$80,553

Maintenance and repairs including service calls - \$6,791; routine maintenance and repairs including change of occupancy maintenance - \$8,567; interior painting - \$3,761; self-help - \$418; grounds maintenance - \$522; major repairs including replacement of floor/wall tiles, toilet, and sink in two bathrooms - \$20,269.

Wiesbaden**3 Adler Strasse**

(PN #63821)	2,830	No	1938	\$504,421	-	-
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Operations/Utilities/Security - \$12,224; Total O&M - \$516,645

Maintenance and repairs including service calls - \$1,358; self-help - \$209; grounds maintenance - \$1,358; major repairs including replacing the kitchen and three-and-a-half bathrooms, including furnishings, floor coverings, and appliances, and upgrading them to current housing and safety standards, replacing plumbing, gutters, and downspouts, upgrading the electrical system and repairing/replacing electrical fixtures, lighting, doorbell, switches, and outlets to current standards, replacing radiators, adding insulation, repair or replace windows as required, upgrade interior/exterior doors and hardware, replacing interior/exterior plaster, interior/exterior painting, upgrading exterior lighting and drainage, and removing asbestos and lead-based paint as required - \$501,495.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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ITALY**(0.7905 Euro / 1 \$ budget rate)****Vicenza****Villa Michaelis**

(PN #69578)	2,257	No	1986	\$66,866	-	-
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Operations/Utilities/Security - \$12,433; Total O&M - \$79,299

Maintenance and repairs including service calls - \$7,940; routine maintenance - \$2,194; self-help - \$2,403; grounds maintenance - \$2,090; major repairs including roof replacement consisting of waterproof membrane, roof tiles, and gutters - \$52,239.

KOREA**(981.0592 Won / 1 \$ budget rate)****Yongsan****4401 South Post**

(PN #67340/69187)	3,825	No	1952	\$51,961	-	-
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Operations/Utilities/Security - \$26,033; Total O&M - \$119,815

Maintenance and repairs including service calls - \$2,614; routine maintenance and repairs including change of occupancy maintenance - \$8,887; interior painting - \$5,228; self-help - \$209; grounds maintenance - \$523; incidental improvements - \$1,046; exterior utilities - \$1,046; other real property - \$1,046; major repairs including electrical and plumbing upgrades - \$31,365; major project for construction of a car port - \$41,820.

4421 South Post

(PN #69283)	3,066	No	1952	\$63,880	-	-
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Operations/Utilities/Security - \$11,187; Total O&M - \$75,067

Maintenance and repairs including service calls - \$2,733; routine maintenance and repairs - \$5,228; self-help - \$209; incidental improvements - \$1,046; exterior utilities - \$1,046; other real property - \$1,046; major project to replace existing roof, wood sheathing, eaves, soffits, flashing, gutters, downspouts, smokestacks, and ventilation - \$52,693.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Yongsan (Continued)**7047B South Post**

(PN #69283)	2,070	No	1959	\$47,152	-	-
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Operations/Utilities/Security - \$10,664; Total O&M - \$57,816

Maintenance and repairs including service calls - \$2,614; routine maintenance and repairs - \$5,228; self-help - \$209; incidental improvements -\$1,046; exterior utilities - \$1,046; other real property - \$1,046; major repairs project to replace existing roof, wood sheathing, eaves, soffits, flashing, gutters, downspouts, smokestacks, and ventilation - \$35,965.

7060A South Post

(PN #69283)	2,070	No	1958	\$51,334	-	-
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Operations/Utilities/Security - \$16,937; Total O&M - \$68,271

Maintenance and repairs including service calls - \$2,614; routine maintenance and repairs - \$5,228; exterior paint - \$4,182; self-help - \$209; incidental improvements - \$1,046; exterior utilities - \$1,046; other real property - \$1,046; major repairs project to replace existing roof, wood sheathing, eaves, soffits, flashing, gutters, downspouts, smokestacks, and ventilation - \$35,965.

7060B South Post

(PN #69283)	2,070	No	1958	\$51,334	-	-
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Operations/Utilities/Security - \$17,146; Total O&M - \$68,480

Maintenance and repairs including service calls - \$2,614; routine maintenance and repairs - \$5,228; exterior paint - \$4,182; self-help - \$209; incidental improvements - \$1,046; exterior utilities - \$1,046; other real property - \$1,046; major repairs project to replace existing roof, wood sheathing, eaves, soffits, flashing, gutters, downspouts, smokestacks, and ventilation - \$35,965.

7061A South Post

(PN #69283)	2,017	No	1958	\$45,584	-	-
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Operations/Utilities/Security - \$16,519; Total O&M - \$62,103

Maintenance and repairs including service calls - \$2,614; routine maintenance and repairs - \$5,228; self-help - \$209; incidental improvements -\$1,046; exterior utilities - \$1,046; other real property - \$1,046; major repairs project to replace existing roof, wood sheathing, eaves, soffits, flashing, gutters, downspouts, smokestacks, and ventilation - \$34,397.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL/FLAG OFFICERS QUARTERS (Continued)

STATE

INSTALLATION QTRS NO.	NET SQUARE FOOTAGE	HIS- TORIC	YEAR BUILT	MAINT & REPAIRS	LEASE	NEW WORK
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Yongsan (Continued)**7080 South Post**

(PN #69283)	2,269	No	1958	\$47,779	-	-
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Operations/Utilities/Security - \$16,728; Total O&M - \$64,508

Maintenance and repairs including service calls - \$2,091; routine maintenance and repairs - \$3,137; self-help - \$209; incidental improvements -\$1,046; exterior utilities - \$1,046; other real property - \$1,046; major repairs project to replace existing roof, wood sheathing, eaves, soffits, flashing, gutters, downspouts, smokestacks, and ventilation - \$39,206.

7081 South Post

(PN #69283)	2,265	No	1958	\$62,417	-	-
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Operations/Utilities/Security - \$18,296; Total O&M - \$80,713

Maintenance and repairs including service calls - \$2,614; routine maintenance and repairs including change of occupancy maintenance - \$10,978; interior paint - \$5,228; self-help - \$209; incidental improvements -\$1,046; exterior utilities - \$1,046; other real property - \$1,046; major repairs project to replace existing roof, wood sheathing, eaves, soffits, flashing, gutters, downspouts, smokestacks, and ventilation - \$40,252.

7084 South Post

(PN #69283)	2,406	No	1958	\$62,939	-	-
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Operations/Utilities/Security - \$23,628; Total O&M - \$86,568

Maintenance and repairs including service calls - \$2,091; routine maintenance and repairs including change of occupancy maintenance - \$7,841; interior paint - \$5,228; exterior paint - \$4,182; self-help - \$209; incidental improvements -\$1,046; exterior utilities - \$1,046; other real property - \$1,046; major repairs project to replace existing roof, wood sheathing, eaves, soffits, flashing, gutters, downspouts, smokestacks, and ventilation - \$40,252.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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**ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
GENERAL FLAG OFFICER QUARTERS (Continued)**

Anticipated Operations and Maintenance Expenditures Exceeding \$35k per Unit for FY 2009

<u>State/Country</u>	<u>Installation</u>	<u>Qtrs#</u>	<u>Yr Built</u>	<u>Size NSF</u>	<u>Operations</u>	<u>Maintenance</u>	<u>Repair</u>	<u>Total M&R</u>	<u>Security</u>	<u>Total</u>	<u>Utilities</u>	<u>Leases</u>	<u>Total O&M</u>
Belgium 0.7905 EUR/\$1	NSSG/Chievres	PQ001/ 001	1892	10,010	37,821	63,209	0	63,209	36,776	137,807	53,179	0	190,986
	NSSG/Chievres	PQ002/ 002	1967	3,983	13,373	23,821	0	23,821	19,015	56,209	16,090	37,926	110,224
	NSSG/Chievres	PQ008/ 008	1950	4,133	40,433	43,254	0	43,254	10,970	94,657	15,567	136,971	247,195
	NSSG/Chievres	PQ012/ 012	1956	3,766	16,717	29,672	0	29,672	5,224	51,612	15,254	127,986	194,852
	NSSG/Chievres	PQ020/ 020	1965	4,090	13,582	40,120	0	40,120	4,597	58,299	12,955	87,135	158,389
	NSSG/Chievres	PQ031/ 031	2002	4,306	11,075	24,657	0	24,657	4,910	40,642	10,761	46,493	97,896
	NSSG/Chievres	PQ032/ 032	2002	4,306	9,821	22,567	0	22,567	4,910	37,299	14,836	46,493	98,627
	NSSG/Chievres	PQ033/ 033	2002	4,306	15,149	35,627	0	35,627	4,910	55,687	9,299	44,926	109,911
	NSSG/Chievres	PQ13/ 2177	1965	4,951	15,776	41,164	0	41,164	4,388	61,329	19,433	105,732	186,494
					0	0	0	0	0	0	0	0	0
Germany	Garmisch	505/ 000	1936	2,583	17,343	19,746	0	19,746	0	37,090	7,627	0	44,717
	Garmisch	835/ 000	1911	6,997	7,522	17,448	135,822	153,269	0	160,792	9,508	0	170,299
	Grafenwoehr	P0110/ P110	1909	4,098	5,746	14,209	83,583	97,792	0	103,538	8,358	0	111,896
	Heidelberg	3750/ 26	1963	4,612	22,881	39,911	74,180	114,090	4,493	141,463	20,896	0	162,359
	Heidelberg	4757/ 26	1956	2,342	20,269	20,896	0	20,896	731	41,896	7,105	0	49,000
	Heidelberg	4758/ 28	1956	2,342	14,627	21,314	0	21,314	731	36,672	7,105	0	43,776
	Heidelberg	4759/ 30	1956	2,342	14,836	20,896	41,791	62,687	731	78,254	7,105	0	85,359
	Mannheim	P2011/ G59	1953	2,364	7,731	17,448	31,343	48,791	0	56,523	8,567	0	65,090
	Stuttgart	039/ 39	1921	11,094	36,358	54,642	0	54,642	6,060	97,060	22,567	0	119,628
	Stuttgart	2427/ 17	1957	1,636	25,284	14,314	206,867	221,180	836	247,300	5,955	0	253,255
	Stuttgart	2434/ 24	1957	1,636	26,433	19,328	0	19,328	836	46,597	6,791	0	53,388
	Stuttgart	2442/ 32	1957	1,636	27,582	20,582	20,269	40,851	940	69,374	6,373	0	75,747
	Stuttgart	2443/ 35	1957	1,636	17,030	7,209	20,269	27,478	836	45,344	7,940	0	53,284
	Stuttgart	2444/ 34	1957	1,636	29,254	26,433	20,269	46,702	836	76,791	7,836	0	84,627
	Stuttgart	2448/ 38	1957	1,636	15,881	7,209	32,388	39,597	836	56,314	8,567	0	64,881
	Stuttgart	2451/ 44	1957	2,153	29,985	20,060	20,269	40,329	836	71,150	9,403	0	80,553
	Wiesbaden	PO1003/ 3	1938	2,830	3,866	2,925	501,495	504,421	209	508,495	8,149	0	516,645
Wiesbaden	PO7242/ A00	1957	2,056	8,985	17,866	0	17,866	17,761	44,612	11,806	0	56,418	
				0	0	0	0	0	0	0	0	0	0
Italy	Vicenza/Camp Ederle	P00150/ 000	1986	2,257	6,687	14,627	52,239	66,866	0	73,553	5,746	0	79,299
					0	0	0	0	0	0	0	0	0
Netherlands	Schinnen	LQ618/ 000	1870	3,584	10,448	24,030	0	24,030	2,194	36,672	19,015	94,239	149,926
					0	0	0	0	0	0	0	0	0
Korea 981.0592 Won/\$1	Yongsan	SP004/ 401	1952	3,825	15,787	20,596	73,185	93,782	0	109,569	10,246	0	119,815
	Yongsan	SP004/ 421	1952	3,066	6,796	11,187	52,693	63,880	0	70,676	4,391	0	75,067
	Yongsan	SP070/ 47B	1959	2,070	6,587	11,187	35,965	47,152	0	53,739	4,077	0	57,816
	Yongsan	SP070/ 60A	1958	2,070	6,273	15,369	35,965	51,334	0	57,607	10,664	0	68,271
	Yongsan	SP070/ 60B	1958	2,070	6,482	15,369	35,965	51,334	0	57,816	10,664	0	68,480
	Yongsan	SP070/ 61A	1958	2,017	6,168	11,187	34,397	45,584	0	51,752	10,350	0	62,103
	Yongsan	SP070/ 80	1958	2,269	6,064	8,573	39,206	47,779	0	53,843	10,664	0	64,508
	Yongsan	SP070/ 81	1958	2,265	7,632	22,165	40,252	62,417	0	70,049	10,664	0	80,713
	Yongsan	SP070/ 84	1958	2,406	12,964	22,687	40,252	62,939	0	75,903	10,664	0	86,568

**ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
GENERAL FLAG OFFICER QUARTERS (Continued)**
Anticipated Operations and Maintenance Expenditures Exceeding \$35k per Unit for FY 2009

<u>State/Country</u>	<u>Installation</u>	<u>Qtrs#</u>	<u>Yr Built</u>	<u>Size NSF</u>	<u>Operations</u>	<u>Maintenance</u>	<u>Repair</u>	<u>Total M&R</u>	<u>Security</u>	<u>Total</u>	<u>Utilities</u>	<u>Leases</u>	<u>Total O&M</u>
DC	Fort McNair	NPG01/ 001	1903	3,184	33,500	58,000	370,000	428,000	1,000	462,500	40,600	0	503,100
	Fort McNair	NPG02/ 002	1905	3,184	33,500	58,000	370,000	428,000	1,000	462,500	40,600	0	503,100
	Fort McNair	NPG03/ 003	1903	3,184	43,500	93,000	370,000	463,000	1,000	507,500	40,600	0	548,100
	Fort McNair	NPG04/ 004	1903	3,169	43,500	93,000	370,000	463,000	1,000	507,500	40,600	0	548,100
	Fort McNair	NPG05/ 005	1903	2,876	33,500	58,000	370,000	428,000	1,000	462,500	40,600	0	503,100
	Fort McNair	NPG06/ 006	1903	2,834	43,500	93,000	370,000	463,000	1,000	507,500	40,600	0	548,100
	Fort McNair	NPG07/ 007	1903	4,436	43,500	93,000	0	93,000	1,000	137,500	42,000	0	179,500
	Fort McNair	NPG08/ 008	1903	4,057	33,500	43,000	401,000	444,000	1,000	478,500	42,000	0	520,500
	Fort McNair	NPG09/ 009	1903	4,278	33,500	48,000	401,000	449,000	1,000	483,500	40,600	0	524,100
	Fort McNair	NPG10/ 010	1903	3,169	43,500	93,000	370,000	463,000	1,000	507,500	41,000	0	548,500
	Fort McNair	NPG11/ 011	1903	3,169	43,500	93,000	370,000	463,000	1,000	507,500	40,000	0	547,500
	Fort McNair	NPG12/ 012	1903	3,169	43,500	93,000	370,000	463,000	1,000	507,500	41,000	0	548,500
	Fort McNair	NPG13/ 013	1903	3,169	43,500	93,000	370,000	463,000	1,000	507,500	41,000	0	548,500
	Fort McNair	NPG14/ 014	1903	3,169	33,500	58,000	370,000	428,000	1,000	462,500	41,000	0	503,500
	Fort McNair	NPG15/ 015	1903	3,169	43,500	93,000	370,000	463,000	1,000	507,500	41,000	0	548,500
FL	Miami/SOUTHCOM	3501/ SCCC	1947	4,857	11,500	49,100	0	49,100	9,200	69,800	19,300	54,000	143,100
GA	Fort McPherson	00010/ 000	1891	7,327	18,500	32,000	0	32,000	0	50,500	7,700	0	58,200
	Fort McPherson	00012/ W	1891	2,757	6,200	28,900	0	28,900	0	35,100	6,400	0	41,500
	Fort McPherson	00013/ E	1891	2,757	6,200	28,900	0	28,900	0	35,100	6,400	0	41,500
	Fort McPherson	00015/ W	1904	4,037	6,400	32,800	0	32,800	0	39,200	6,400	0	45,600
	Fort McPherson	00019/ E	1892	3,885	9,800	28,800	0	28,800	0	38,600	6,400	0	45,000
	Fort McPherson	00020/ 000	1904	5,081	18,500	32,000	0	32,000	0	50,500	7,700	0	58,200
IL	Rock Island Arsenal	004/ 4	1872	4,455	9,000	23,300	80,000	103,300	0	112,300	12,000	0	124,300
	Rock Island Arsenal	006/ 6	1905	5,865	9,300	14,600	80,000	94,600	0	103,900	12,000	0	115,900
VA	Fort Monroe	093/ 93	1900	4,984	14,100	41,000	0	41,000	0	55,100	9,200	0	64,300
	Fort Monroe	101/ A	1906	3,894	14,900	35,000	0	35,000	0	49,900	9,900	0	59,800
	Fort Monroe	101/ B	1906	3,894	15,400	25,000	0	25,000	0	40,400	9,900	0	50,300
	Fort Monroe	102/ A	1906	3,894	14,900	26,000	0	26,000	0	40,900	9,900	0	50,800
	Fort Monroe	118/ 118	1908	4,666	14,900	37,000	0	37,000	0	51,900	12,000	0	63,900
	Fort Monroe	119/ 119	1907	8,134	18,900	22,500	0	22,500	0	41,400	19,000	0	60,400
	Fort Monroe	120/ 120	1907	4,666	15,900	40,500	0	40,500	0	56,400	12,000	0	68,400
	Fort Monroe	121/ A	1907	4,733	14,400	41,500	0	41,500	0	55,900	9,900	0	65,800
	Fort Monroe	125/ 125	1909	4,666	15,400	27,500	0	27,500	0	42,900	12,000	0	54,900
	Fort Monroe	141/ 141	1910	3,556	19,400	40,500	0	40,500	0	59,900	9,300	0	69,200
	Fort Monroe	142/ 142	1910	3,556	15,900	37,000	0	37,000	0	52,900	9,200	0	62,100
	Fort Monroe	157/ 157	1911	4,350	15,100	35,500	0	35,500	0	50,600	12,000	0	62,600

**ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
GENERAL FLAG OFFICER QUARTERS (Continued)**
Anticipated Operations and Maintenance Expenditures Exceeding \$35k per Unit for FY 2009

<u>State/Country</u>	<u>Installation</u>	<u>Qtrs#</u>	<u>Yr Built</u>	<u>Size NSF</u>	<u>Operations</u>	<u>Maintenance</u>	<u>Repair</u>	<u>Total M&R</u>	<u>Security</u>	<u>Total</u>	<u>Utilities</u>	<u>Leases</u>	<u>Total O&M</u>
VA (Continued)	Fort Myer	PG001/ 001	1899	8,460	43,500	78,000	64,000	142,000	1,000	186,500	56,500	0	243,000
	Fort Myer	PG002/ 002	1899	3,618	43,500	68,000	80,000	148,000	1,000	192,500	39,000	0	231,500
	Fort Myer	PG005/ 005	1903	3,405	33,500	33,000	80,000	113,000	1,000	147,500	39,000	0	186,500
	Fort Myer	PG006/ 006	1908	7,365	43,500	73,000	60,000	133,000	1,000	177,500	52,000	0	229,500
	Fort Myer	PG007/ 007	1909	4,707	43,500	68,000	35,000	103,000	1,000	147,500	46,000	0	193,500
	Fort Myer	PG008/ 008	1903	4,255	43,500	73,000	35,000	108,000	1,000	152,500	44,000	0	196,500
	Fort Myer	PG011/ 11A	1892	2,742	43,500	58,000	80,000	138,000	1,000	182,500	34,000	0	216,500
	Fort Myer	PG011/ 11B	1892	2,951	43,500	58,000	80,000	138,000	1,000	182,500	34,000	0	216,500
	Fort Myer	PG012/ 12A	1892	2,701	33,500	33,000	80,000	113,000	1,000	147,500	34,000	0	181,500
	Fort Myer	PG012/ 12B	1892	2,774	33,500	33,000	80,000	113,000	1,000	147,500	34,000	0	181,500
	Fort Myer	PG013/ 13A	1903	1,980	33,500	34,500	80,000	114,500	1,000	149,000	31,000	0	180,000
	Fort Myer	PG013/ 13B	1903	1,973	33,500	33,000	80,000	113,000	1,000	147,500	31,000	0	178,500
	Fort Myer	PG014/ 14A	1903	1,998	33,500	33,000	80,000	113,000	1,000	147,500	32,000	0	179,500
	Fort Myer	PG014/ 14B	1903	1,927	33,500	33,000	80,000	113,000	1,000	147,500	31,000	0	178,500
	Fort Myer	PG015/ 15A	1908	2,535	43,500	63,000	80,000	143,000	1,000	187,500	35,000	0	222,500
	Fort Myer	PG015/ 15B	1908	2,324	43,500	63,000	80,000	143,000	1,000	187,500	35,000	0	222,500
	Fort Myer	PG016/ 16A	1908	2,463	43,500	63,000	80,000	143,000	1,000	187,500	35,000	0	222,500
	Fort Myer	PG016/ 16B	1908	2,463	43,500	63,000	80,000	143,000	1,000	187,500	35,000	0	222,500
	Fort Myer	PG023/ 23A	1896	2,778	43,500	63,000	80,000	143,000	1,000	187,500	36,000	0	223,500
	Fort Myer	PG024/ 24B	1896	2,682	43,500	63,000	80,000	143,000	1,000	187,500	35,000	0	222,500
	Fort Myer	PG025/ 25B	1896	2,594	43,500	63,000	80,000	143,000	1,000	187,500	35,000	0	222,500
	Fort Myer	PG026/ 26A	1896	2,999	33,500	33,000	80,000	113,000	1,000	147,500	36,000	0	183,500
	Fort Myer	PG027/ 27A	1903	3,715	43,500	63,000	80,000	143,000	1,000	187,500	40,000	0	227,500
	Fort Myer	PG027/ 27B	1903	2,718	43,500	63,000	80,000	143,000	1,000	187,500	38,000	0	225,500
	Fort Myer	PS019/ 19A	1932	2,108	33,500	33,000	80,000	113,000	1,000	147,500	32,000	0	179,500
	Fort Myer	PS019/ 19B	1932	1,796	33,500	33,000	80,000	113,000	1,000	147,500	31,000	0	178,500
Total Units	100				2,505,349	4,077,403	8,984,664	13,062,067	184,768	15,752,184	2,238,479	781,899	18,772,562

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 GENERAL FLAG OFFICER QUARTERS (Continued)
 6,000 NSF Units for Fiscal Year 2009
 (Dollars in Thousands)

State/ Country	Installation	Quarters ID	Year Built	Size NSF	Total FH O&M Cost	Alternative Use	Cost to Convert Unit	If O&M >\$35K Demolish & Rebuild Cost
Belgium	NSSG/Chievres	PQ001 / 001	1892	10,010	\$131,900	GFOQ is owned by the host nation.	N/A	N/A
Germany	Garmisch	835 / 000	1914	6,997	\$153,900	GFOQ is owned by the host nation.	N/A	N/A
	Heidelberg	3750 / 26	1963	7,298	\$135,400	GFOQ is owned by the host nation and is located on a non-enduring installation.	N/A	N/A
	Stuttgart	039/39	1921	11,011	\$92,900	GFOQ is owned by the host nation. Congress directed the Army to retain this symbolic quarters in 2002 (C.R. 107-731)	N/A	N/A
Georgia	Fort McPherson	00010 / 000	1891	7,327	\$50,000	Fort McPherson is closing in accordance with BRAC 2005.	N/A	N/A
Virginia	Fort Monroe	119 / 119	1907	8,134	\$41,400	Fort Monroe is closing in accordance with BRAC 2005.	N/A	N/A
	Fort Myer	PG001 / 001	1899	8,460	\$186,500	None. This GFOQ is a National Historic Landmark and serves as the designated quarters of the Chief of Staff of the Army.	N/A	N/A
	Fort Myer	PG006 / 006	1908	7,365	\$177,500	None. This GFOQ is in a National Historic District and serves as the designated quarters of the Chairman of the Joint Chiefs of Staff.	N/A	N/A
TOTAL:	8 GFOQ Units				\$969,500			

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
UTILITIES ACCOUNT

(\$ in Thousands)

FY 2009 Budget Request	\$113,017
FY 2008 Current Estimate	\$145,366
FY 2008 President Budget Request	\$145,366

Utilities requirements are estimated based on historic, per unit expenditures that are adjusted for non-pay and fuel inflation, and changes to foreign currency exchange rates. Programmatic adjustments to the FY 2009 request reflect overall savings from a declining U.S. government owned government operated inventory that is partially offset by the higher cost of operations of the remaining inventory at foreign and overseas locations.

This program provides for utility services for Army Family Housing. Services include electricity, natural and propane gas, steam/hot water, fuel oil, coal, water and sewage.

The annual energy consumption reduction goal of three percent is reflected in the program. The energy conserving repair and improvement projects completed in prior years will continue in helping to achieve the energy reduction goals.

Fuel price adjustments and non-pay inflation are computed at the OSD prescribed rates.

EFFECT OF PRIVATIZATION

Program decrease to the Utilities account is due to inventory reduction adjustments reflected by the average number of units reduced to include privatization.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 UTILITIES
 RECONCILIATION OF INCREASES AND DECREASES
 EXHIBIT OP-5

\$ In Thousands

1. FY 2008 President Budget Request	145,366
2. FY 2008 Current Estimate	145,366
3. Price Adjustments:	6,935
a. Inflation	3,135
b. Currency Revaluation	3,800
4. Program Adjustments:	-39,284
a. FY 2009 inventory reduction and reduced FY09 energy savings performance contract expenses.	-35,893
b. Energy conservation.	-3,391
5. FY 2009 Budget Request	113,017

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
LEASING ACCOUNT

(\$ in Thousands)

FY 2009 Budget Request	\$192,849
FY 2008 Current Estimate	\$206,129
FY 2008 President's Budget Request	\$217,129

PURPOSE AND SCOPE

The purpose of the leasing program is to provide Family housing at both domestic and foreign locations when additional housing is needed to satisfy a housing deficit and the local economy cannot provide adequate support. The leasing program, authorized by 10 U.S.C. 2828, provides for the payment of rent, operating, and maintenance costs of privately owned quarters assigned to Military Families as government quarters. The program also includes funds needed to pay for services such as utilities, refuse collection, and maintenance when these services are not part of the lease contract.

The Army continues to rely on the private sector to meet the majority of housing needs. Where private sector rental markets cannot meet Army requirements, and cost effective alternatives do not exist, short and long-term leases are utilized. In high cost areas and overseas, the Army leases housing that the service members cannot ordinarily afford.

Leasing requirements are based on requested lease months as submitted by installations. The requests are validated against historic execution and known programmatic changes, adjusted for pay and non-pay inflation, and changes to foreign currency exchange rates.

PROGRAM SUMMARY

Authorization is requested for the appropriation of \$192,849,000 to fund leases and related expenses in FY 2009. A summary of the leasing program follows:

<u>Lease Type</u>	FY2007 (Actual)		FY2008 (Current Est)		FY2009 (Request)	
	Leases	Cost	Leases	Cost	Leases	Cost
	<u>Supported</u>	<u>\$000</u>	<u>Supported</u>	<u>\$000</u>	<u>Supported</u>	<u>\$000</u>
Domestic	953	19,860	1,907	39,763	2,017	44,466
Section 2835	3,880	58,757	3,680	33,208	1,080	17,890
Foreign less GRHP	6,264	112,376	6,193	131,485	6,022	130,236
GRHP	120	3,442	83	1,673	0	257
Total	11,217	194,435	11,863	206,129	9,119	192,849

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
LEASING ACCOUNT (Continued)

JUSTIFICATION:

Domestic Leasing: The domestic leasing program provides temporary housing for Army Families pending availability of permanent housing. Moderate increases in the numbers of domestic leases where force build-ups continue to be experienced are expected in FY 2009. This will continue until local housing markets, including RCI projects, catch up to the demand of these areas. Increases in domestic leasing to support the continuation of the Grow the Army initiative are expected primarily at Fort Bliss in FY 2009. We expect that the Grow the Army program will also increase the number of Independent Duty leases for geographically displaced Soldiers and Army Families from the U.S. Army Recruiting Command, Cadet Command, and the Active Component/Reserve Component programs during FY 2009.

Section 2835: The Army leases Family housing at seven installations under the provisions of 10 U.S.C. 2835, Long Term Leasing of Military Family Housing to be constructed (formerly known as Section 801 housing). Starting in 1987, the Army leased a total of 4,080 Family housing units from private sector developers for twenty years with the units being assigned as military housing to Army Families. This program reduced domestic Family housing deficits at installations where Army Families were most seriously affected by housing shortages. We are requesting funds to continue payment of lease costs and operation and maintenance expenses for remaining contracts. The FY 2009 budget request reflects a significant reduction in FY 2008 of 2,600 Section 2835 Leases due to lease expirations at Forts Drum, Hood, and Polk.

Foreign Leasing: The FY 2009 foreign leasing program request consists of 6,022 leased units, the majority of which are in Germany. FY 2009 marks the end of foreign leasing under the Governmental Rental Housing Program (GRHP), under which the Army negotiated, executed and managed the lease contracts.

PROGRAM ADJUSTMENTS

Expiration of 2,600 of the Army's remaining 3,680 Section 2835 Leases is the significant and major program reduction factor in our funding request. This is partially offset by increases in domestic leases resulting from increases in leases for Army Recruiters. Anticipated requirements in domestic leases to support of the Grow the Army initiative and the continuing Army Transformation also increase the domestic program.

EFFECT OF PRIVATIZATION

The housing privatization program has no direct effect on the leasing account. However, we expect that, all things being equal, the increase in housing stocks resulting from privatization project completions will lessen the need for leased Army Family housing.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
LEASING ACCOUNT
RECONCILIATION OF INCREASES AND DECREASES
EXHIBIT OP-5

	\$ In Thousands
1. FY 2008 President Budget Request	217,129
2. Program Adjustment: Congressional Reduction	-11,000
3. FY 2008 Current Estimate	206,129
4. Price Adjustment:	4,144
a. Non-Pay Inflation	1,125
b. Currency Revaluation	3,019
5. Program Adjustment:	-17,424
a. Decrease of 2,600 Sec 2835 leases due to expiration.	-15,318
b. Additional reductions in other categories of leased housing.	-2,106
6. FY 2009 Budget Request	192,849

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
LEASING ACCOUNT (Continued)
FH-4 DISPLAY

	FY 2007 (Actual)			FY 2008 (Current Est)			FY 2009 (Request)		
	Units Supported	Lease Months	(\$000)	Units Supported	Lease Months	(\$000)	Units Supported	Lease Months	(\$000)
DOMESTIC LEASING									
Independent Duty	300	3,600	7,172	576	6,912	11,861	601	7,212	13,948
Hattiesburg	93	1,116	1,563	128	1,536	2,304	128	1,536	2,465
Rock Island Arsenal	0	0	0	50	600	1,030	50	600	1,061
Fort Drum	225	2,700	4,296	400	4,800	8,240	400	4,800	8,487
Fort Wainwright	250	3,000	5,500	250	3,000	5,500	250	3,000	5,665
Fort Carson	0	0	0	100	1,200	2,060	100	1,200	2,122
Fort Riley	0	0	0	165	1,980	3,500	200	2,400	4,244
Fort Bliss	0	0	0	150	1,800	3,090	200	2,400	4,244
Miami FL	85	1,020	1,329	88	1,056	2,178	88	1,056	2,231
Subtotal Domestic	953	11,436	19,860	1,907	22,884	39,763	2,017	24,204	44,466
Section 2835 (801)									
Bliss	300	3,600	5,174	300	3,600	5,000	300	3,600	5,000
Bragg	250	3,000	3,195	250	3,000	3,276	250	3,000	3,467
Drum	2,000	24,000	31,036	2,000	10,200	16,157	300	3,600	4,800
Hood	300	3,600	2,829	300	3,000	2,396	0	0	0
McCoy	80	960	1,919	80	960	2,000	80	960	1,973
Polk	600	7,200	5,949	600	2,100	1,809	0	0	0
Wainwright	350	4,200	8,655	150	1,800	2,570	150	1,800	2,650
Subtotal Section 2835	3,880	46,560	58,757	3,680	24,660	33,208	1,080	12,960	17,890
Total Domestic Leasing	4,833	57,996	78,617	5,587	47,544	72,971	3,097	37,164	62,356

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
LEASING ACCOUNT (Continued)
FH-4 DISPLAY (Continued)

	FY 2007 (Actual)			FY 2008 (Current Est)			FY 2009 (Request)		
	Units Supported	Lease Months	(\$000)	Units Supported	Lease Months	(\$000)	Units Supported	Lease Months	(\$000)
FOREIGN LEASING									
EUSA (Korea)									
Korea	1,048	12,576	19,234	1,048	12,576	22,388	1,018	12,216	20,282
GRHP	11	132	512	0	0	0	0	0	0
Total Korea	1,059	12,708	19,746	1,048	12,576	22,388	1,018	12,216	20,282
USAREUR									
Belgium	216	2,592	8,538	216	2,592	8,937	218	2,616	9,911
Germany	4,062	48,744	60,408	3,924	47,088	70,172	3,799	45,588	72,771
Italy	555	6,660	11,058	605	7,260	16,860	604	7,248	13,514
Netherlands	185	2,220	4,660	178	2,136	4,726	153	1,836	4,723
Subtotal USAREUR	5,018	60,216	84,664	4,923	59,076	100,695	4,774	57,288	100,919
GRHP	109	1,380	2,930	83	996	1,673	0	0	257
Total USAREUR	5,127	61,596	87,594	5,006	60,072	102,368	4,774	57,288	101,176
Other Foreign									
Armenia	1	12	39	1	12	40	1	12	42
Austria	4	48	163	4	48	164	4	48	174
Bangladesh	1	12	75	1	12	74	1	12	74
Belgium	32	384	1157	32	384	1188	32	384	1,267
Bosnia & Herzegovina	1	12	39	1	12	40	1	12	42
Botswana	2	24	58	1	12	27	1	12	50
Bulgaria	1	12	25	1	12	26	1	12	27
Cameroon	1	12	31	1	12	30	1	12	30
Croatia	1	12	40	1	12	41	1	12	43
Czech Republic	2	24	145	2	24	148	2	24	156
Denmark	2	24	100	2	24	102	2	24	108
Dominican Republic	3	36	224	3	36	226	3	36	95
Egypt	2	24	120	2	24	57	2	24	117
Estonia	1	12	57	1	12	58	1	12	61
Ethiopia	1	12	38	1	12	38	1	12	38
France	3	36	206	3	36	213	3	36	224
Georgia	1	12	25	1	12	26	1	12	27

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
LEASING ACCOUNT (Continued)
FH-4 DISPLAY (Continued)

FOREIGN LEASING continued	FY 2007 (Actual)			FY 2008 (Current Est)			FY 2009 (Request)		
	Units	Lease	(\$000)	Units	Lease	(\$000)	Units	Lease	(\$000)
	Supported	Months		Supported	Months		Supported	Months	
Germany (Unified)	3	36	119	3	36	135	3	36	147
Ghana	1	12	76	1	12	77	1	12	82
Greece	5	60	206	3	36	172	3	36	181
Guyana	1	12	58	1	12	58	1	12	58
Hungary	3	36	138	2	24	101	2	24	107
India	1	12	31	1	12	30	1	12	30
Indonesia	1	12	39	1	12	38	1	12	38
Israel	2	24	109	2	24	112	2	24	107
Italy	4	48	245	4	48	250	4	48	264
Jamaica	1	12	48	1	12	50	1	12	52
Jordan	3	36	117	3	36	115	3	36	115
Kenya	11	132	675	11	132	675	13	156	675
Korea	1	12	21	1	12	20	1	12	20
Kuwait	2	24	87	38	456	506	38	456	548
Latvia	1	12	33	1	12	33	1	12	37
Lithuania	1	12	64	1	12	65	1	12	69
Macedonia	1	12	22	1	12	23	1	12	24
Moldova	1	12	30	1	12	31	1	12	32
Morocco	3	36	172	3	36	174	3	36	180
Netherlands	15	180	670	15	180	617	16	192	777
Niger	1	12	44	0	0	0	0	0	0
Norway	2	24	97	2	24	99	2	24	104
Oman	1	12	37	1	12	36	1	12	36
Pakistan	1	12	29	1	12	30	1	12	30
Philippines	1	12	46	1	12	45	1	12	45
Poland	2	24	73	2	24	73	2	24	74
Portugal	1	12	55	1	12	56	1	12	59
Qatar	42	504	1,621	34	408	1300	40	480	1,539
Romania	3	36	110	3	36	111	3	36	115
Russia	1	12	76	1	12	75	1	12	75

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 LEASING ACCOUNT (Continued)
 FH-4 DISPLAY (Continued)

	FY 2007 (Actual)			FY 2008 (Current Est)			FY 2009 (Request)		
	Units Supported	Lease Months	(\$000)	Units Supported	Lease Months	(\$000)	Units Supported	Lease Months	(\$000)
FOREIGN LEASING continued									
Senegal	2	24	99	3	36	99	2	24	84
Serbia & Montenegro	1	12	44	1	12	43	0	0	0
Slovakia	1	12	37	1	12	39	1	12	40
Slovenia	1	12	48	1	12	49	1	12	52
South Africa	1	12	35	1	12	35	1	12	36
Suriname	1	12	33	1	12	33	2	24	75
Tunisia	4	48	134	4	48	135	4	48	137
Turkey	11	132	331	11	132	338	11	132	356
Ukraine	0	0	0	0	0	0	1	12	60
Zimbabwe	1	12	27	1	12	26	0	0	0
Total Other Foreign	198	2,376	8,478	222	2,664	8,402	230	2,760	9,035
Total Foreign Leasing	6,384	76,680	115,818	6,276	75,312	133,158	6,022	72,264	130,493
TOTAL LEASING	11,217	134,676	194,435	11,863	122,856	206,129	9,119	109,428	192,849

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 LEASING ACCOUNT (Continued)
 FY 2009 SUMMARY SHEET FOR HIGH COST LEASES

<u>COUNTRY</u>	<u>TOTAL LEASES</u>	<u>HIGH COST LEASES</u>	<u>FOREIGN CURRENCY</u>	<u>FY 1988 EXCHANGE RATE</u>	<u>FY 2009 BUDGET RATE</u>	<u>FY 2009 THRESHOLD</u>
Belgium	250	13	Franc	42.77	0.7905 (Euro)	\$54,479
Kuwait	38	2	Dinar	n/a	n/a	\$40,619*
Netherlands	169	3	Guilder	2.33	0.7905 (Euro)	\$54,329

* No official budget rate established; unadjusted CPI estimate used as threshold.

The threshold for classifying foreign leases as high cost leases is determined by first adjusting the \$20,000 authority for CPI changes. If the country is a member of the European Union (EU) then the CPI-adjusted \$20,000 (also \$25,000 in Italy) authority is multiplied by the conversion-to-Euro factor (FY 1988 currency rate divided by the official, permanent EU conversion rate) and then further adjusted by the current Euro budget rate. For non-EU countries, the CPI-adjusted \$20,000 (also \$25,000 and \$35,000 in Korea) authority is adjusted for exchange changes since FY 1988. Leases exceeding a country's threshold are counted against the Army's high cost lease allocation.

Example: Belgium Franc

<u>\$20K CPI Est. FY 2009</u>	<u>FY 1988 Rate</u>	<u>Permanent Belgium Franc to Euro Conversion Rate</u>	<u>FY 2009 Euro Budget Rate</u>	<u>FY 2009 High Cost Threshold</u>
\$40,619	x 42.77	÷ 40.3399	÷ 0.7905	= \$54,479

Note: Other Foreign Support Programs (which include Foreign Area Officer Leases, Offices of Defense Cooperation, and School of Other Nations Program leases) participate in the Department of State Housing Pool and are not subject to the maximum lease amounts cited for foreign leases in Section 2828(e)(1) of Title 10, United States Code. Clarification of Participation in Department of State Housing Pools is discussed in Section 2834 of title 10, United States Code.

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI)

(\$ in Thousands)

FY 2009 Budget Request	\$32,034
FY 2008 Current Estimate	\$37,408
FY 2008 President Budget Request	\$37,408

MHPI Background

The Army continues to employ the tools authorized by the Military Housing Privatization Initiatives (MHPI) Act to implement an aggressive Family housing privatization program. The goal of this program is to improve the well being of Army Families by providing quality, affordable Family housing in the United States (U.S.) at locations where adequate local housing is not available. This program, the Residential Communities Initiative (RCI), is a key component of the Army's strategy to ensure long term sustainment of quality residential communities for Soldiers and their Families.

The Army selects highly qualified private sector business partners to construct, renovate, repair, maintain, and operate Family housing units, grounds, and other community facilities in the Family housing area. The Army and the developer negotiate a comprehensive Community Development and Management Plan (CDMP). The CDMP includes the development scope and schedule, management and operations plan, and financing plan. Following Congressional approval of the CDMP, the Army and the developer execute final business agreements defining the partnership. The agreements include a ground lease of the Family housing footprint, conveyance of housing units and other facilities to the developer, and an operating agreement describing the partners' responsibilities. Typically, the partnership agreement is for a 50-year period with a 25-year option. The Army maintains oversight of the project through a rigorous portfolio and asset management process. This process tracks compliance with the CDMP schedule for renovation and construction, and monitors the financial health and stability of the project.

RCI Program Status

By the end of FY 2008, the Army will have transitioned to privatized operations the complete inventory of Family housing at 38 installations with a projected end state of 83,100 homes.

By the end of FY 2009, the Army plans to transition Family housing at six installations to privatized operations - Fort Sill, OK; Fort Wainwright and Fort Greely, AK; Fort Huachuca and Yuma Proving Ground, AZ; and Aberdeen Proving Ground, MD. These installations will increase the privatized inventory to a projected end state of 88,000 homes. Over 98 percent of the on-post Family housing inventory in the U.S. will be privatized by 2010. (See details at Exhibit FH-6.)

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)

Construction Funds for MHPI

The Army Family Housing Construction (AFHC) budget request for FY 2009 includes \$400.0 million (including \$333.8 million in support of Grow the Army) for government investment in Family housing privatization projects. The DD Forms 1391 are included in the Post Acquisition Construction section of this book.

Fort Greely, AK	\$ 36.2 million
Fort Wainwright, AK (Phase II)	\$ 30.0 million

(Fort Huachuca, Yuma Proving Ground and Aberdeen Proving Ground do not require government investment. Funding for the Fort Sill project is in the FY 2008 request.)

Construction Funds for MHPI in Support of Grow the Army

Fort Carson, CO	\$ 103.0 million
Fort Stewart, GA	\$ 103.8 million
Fort Bliss, TX	\$ 127.0 million

Explanation of Budget Request

The Army Family Housing Operations (AFHO) budget request for FY 2009 includes \$32 million for RCI program management and operations. Funding will support civilian pay, travel, and contracts for environmental and real estate surveys, training, and real estate and financial consultant services.

The budget request is based on cost factors associated with staffing and workload projections. Workload is driven by the number of projects in the transition phase, and post-privatization portfolio management. The applied cost factors for work elements of each phase are based on experience and/or established fees.

The table below summarizes FY 2009 RCI program costs (\$ thousands).

Program/Project Management and Oversight	\$16,254
Environmental/Real Estate/Procurement/Training (U.S. Army Corps of Engineers Services)	\$ 5,570
Real Estate and Finance Advisory Services	\$ 2,565
Portfolio Management Advisory Support	\$ 7,645
 Total	 \$32,034

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI)
 RECONCILIATION OF INCREASES AND DECREASES
 EXHIBIT OP-5

	\$ In Thousands
1. FY 2008 President Budget Request	37,408
2. FY 2008 Current Estimate	37,408
3. Price Adjustments:	739
a. Non-Pay Inflation	477
b. Pay Inflation	262
4. Program adjustments:	-6,113
a. Realign additional civilian personnel spaces and pay to the Privatization Support Account. Aligns additional installation personnel and support for oversight of privatization projects from Housing Management Account to the Privatization Support Account due to increase in number of installations with privatized housing.	831
b. Increase in portfolio management costs due to six additional installations transitioning to privatized operations.	825
c. Increase in real estate and environmental surveys, and financial and real estate advisory services. Required to expand privatization projects and restructure development plans to provided additional housing in support of the initiative to Grow the Army.	3,161
d. Decrease in cost of project implementation due to declining workload as privatization is completed at all but one location: installation support (-\$2.1M), consultant support (-\$4.4M), real estate and environmental surveys (-\$1.0M), procurement (-\$2.3M), and developer award fees (-\$1.1M).	-10,930
5. FY 2009 Budget Request	32,034

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)
 Privatization Project Awards *

Installation	Contract Award	Type of Financing	\$ M	Term Years	Units Conveyed	Renovate**	Replace	Add
	Transfer Ops							
Ft Carson, CO	Award	Loan Guarantee	\$10.131	50	1,823	Yr 1-5	Yr 1-5	1,237
	Sep-99					1,823	0	
	Transfer					Yr 6-50	Yr 6-50	
	Nov-99					1,237	1,823	
Ft Hood, TX	Award	Direct Investment	\$52.000	50	5,622	Yr 1-5	Yr 1-5	290
	Jun-00					4,938	684	
	Transfer					Yr 6-50	Yr 6-50	
	Oct-01					3,326	2,586	
Ft Lewis, WA	Award	None	\$0	50	3,637	Yr 1-10	Yr 1-10	345
	Aug-00					2,610	589	
	Transfer					Yr 11-50	Yr 11-50	
	Apr-02					1,435	2,547	
Ft Meade, MD	Award	None	\$0	50	2,862	Yr 1-10	Yr 1-10	0
	Mar-01					1,641	709	
	Transfer					Yr 11-50	Yr 11-50	
	May-02					836	1,791	
Ft Bragg, NC	Award	Direct Investment	\$49.437	50	4,746	Yr 1-10	Yr 1-10	832
	May-02					1,382	1,818	
	Transfer					Yr 11-50	Yr 11-50	
	Aug-03					3,787	1,791	

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)

Privatization Project Awards *(Continued)

Installation	Contract Award	Type of Financing	\$ M	Term Years	Units Conveyed	Renovate**	Replace	Add
	Transfer Ops							
Presidio of Monterey / Navy Postgraduate School, CA	Award Jul-02	None	\$0	50	2,268	Yr 1-8 41	Yr 1-8 2,168	0
	Transfer Oct-03					Yr 9-50 2,209	Yr 9-50 2,168	
Ft Stewart / Hunter Army Airfield, GA	Award Dec-02	Direct Investment	\$37.374	50	2,926	Yr 1-8 1,597	Yr 1-8 1,092	776
	Transfer Nov-03					Yr 9-50 71	Yr 9-50 3,631	
Ft Campbell, KY	Award Aug-02	Direct Investment	\$88.105	50	4,230	Yr 1-9 713	Yr 1-9 866	225
	Transfer Dec-03					Yr 10-50 3,684	Yr 10-50 1,741	
Ft Belvoir, VA	Award Sep-02	None	\$0	50	2,070	Yr 1-8 170	Yr 1-8 1,630	0
	Transfer Dec-03					Yr 9-50 170	Yr 9-50 1,900	
Ft Irwin / Moffett Fed Airfield / Parks RFTA, CA	Award Sep-02	Direct Investment	\$26.660	50	2,290	Yr 1-8 9	Yr 1-8 579	551
	Transfer Mar-04					Yr 9-50 3,843	Yr 9-50 1,535	

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)

Privatization Project Awards * (Continued)

Installation	Contract Award	Type of Financing	\$ M	Term Years	Units Conveyed	Renovate**	Replace	Add
	Transfer Ops							
Ft Hamilton, NY	Award Apr-03	Direct Investment	\$2.175	50	293	Yr 1-3 43	Yr 1-3 185	0
	Transfer Jun-04					Yr 4-50 228	Yr 4-50 0	
Ft Detrick, MD / Walter Reed Army Med Ctr, DC	Award Jul-03	Direct Investment	\$1.285	50	410	Yr 1-5 154	Yr 1-5 227	180
	Transfer Jul-04					Yr 6-50 382	Yr 6-50 638	
Ft Polk, LA	Award Apr-03	Direct Investment	\$53.650	50	3,466	Yr 1-10 2,367	Yr 1-10 768	355
	Transfer Sep-04	Loan Guarantee	\$10.350			Yr 11-50 1,123	Yr 11-50 2,698	
Ft Shafter / Schofield Barracks, HI	Award Aug-03	None	\$0	50	8,132	Yr 1-10 2,505	Yr 1-10 5,389	0
	Transfer Oct-04					Yr 11-50 15,439	Yr 11-50 7,408	
Ft Eustis / Ft Story, VA	Award Jan-03	Direct Investment	\$14.800	50	1,115	Yr 1-6 473	Yr 1-6 642	9
	Transfer Dec-04					Yr 7-50 178	Yr 7-50 1,117	

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)

Privatization Project Awards * (Continued)

Installation	Contract Award	Type of Financing	\$ M	Term Years	Units Conveyed	Renovate**	Replace	Add
	Transfer Ops							
Ft Leonard Wood, MO	Award	Direct Investment	\$29.00	50	2,496	Yr 1-9	Yr 1-9	0
	Nov-03					4	1,877	
	Transfer					Yr 10-50	Yr 10-50	
	Mar-05					1,773	1,495	
Ft Sam Houston, TX	Award	Direct Investment	\$6.60	50	925	Yr 1-6	Yr 1-6	0
	Feb-04					684	181	
	Transfer					Yr 7-50	Yr 7-50	
	Mar-05					2,417	310	
Ft Drum, NY	Award	Direct Investment	\$52.00	50	2,272	Yr 1-7	Yr 1-7	843
	Dec-03					2,270	2	
	Transfer					Yr 8-50	Yr 8-50	
	May-05					2,009	3,465	
Ft Bliss, TX / White Sands Missile Range, NM	Award	Direct Investment	\$72.96	50	3,313	Yr 1-6	Yr 1-6	210 (Ft Bliss)
	May-04					655	1,447	
	Transfer					Yr 7-50	Yr 7-50	
	Jul-05					3,565	2,279	
Ft Benning, GA	Award	Direct Investment	\$55.15	50	3,945	Yr 1-10	Yr 1-10	255
	Sep-04					1,562	2,122	
	Transfer					Yr 11-50	Yr 11-50	
	Jan-06					4,211	3,174	

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)
 Privatization Project Awards * (Continued)

Installation	Contract Award	Type of Financing	\$ M	Term Years	Units Conveyed	Renovate**	Replace	Add
	Transfer Ops							
Ft Leavenworth, KS	Award	Direct Investment	\$15.00	50	1,578	Yr 1-10	Yr 1-10	5
	Dec-04					447	703	
	Transfer					Yr 11-50	Yr 11-50	
	Mar-06					3,456	522	
Ft Rucker, AL	Award	Direct Investment	\$24.00	50	1,512	Yr 1-10	Yr 1-10	0
	Dec-04					399	547	
	Transfer					Yr 11-50	Yr 11-50	
	Apr-06					547	929	
Ft Gordon, GA	Award	Direct Investment	\$9.00	50	876	Yr 1-10	Yr 1-10	11
	Apr-05					577	299	
	Transfer					Yr 11-50	Yr 11-50	
	May-06					495	727	
Carlisle Barracks, PA / Picatinny Arsenal, NJ	Award	Direct Investment	\$39.43	50	429	Yr 1-5	Yr 1-5	0
	Apr-04					78	180	
	Transfer					Yr 6-50	Yr 6-50	
	May-06					46	46	
Ft Riley, KS	Award	Direct Investment	\$123.00	50	3,114	Yr 1-10	Yr 1-10	400
	May-05					860	1,717	
	Transfer					Yr 11-50	Yr 11-50	
	Jul-06					2,685	1,082	

ARMY FAMILY HOUSING
 FY 2009 BUDGET ESTIMATE
 MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)
 Privatization Project Awards * (Continued)

Installation	Contract Award	Type of Financing	\$ M	Term Years	Units Conveyed	Renovate**	Replace	Add
	Transfer Ops							
Redstone Arsenal, AL	Award	Direct Investment	\$0.59	50	453	Yr 1-3	Yr 1-3	
	Sep-05					125	0	
	Transfer					Yr 4-50	Yr 4-50	
	Oct-06					232	0	
Ft Knox, KY	Award	Direct Investment	\$31.0	50	2,998	Yr 1-8	Yr 1-8	
	Sep-05					1,040	850	
	Transfer					Yr 9-50	Yr 9-50	
	Dec-06					1,047	1,480	
Ft Lee, VA	Award	Direct Investment	\$32.769	50	1,206	Yr 1-4	Yr 1-4	384
	Sep-06					112	364	
	Transfer					Yr 9-50	Yr 9-50	
	Sep-07					1,590	842	

* Does not include planned expansions not yet awarded. See planned expansions on Exhibit FH-6.

** Number of homes to be renovated, but many homes will be renovated more than once during the out year development period.

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)

FH-6 Exhibit

Privatization Date	Installation/State	Conveyed Units	End-State Units	Scored Cost (\$M)	Expected Source of Funds				Authorities** (See key below)
					Amount (\$M)	Budget Year	Type	Project (Source of Funds)	
Nov-99	Fort Carson, CO	1,823	4,160	\$211.431	\$10.131	FY96	Construct	Fort Carson Const	1,2,4
					\$98.300	FY08	Improve	Grow the Army	
					\$103.00	FY09	Improve	Grow the Army	
Oct-01	Fort Hood, TX	5,622	5,912	\$52.000	\$5.600	FY96	Construct	Fort Carson Const	2,4
					\$18.600	FY98	Construct	Fort Hood Const	
					\$21.600	FY99	Construct	Fort Hood Const	
					\$6.200	FY01	Currency	Foreign Currency Fluctuation	
Apr-02	Fort Lewis, WA	3,637	4,543	\$72.700	\$0.000				2,4
					\$72.700	FY08	Improve	Grow the Army	
May-02	Fort Meade, MD	2,862	2,627	\$0.000	N/A				4
Aug-03	Fort Bragg, NC	4,746	6,662	\$114.237	\$49.437	FY02	Improve	Fort Bragg Priv	2,4
					\$59.400	FY08	Improve	Grow the Army	
					\$5.400	FY10	BRAC	BRAC 2005	
Oct-03	Presidio of Monterey/Navy Postgrad School, CA	2,268	2,209	\$0.000	\$0.000				4
Nov-03	Fort Stewart/Hunter AAF, GA	2,926	4,634	\$141.174	\$37.374	FY02	Improve	Fort Stewart/HAAF Priv	2,4
					\$103.80	FY09	Improve	Grow the Army	
Dec-03	Fort Campbell, KY	4,230	4,455	\$88.105	\$52.205	FY02	Improve	Fort Campbell Priv	2,4
					\$7.900	FY98	Construct	Fort Meade Const	
					\$28.000	FY06	Improve	Fort Campbell Phase II	
Dec-03	Fort Belvoir, VA	2,070	2,070	\$0.000	\$8.700	FY03	Improve	Fort Belvoir Priv	4
					-\$8.700	FY03	Improve	Rescinded \$8.7M in FY04	
Mar-04	Fort Irwin/Moffett Field/Parks RFTA, CA	2,290	3,252	\$117.660	\$0.000				2,4
					\$26.660	FY06	Improve	Fort Irwin Phase II (\$1.34M rescinded)	
					\$31.000	FY07	Improve	Fort Irwin Phase III	
					\$30.000	FY10	Improve	Fort Irwin Phase IV	
					\$30.000	FY11	Improve	Fort Irwin Phase V	
Authorities:									
1) 2873 "Direct Loans and Loan Guarantees"									
2) 2875 " Investments in Nongovernmental Entities"									
3) 2877 "Differential Lease Payments"									
4) 2878 " Conveyance or Lease of Existing Property and Facilities"									
** Authorities may be subject to change as project is defined									

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)
FH-6 Exhibit (Continued)

Privatization Date	Installation/State	Conveyed Units	End-State Units	Scored Cost (\$M)	Expected Source of Funds				Authorities** (See key below)
					Amount (\$M)	Budget Year	Type	Project (Source of Funds)	
Jun-04	Fort Hamilton, NY	293	228	\$2.175	\$2.175	FY02	Improve	Fort Hamilton Priv	2,4
Jul-04	Walter Reed AMC, DC/Fort Detrick, MD	410	597	\$1.285	\$0.099	FY02	Improve	WRAMC Priv	2,4
					\$1.186	FY02	Improve	Fort Detrick Priv	
Sep-04	Fort Polk, LA	3,466	3,661	\$64.000	\$64.000	FY03	Improve	Fort Polk Priv	1,2,4
Oct-04	Fort Shafter/Schofield Bks, HI	8,132	7,894	\$0.000	\$21.000	FY03	Improve	Hawaii Priv	4
					-\$21.000	FY03	Improve	Rescinded \$21M in FY04	
Dec-04	Fort Eustis/FortStory, VA	1,115	1,133	\$39.600	\$14.800	FY03	Improve	Fort Eustis / Fort Story Priv	2,4
					\$4.900	FY10	BRAC	BRAC 2005	
					\$19.900	FY11	Improve	Fort Eustis/Story Phase II (Replacements)	
Mar-05	Fort Leonard Wood, MO	2,496	2,242	\$29.000	\$45.000	FY03	Improve	Fort Leonard Wood Priv	2,4
					-\$17.850	FY03	Improve	Part of \$21M FY05 Rescission	
					\$1.850	FY05	Improve	Fort Benning Priv	
Mar-05	Fort Sam Houston, TX	925	925	\$6.600	\$6.600	FY04	Improve	Fort Sam Houston Priv	2,4
May-05	Fort Drum, NY	2,272	3,473	\$127.000	\$52.000	FY04	Improve	Fort Drum Priv	2,4
					\$75.000	FY07	Improve	Fort Drum Phase II	2
Jul-05	Fort Bliss, TX/White Sands Missile Range, NM	3,315	4,461	\$248.160	\$38.000	FY04	Improve	Fort Bliss Priv	2,4
					\$31.000	FY05	Construct	White Sands MR Construction	
					\$3.960	FY06	Improve	White Sands MR Priv, 1% rescinded	
					\$12.600	FY07	Improve	Ft Bliss Phase II	
					\$35.600	FY08	Improve	Grow the Army	
					\$127.000	FY09	Improve	Grow the Army	
Jan-06	Fort Benning, GA	3,945	4,200	\$55.150	\$57.000	FY05	Improve	Fort Benning Priv	2,4
					-\$1.850	FY05	Improve	Apply to Fort Leonard Wood	
Mar-06	Fort Leavenworth, KS	1,578	1,583	\$15.000	\$15.000	FY05	Improve	Fort Leavenworth Priv	2,4
Apr-06	Fort Rucker, AL	1,512	1,476	\$24.000	\$24.000	FY05	Improve	Fort Rucker Priv	2,4
May-06	Fort Gordon, GA	876	887	\$9.000	\$9.000	FY05	Improve	Fort Gordon Priv	2,4
Authorities:									
1) 2873 "Direct Loans and Loan Guarantees"									
2) 2875 "Investments in Nongovernmental Entities"									
3) 2877 "Differential Lease Payments"									
4) 2878 "Conveyance or Lease of Existing Property and Facilities"									
** Authorities may be subject to change as project is defined									

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

MILITARY HOUSING PRIVATIZATION INITIATIVE (MHPI) (Continued)
FH-6 Exhibit (Continued)

Privatization Date	Installation/State	Conveyed Units	End-State Units	Scored Cost (\$M)	Expected Source of Funds				Authorities** (See key below)
					Amount (\$M)	Budget Year	Type	Project (Source of Funds)	
May-06	Carlisle Barracks, PA/Picatinny Arsenal, NJ	429	348	\$54.434	\$0.494	FY02	Improve	Picatinny Arsenal Priv	2,4
					\$22.000	FY04	Improve	Carlisle Bks Priv	
					\$11.000	FY06	Improve	Fort McPherson (selected for closure)	
					\$5.940	FY06	Construct	Fort Monroe (selected for closure), 1% rescinded	
					\$15.000	FY11	Improve	Carlisle Bks Phase II (Replacements)	
Jul-06	Fort Riley, KS	3,114	3,514	\$123.000	\$67.000	FY06	Improve	Fort Riley Priv	2,4
Oct-06	Redstone Arsenal, AL	453	230	\$0.590	\$56.000	FY05	Construct	Fort Riley Const	2,4
					\$0.590	FY05	Improve	Redstone Arsenal Priv	
Dec-06	Fort Knox, KY	2,998	2,527	\$57.700	\$31.000	FY05	Improve	Fort Knox Priv	2,4
					\$26.700	FY10	Improve	Fort Knox Phase II (Replacements)	
Sep-07	Fort Lee, VA	1,206	1,493	\$32.769	\$19.305	FY06	Construct	Fort Lee Replacement Const, 1% rescinded	2,4
					\$13.464	FY06	Improve	Fort Lee, 1% rescinded	
Mar-08	US Military Academy, NY	964	834	\$22.000	\$22.000	FY07	Improve	USMA Priv	2,4
Sep-08	Fort Jackson, SC	1,170	850	\$43.900	\$43.900	FY08	Improve	Fort Jackson Priv	2,4
Nov-08	Fort Sill, OK	1,415	1,650	\$30.500	\$30.500	FY08	Improve	Fort Sill Priv	2,4
Jan-09	Fort Wainwright/Fort Greely, AK	1,733	1,815	\$143.200	\$25.000	FY08	Improve	Fort Wainwright Priv	2,4
					\$36.200	FY09	Improve	Fort Greely Priv	
					\$30.000	FY09	Improve	Fort Wainwright Phase II	
					\$52.000	FY10	Improve	Fort Wainwright Phase III	
Apr-09	Fort Huachuca/Yuma Proving Ground, AZ	1,599	1,180	\$0.000	\$0.000				4
Aug-09	Aberdeen Proving Ground, MD	1,006	301	\$0.000	\$0.000				4
Mar-10	Fort Richardson, AK	1,269	1,269	\$46.000	\$46.000	FY10	Improve	Fort Richardson Priv	2,4
		80,165	89,295	\$1,972.370	\$1,972.370				

Authorities:

- 1) 2873 "Direct Loans and Loan Guarantees"
- 2) 2875 " Investments in Nongovernmental Entities"
- 3) 2877 "Differential Lease Payments"
- 4) 2878 " Conveyance or Lease of Existing Property and Facilities"

** Authorities may be subject to change as project is defined

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE
REIMBURSABLE PROGRAM

(\$ in Thousands)

FY 2009 Budget Request	\$18,000
FY 2008 Current Estimate	\$18,000
FY 2008 President's Budget Request	\$22,000

The Reimbursable program provides for the collection and use of payments for utilities and services, routine maintenance and repair, rents associated with the use of government housing by authorized occupants, and damages caused by occupant negligence. This account provides authority to incur costs for services and repair of damages to be reimbursed by collection of payments from Federal and non-Federal sources.

The following table shows the source of receipts for the Family housing account.

	FY 2008 (Current Estimate)	FY 2009 (Budget Request)
Non-Federal Sources	14,467	14,467
Federal Sources	3,533	3,533

ARMY FAMILY HOUSING
FY 2009 BUDGET ESTIMATE

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