

US Army Corps  
of Engineers®  
Far East District

# 2015: YEAR IN REVIEW



**Building Strong in Korea!**

# 2015: YEAR IN REVIEW

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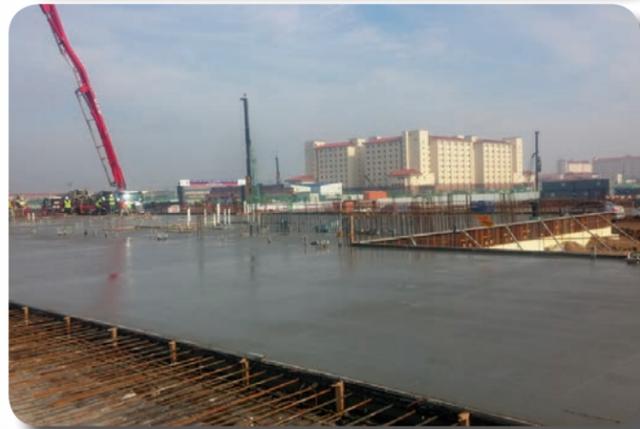
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## From the Far East District Commander To Our Valued Stakeholders:

This annual Year-in-Review is provided to you, our customers and stakeholders, to highlight the many significant projects that have either begun, continue or were completed during 2015. We achieved the accomplishments described below thanks to the efforts of the Far East District's focused professionals, delivering quality through engineering excellence and driven to exceed expectations. We did not achieve this alone, however. We succeeded through close coordination with our partners in the Ministry of National Defense-U.S. Forces Korea Relocation Office, Ministry of National Defense-Defense Intelligence Agency, each garrison's directorate of public works, base civil engineers, and Naval Forces engineers. I want to thank you each and every one.

What a dynamic year this has been for the Far East District! As of March 1, 2016 about 76 percent of the Yongsan Relocation Plan and 75 percent of the Land Partnership Plan are complete, all part of the \$10.7 billion transformation and relocation program covering nearly a decade of work.

For Fiscal Year 2015 alone, our Contracting Division awarded a total of 650 actions totaling \$313.3 million. We awarded the last action, a \$2.1 million contract on Sept. 30 the last day of the fiscal year. Throughout the peninsula our team of dedicated professionals has continued to Build Strong and meet the construction and engineering needs of United States Forces Korea and the alliance.

A look at our active project list displays the scope of the work the district is responsible for, from the massive military construction at U.S. Army Garrison Humphreys, to work at Osan and Kunsan Air Force bases, to other projects at various U.S. and Republic of Korea bases throughout the peninsula.

In Area I, a majority of the projects

took place at Detachment L on top of Yawol Mountain. These projects mostly included work to maintain and upgrade security and repair existing roadways. Also in Area I, work will soon begin on construction for a running and obstacle course at the Rodriguez Live Fire Complex, further improving the training environment for our forces on the peninsula.

In the greater Seoul area and Area II, the district was tasked to build replacement facilities for the Republic of Korea Special Warfare Command in Icheon. The project is scheduled to be completed this spring. The district also completed repair work on access control point barriers on USAG Yongsan and converted the former Chosun Gift Shop to an operational facility.

In Area III, many projects at USAG Humphreys have been rapidly progressing in support of the Yongsan Relocation and Land Partnership Plans. An important ribbon cutting ceremony took place on Feb. 17, 2016 for the strategically important railhead project. At Osan Air Base, construction on the runway expansion project was finished in late December 2015, and the completion of the new elementary school is expected this spring with the facility opening for the next school year. The district is in the process of renovating and adding approximately 26,000 square feet to the existing base hospital as well. At Kunsan Air Base the district completed an addition to the medical and dental facility last spring. This project added needed medical/dental space and allowed the 8th Medical Group to consolidate services under one roof. Construction is also finishing up on a new security forces facility that will consolidate the security forces operations that are currently being done in seven different facilities.

In Area IV, the southernmost section of the peninsula, construction was completed on an 8-story barracks on Camp



**Stephen H. Bales**  
Colonel, U.S. Army  
Commanding

Carroll. The building was completed and turned over in late November 2015. Construction on the U.S. Naval Forces Korea headquarters at Busan also was completed and the facility officially opened Feb. 19, 2016.

The Far East District continues to support annual joint and combined forces exercises on the Korean peninsula. We also look forward to enhancing our coordination with MND-DIA, to provide ready and capable field force engineering forces enabling Combined Forces Command and U.S. Forces Korea to complete their missions when called.

While 2015 was an exciting year, 2016 will prove even more momentous as we complete even more projects to facilitate significant unit relocations in 2016 and 2017. I have no doubt our focused professionals will continue to exceed expectations and deliver quality facilities for U.S. military personnel, DoD civilians, their families, and Korean personnel across the peninsula in 2016 and beyond.

## From the Far East District Deputy District Engineer To Our Valued Stakeholders:



**Jon Iwata**  
Deputy District Engineer  
Far East District

To our valued stakeholders and fellow District teammates, what a busy and extremely productive year for the Far East District! We had an extraordinary year supporting the Soldiers, Sailors, Airmen, Marines, civilians and family members in the Republic of Korea by building or renovating new facilities such as barracks, operational and maintenance facilities, schools, child development centers, utilities, infrastructure, dormitories, squadron operations facility, medical facilities, commissaries and family housing to name a few.

To the District members, your dedication and professionalism continue to show and shine by our delivery of quality facilities throughout the year...ko map sum nida! Everyone should be proud of yourselves, each other and the entire organization. The District leadership and I realize that accomplishing our mission is not without some challenges.

Many of you know that attention to detail is absolutely essential. Whether you are in Contracting Division processing the contract award; in Resource Management certifying funds in Corps of Engineers Financial Management System (CEFMS); in Engineering Division working on finishing designs, doing technical engineering and Geotechnical reviews, completing contract specifications and preparing government estimates; in Construction Division accomplishing daily Quality Assurance or Construction Surveillance activities, doing submittal reviews, conducting Job Order Contract/IDIQ site orientation meetings and negotiating delivery order prices; in Programs and Project Management and Korea Programs Relocation Office managing projects, orchestrating program execution, issuing Purchase Request & Commitments, handling numerous P2 actions; in Counsel reviewing contract packages; everyone's support and teamwork are needed to ensure we 'get the job done'. Let's not forget the rest of the District team from District Operations, Information Management Office, Logistics Management Office, Public Affairs Office, Safety, Workforce Management, Internal Review, Executive Office personnel, numerous contractors, and even our Security Guards... without their hard work and professional service that they provide, we would not be able to accomplish our vital mission here.

Many of our stakeholders including US Forces Korea, U.S. Army Garrisons and Directorates of Public Works, Eighth Army, 7th Air Force, Base Civil Engineers, Naval Forces Korea, Marine Forces Korea, DoD Educational Activity, Defense Logistics Agency and Defense Commissary Agency specifically seek our assistance because they know they can count on the Far East District to provide quality facilities.

Looking ahead in 2016, our workload will continue to be robust as Yongsan Relocation Plan, Land Partnership Plan and other projects across the peninsula continue at a brisk pace. We need to continue to strive to safely accomplish our daily activities and focus on meeting standards...and everything else will fall into place.

So, thank you to the entire Far East District Team and I look forward to another successful year in 2016.

Essayons!



# Korea Relocation Program



Railhead



Small Arms Range



2nd Infantry Division Headquarters



KORCOM Operations

Recently completed  
**PROJECTS 37**  
108 remaining

- UEH070 (Dec.)
- C41022 (Dec.)
- OSO041 (Jan.)
- HQ020A (Jan.)
- VMF080 (Jan.)
- UEH030 (Jan.)
- UEH060 (Jan.)
- HBCT Barracks
- ADN
- Railhead
- CNFK
- Fire Spt. VMF II
- 8th Army Barracks
- HBCT Barracks



Warehouse Area



Main Commissary & Exchange



Gas Station & Mini-Mall



KORCOM Headquarters



8th Army Headquarters



Hospital & Ambulatory Care Center

# 71% overall completion



Family Housing Towers



Communications Center



Chapel

# Active Project List

Location	Program	Project Name	Phase	Design	Construction
APO	2015	Re-route Water Lines	Design	100%	
Busan	2015	Drinking Water Sanitary Survey	Design	60%	
Busan	2015	Repair/Renovate Pier# 8	Design	100%	
Busan	2016	Upgrade Comm System, Bldg 2650, Pier 8	Design	30%	
Busan	LR	W-House Facility Humidity Controlled	Design	100%	
Busan	2011	CNFK HQ in ROK Naval Base	Construction	100%	100%
Busan	2012	CNFK HQ SCIF in ROK Naval Base	Construction	100%	
Busan	2014	Repair Joint Rigging Facility	Construction	100%	26%
Camp Mujuk	2016	400 PN Open Bay Billeting, Ph I	Design	100%	
Camp Mujuk	2017	Camp Mujuk Life Support Area (LSA) Barracks #2	Design		
Camp Mujuk	2017	Marine Air Ground Task Force Operations Center	Design	30%	
Camp Mujuk	2018	Camp Mujuk Life Support Area (LSA) Barracks #3	Design		
Carroll	2015	Heating System Bldg 607 & 608	Design	100%	
Carroll	2015	Repair & Correct Safety Hazards (Bldg# 605)	Design	100%	
Carroll	2015	Repair & Correct Safety Hazards (Bldg# 606)	Design	100%	
Carroll	2016	Battery Shop	Design	100%	
Carroll	2016	Upgrade AHA Bldg 351	Design		
Carroll	2017	Sustainment Facilities Upgrade Phase 1 - DLA	Design	20%	
Carroll	2019	Replace APS-4 Maintenance Shop	Design	100%	
Carroll	2019	Sustainment Facilities Upgrade Ph II - MSC-K Warehouse	Design	15%	
Carroll	2020	Minor Maintenance Facility, APS-4	Design	30%	
Carroll	LR	Upgrade Electrical Distribution	Design	15%	
Carroll	2005	H-805 Relocation - Camp Walker to Carroll	Construction	100%	0%
Carroll	2012	CAP 072650 Barracks and Vehicle	Construction	100%	99%
Carroll	2013	Repair Ceiling Bldg 605 & 606	Construction	100%	78%
Carroll	2014	Area IV YRP - UEPH, BN & CO OPS HQs	Construction	90%	1%
Carroll	2014	Repair Cargo Yard Bldg 630	Construction		78%
Carroll	2014	Repair/Upgrade AFSB Facilities	Construction		99%
Carroll	2014	Repair/Upgrade Bldg# 985	Construction		97%
Carroll	2014	Repair/Correct Safety Hazard, Bldg 620	Construction	100%	60%
Carroll	2015	Repair/Upgrade Bldg 605, 620 and 674	Construction		1%
Carroll	2015	Resurface Concrete Paving, Area #92	Construction	100%	17%
Chinhae	2014	Install Water Treatment Devices	Design	95%	
Chinhae	2016	Bldg 104 Facility Repair	Design		
Chinhae	2016	SOF Operation Facility & Barracks	Design	100%	

Location	Program	Project Name	Phase	Design	Construction
Chinhae	2017	Upgrade Electrical System, Pier 11	Design	60%	
Chinhae	2018	Indoor Training Pool	Design	15%	
Chinhae	2014	Consolidated Comm Facility	Construction	100%	22%
CP Tango	2014	Install Various Systems	Design	100%	
CP Tango	2014	Stream Channel (Upstream and Downstream)	Design	100%	
CP Tango	2015	Master Plan	Design		
CP Tango	2017	Repair Collective Protection System (CPS)	Design		
CP Tango	2019	Repair Tunnel Zero Operations	Design		
CP Tango	2014	Repair 2 Ea Helipads	Construction	90%	100%
Daegu	2014	Inspect Elect Safety Deficiencies	Design	95%	
Daegu	2015	Repair/Upgrade ACPs	Design	95%	36%
Daegu	2016	Correct Fire Deficiencies	Design		
Daegu	2016	Repair/Upgrade 1st Signal Facilities	Design	0%	
Daegu Air Base	2015	Repair HQ B-3571	Design		
Daegu Air Base	2016	Operation Complex	Design	99%	
Daegu Air Base	2020	Upgrade Water Distribution System	Design	100%	
George	2015	Replace Roof Bldg# 3000	Construction	100%	94%
Henry	2015	Elect System Room# 118 (Bldg# 1600)	Design	90%	
Henry	2016	Electrical Distribution Upgrade	Design	100%	
Henry	2016	Upgrade Comm System Bldg 1211	Design		
Inchon	2017	SOCKOR Contingency Operations Center & Barracks	Design	0%	
Inchon	2014	SOCKOR Relocation, Icheon	Construction		
K-16	2014	Replace Deteriorated Concrete Ramp	Design	100%	
K-16	2014	Various Repair & Upgrade	Design	0%	
K-16	2016	Bldg 254 JOC Repair	Design		
K-16	2017	SOF Operation Facility, B-606	Design	5%	
K-16	2014	Repair B-402 to Visitor Center	Construction		100%
Kunsan Air Base	2014	Assessment of POL, DFSP	Design		
Kunsan Air Base	2015	Construct 3rd Generation HAS (Ph 1)	Design	100%	
Kunsan Air Base	2015	Construct 3rd Generation HAS (Ph 2)	Design	100%	
Kunsan Air Base	2015	Construct 3rd Generation HAS (Ph 3)	Design	100%	
Kunsan Air Base	2015	Fire Suppression System, B-2240	Design	30%	
Kunsan Air Base	2015	Fire Suppression System, B-2241	Design	30%	
Kunsan Air Base	2016	A-E Design IDIQ, 1st Task	Design		
Kunsan Air Base	2016	A-E Design IDIQ, 2nd TO	Design	90%	
Kunsan Air Base	2016	Repair Water Treatment Plant	Design		
Kunsan Air Base	2016	Replace Lift Station	Design		

Location	Program	Project Name	Phase	Design	Construction
Kunsan Air Base	2016	Transient Aircraft Parking	Design	99%	
Kunsan Air Base	2016	Upgrade AT/FP Measures at Gates	Design	99%	
Kunsan Air Base	2018	3rd Generation HAS, Phase 4,5,6	Design		
Kunsan Air Base	2018	Airfield Damage Repair Warehouse	Design		
Kunsan Air Base	2018	Upgrade Electrical Distribution System	Design	15%	
Kunsan Air Base	2019	Explosive Ordnance Disp. Facility	Design		
Kunsan Air Base	2019	Flow Through Shelters	Design		
Kunsan Air Base	2019	Reconstruct Existing Runway	Design		
Kunsan Air Base	2013	Comm Squadron Facility	Construction	100%	97%
Kunsan Air Base	2013	Munitions Maintenance Facility	Construction	100%	99%
Kunsan Air Base	2013	Security Forces Facility	Construction	100%	98%
Kunsan Air Base	2014	Repair Bldg 1305	Construction	100%	56%
Kunsan Air Base	2015	Construct Aircraft Rinse Facility	Construction	100%	1%
Kunsan Air Base	2015	Flow-Through HAS	Construction	100%	0%
Kunsan Air Base	2015	Munitions Inspections	Construction	100%	4%
Kunsan Air Base	2015	New Commercial Gate	Construction	100%	2%
Kwangju Air	2016	Repair AGE Facility B-2123	Design		
Kwangju Air	2016	Repair Fire Station B-2122	Design		
Kwangju Air	2016	Repair Transient Dorm B-211	Design	40%	
Kwangju Air	2016	Repair Transient Dorm B-212	Design	40%	
Kwangju Air	2016	Repair Transient Dorm B-213	Design	40%	
Kwangju Air	2016	Repair Transient Dorm B-214	Design	40%	
Kwangju Air	2018	Construct Type IV Hydrant System	Design	15%	
Osan Air Base	2009	VIP Aircraft Area	Design	30%	
Osan Air Base	2014	Munitions Storage Area Alpha	Design	99%	
Osan Air Base	2014	Replace Main Runway	Design	99%	
Osan Air Base	2015	Area Development Plan	Design	10%	
Osan Air Base	2015	Facilities Study (Structural)	Design		
Osan Air Base	2015	Repair Fire Protection System B-843	Design	30%	
Osan Air Base	2015	Repair Dependents Indoor Pool	Design	30%	
Osan Air Base	2016	607th ASOG & SOCKOR	Design	99%	
Osan Air Base	2016	694th ISRG Secure Storage Area	Design	99%	
Osan Air Base	2016	Aircraft Fuel System Maintenance Dock	Design	99%	
Osan Air Base	2016	FY16 AE Design Support for Osan BCE	Design		
Osan Air Base	2016	FY16 Air Force Const IDIQ	Design		
Osan Air Base	2016	FY16 Air Force JOC Contract	Design		
Osan Air Base	2016	FY16 Air Force Paving IDIQ Contract	Design		

Location	Program	Project Name	Phase	Design	Construction
Osan Air Base	2016	Renovate SQ Operations Building 1182	Design	15%	
Osan Air Base	2016	Repair PAX Terminal B-648	Design	100%	
Osan Air Base	2016	Repair Central Sterile Supply Space, B-777	Design	90%	
Osan Air Base	2016	Repair HVAC System for PAC House B-733	Design	100%	
Osan Air Base	2016	Repair HVAC War Gaming Center B-946	Design	95%	
Osan Air Base	2016	Upgrade/Repair Comm HQ B-949	Design	95%	
Osan Air Base	2017	Air Freight Terminal Facility	Design	70%	
Osan Air Base	2017	Construct F-16 Quick Turn Pad	Design	10%	
Osan Air Base	2017	Korea Air and Space Operations Center (KAOC)	Design	15%	
Osan Air Base	2017	Repair Aircraft Maintenance Hangar	Design		
Osan Air Base	2018	ACE SMYU023005 Korea Air Space OPS & Combat OPS-INTEL Center	Design	15%	
Osan Air Base	2019	Expand 5th RS Operations	Design	10%	
Osan Air Base	2019	Main Gate ECF	Design	15%	
Osan Air Base	2019	Munitions Storage Area Delta (Ph 1)	Design	95%	
Osan Air Base	2020	Munitions Storage Area Delta (Ph 2)	Design	95%	
Osan Air Base	2006	Construct Second Runway	Construction	100%	100%
Osan Air Base	2010	Replace Hydrant Fuel System	Construction	100%	99%
Osan Air Base	2013	Aircraft Corrosion Control Facility	Construction	100%	98%
Osan Air Base	2013	CAP 072419 Hospital Addition/Alteration	Construction	100%	68%
Osan Air Base	2013	Force Protection Operations Facility	Construction	100%	95%
Osan Air Base	2013	Repair AMC Cargo Apron C	Construction	100%	99%
Osan Air Base	2013	Repair Fire Protection System B-1729	Construction	100%	43%
Osan Air Base	2013	Repair of HVAC System in MFH Tower	Construction	100%	98%
Osan Air Base	2013	Replace Elementary School	Construction	100%	92%
Osan Air Base	2015	Base Perimeter Defense System & Morin Gate ECF	Construction	100%	1%
Osan Air Base	2015	Construct Small Arms Range Complex	Construction	100%	4%
Osan Air Base	2015	Expand MED Group Lab Facility B-747	Construction	100%	17%
Osan Air Base	2015	HAZMART Relocation	Construction	100%	5%
Pohang	2016	Replace Bulk Fuel Transfer Pipeline	Design	100%	
Red Cloud	2015	SRM Projects , Pkg 5	Design	100%	
Red Cloud	2015	SRM Projects, Pkg 1	Design	100%	
Red Cloud	2015	SRM Projects, Pkg 2	Design	100%	
Red Cloud	2015	SRM Projects, Pkg 3	Design	100%	
Red Cloud	2015	SRM Projects, Pkg 4	Design	100%	
Red Cloud	2015	SRM Projects, Pkg 6	Design	100%	
Red Cloud	2016	Pkg #1, DPW, USAG Red Cloud	Design		

Location	Program	Project Name	Phase	Design	Construction
Suwon	2015	Repair Building 2214	Design	100%	
Humphreys	2009	BCTC SCIF	Design	99%	
Humphreys	2009	Zoeckler Station Community Support	Design	100%	
Humphreys	2012	Type II Aircraft Parking Apron, Surface	Design	90%	
Humphreys	2013	Consolidated Fire Support HQ	Design	90%	
Humphreys	2014	Air Support Operations Sq Compound	Design	100%	
Humphreys	2014	Small Arms Ammunition Warehouse	Design	99%	
Humphreys	2015	Black Hat	Design	60%	
Humphreys	2015	Type I Aircraft Parking Apron	Design	0%	
Humphreys	2016	3rd MI BN Operation Area	Design	99%	
Humphreys	2016	Landscaping Development	Design	99%	
Humphreys	2016	Patriot Tactical (TAC) Site	Design	10%	
Humphreys	2016	Type II Aircraft Parking & Taxi lanes	Design	99%	
Humphreys	2016	UEPH Facility III	Design	99%	
Humphreys	2017	302 PN UEPH 092, 093, 094	Design		
Humphreys	2017	CAP 086689 Family Housing New Construction	Design	25%	
Humphreys	2017	Doppler VOR Infrastructure (Site Preparation)	Design	100%	
Humphreys	2017	Duplex Company Operations, Zoeckler Station	Design	99%	
Humphreys	2018	Eighth Army Correctional Facility	Design	1%	
Humphreys	2018	Vehicle Maintenance Facility & Company Operations Complex (3rd CAB)	Design	0%	
Humphreys	2019	CPX Gate Access Control	Design	15%	
Humphreys	2019	Echelon Above BDE EN BN Vehicle Maintenance Facility	Design	15%	
Humphreys	2004	Land & Infrastructure Dev - Parcel 2A	Construction	100%	99%
Humphreys	2007	Parcel 2B-1 LDUI	Construction	100%	98%
Humphreys	2007	Parcel 2B-2 LDUI	Construction	100%	98%
Humphreys	2007	Utilities & Infrastructure - Parcel 2A, 1 & K (New Land)	Construction	100%	74%
Humphreys	2008	Eighth Army / IMCOM HQ	Construction	100%	99%
Humphreys	2008	C4I/Info System - Outside Plant Cabling	Construction	100%	20%
Humphreys	2008	C4I/Info System - Outside Plant Cabling (ROK)	Construction	100%	81%
Humphreys	2008	CAP 058784 Brigade HQs And Battalion HQs	Construction	100%	98%
Humphreys	2008	Dental Clinic	Construction	100%	100%
Humphreys	2008	Elementary School	Construction	100%	100%
Humphreys	2008	High School	Construction	100%	100%
Humphreys	2008	Hospital & Ambulatory Care Center	Construction	100%	59%
Humphreys	2008	Hospital Barracks and DFAC	Construction	100%	75%

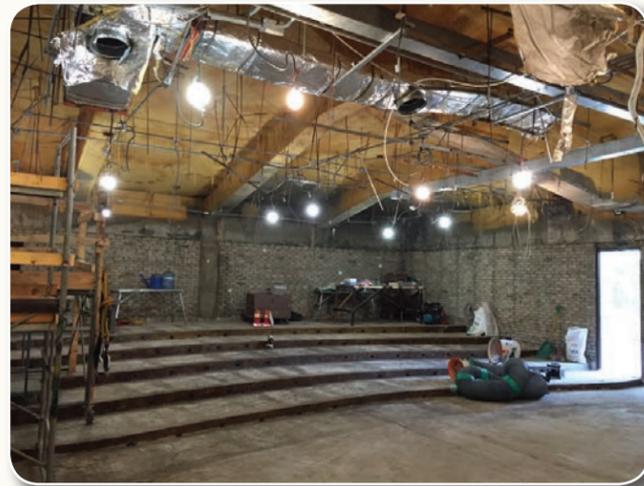
Location	Program	Project Name	Phase	Design	Construction
Humphreys	2008	KORCOM HQ - Administration Facilities	Construction	100%	98%
Humphreys	2008	Phase III Facility	Construction	100%	78%
Humphreys	2008	Utilities & Infrastructure for Existing Land	Construction	100%	67%
Humphreys	2009	AAFES Facilities	Construction	100%	81%
Humphreys	2009	Access Control Point I	Construction	100%	80%
Humphreys	2009	Access Control Points II (Quarry Gate)	Construction	100%	99%
Humphreys	2009	Army Family Housing - O6 & Commanders	Construction	100%	12%
Humphreys	2009	Army Family Housing-General Officers	Construction	100%	12%
Humphreys	2009	Band Training Facility, CAC & Multipurpose fields	Construction	100%	76%
Humphreys	2009	BCTC & Transient UPH	Construction	100%	62%
Humphreys	2009	Bulk Fuel Facility	Construction	100%	78%
Humphreys	2009	CAP 056666 Vehicle Maintenance Facility-C	Construction	100%	99%
Humphreys	2009	Communication Center	Construction	100%	78%
Humphreys	2009	Consolidated EUSA MSC HQs	Construction	100%	99%
Humphreys	2009	Consolidated Installation HQ Area	Construction	100%	66%
Humphreys	2009	EUSA Barracks	Construction	100%	100%
Humphreys	2009	EUSA Vehicle Maintenance Facilities I	Construction	100%	94%
Humphreys	2009	EUSA Vehicle Maintenance Facilities II	Construction	100%	93%
Humphreys	2009	Family Housing Towers	Construction	100%	7%
Humphreys	2009	Golf Course and Facilities	Construction	95%	36%
Humphreys	2009	Installation Vehicle Maintenance Facility	Construction	100%	68%
Humphreys	2009	Main Post Club	Construction	100%	68%
Humphreys	2009	Middle School & Elementary School	Construction	100%	99%
Humphreys	2009	Midtown Community Support	Construction	100%	81%
Humphreys	2009	Midtown Medical Facilities	Construction	100%	89%
Humphreys	2009	NCO Academy and Transient UPH	Construction	100%	88%
Humphreys	2009	Railhead Facility	Construction	100%	100%
Humphreys	2009	Televideo Center	Construction	100%	99%
Humphreys	2009	Troop Housing & ZS ADN	Construction	100%	99%
Humphreys	2009	Upgrade Power Distribution & Substation	Construction	100%	82%
Humphreys	2009	Water Upgrade (Existing Land) Ph1	Construction	100%	82%
Humphreys	2009	Zoeckler Station SLQs	Construction	100%	96%
Humphreys	2010	CAP 056656 Consolidated Vehicle	Construction	100%	100%
Humphreys	2010	CAP 058399 Vehicle Maintenance Facility	Construction	100%	100%
Humphreys	2010	Child Development Center & Playground	Construction	100%	99%
Humphreys	2010	Communication Center SCIF	Construction	100%	45%
Humphreys	2010	Consolidated HBCT HQ	Construction	100%	99%

Location	Program	Project Name	Phase	Design	Construction
Humphreys	2010	Downtown Business Park	Construction	100%	77%
Humphreys	2010	Downtown Exchange and Commissary	Construction	100%	73%
Humphreys	2010	EUSA Barracks and 2-DFACs	Construction	100%	100%
Humphreys	2010	HBCT Barracks and DFAC	Construction	100%	100%
Humphreys	2010	KORCOM Operations Center	Construction	100%	6%
Humphreys	2010	Medical Brigade HQ & POV Parking Facility	Construction	100%	100%
Humphreys	2010	One Stop Processing Area	Construction	100%	74%
Humphreys	2010	Renovate Downtown SLQs	Construction	100%	83%
Humphreys	2010	Small Arms Range	Construction	100%	17%
Humphreys	2010	Warehouse Area	Construction	95%	19%
Humphreys	2010	Warrior Support ADN	Construction	100%	100%
Humphreys	2011	Animal Building & Others	Construction	100%	7%
Humphreys	2011	Fires Support Vehicle Maintenance Facilities II	Construction	100%	100%
Humphreys	2011	HBCT Vehicle Maintenance Facilities I	Construction	100%	99%
Humphreys	2011	Landscaping	Construction	100%	1%
Humphreys	2011	Medical Support Area	Construction	90%	24%
Humphreys	2011	Type II Aircraft Parking	Construction	100%	99%
Humphreys	2012	HBCT Barracks	Construction	100%	100%
Humphreys	2012	HBCT Vehicle Maintenance Facilities II	Construction	100%	100%
Humphreys	2012	HBCT Vehicle Maintenance Facilities III	Construction	100%	99%
Humphreys	2012	Simulation Center	Construction	100%	93%
Humphreys	2012	Soldier Troop Area Support	Construction	100%	98%
Humphreys	2012	Wash Facility and Drivers Training Course	Construction	100%	86%
Humphreys	2013	2ID HQ	Construction	100%	41%
Humphreys	2013	2ID HQ SCIF	Construction	100%	40%
Humphreys	2013	CAP 076196 Battalion Headquarters Complex	Construction	100%	65%
Humphreys	2013	HBCT Vehicle Maintenance Facilities IV	Construction	100%	71%
Humphreys	2013	Small Unit Training	Construction	100%	100%
Humphreys	2014	2 CAB Expanded Org Parking	Construction	100%	100%
Humphreys	2014	Access Control Point III (Dodu-Ri Gate)	Construction	100%	68%
Humphreys	2014	Army Family Housing - Senior Officers	Construction	100%	97%
Humphreys	2014	Downtown SLQs	Construction	100%	4%
Humphreys	2014	Unaccompanied Enlisted Personnel Housing I	Construction	100%	2%
Humphreys	2014	Unaccompanied Enlisted Personnel Housing II	Construction	100%	8%
Humphreys	2015	Bulk Fuel Storage Tanks & Pumps	Construction	100%	0%
Humphreys	2015	MI Field Station	Construction	100%	1%
Various Location	2014	Four (4) Signal Sites	Design	99%	

Location	Program	Project Name	Phase	Design	Construction
Walker	2014	Repair/Upgrade Health Clinic	Design	95%	
Walker	2015	Repair/Upgrade AHA Bldg No. 560 & 561	Design		
Walker	2015	Repair/Upgrade Army Lodge B-701	Design	0%	
Walker	2016	CAP 081427 Family Housing New Construction	Design	90%	
Walker	2016	Repair/Upgrade Sewer System	Design	30%	
Walker	2016	Soldier Support Center	Design		
Walker	2017	CAP 081428 Family Housing New Construction	Design	15%	0%
Walker	2012	Renovate Building, S-348	Construction	100%	100%
Walker	2014	Construct Middle/High School	Construction	100%	39%
Walker	2014	Install a Generator & Install A/C	Construction	100%	100%
Walker	2014	Replace MOGAS Tank	Construction		40%
Walker	2015	CAP 081230 Family Housing New Construction	Construction	100%	1%
Yawolsan	2015	Engineering Study for Det L	Design	15%	
Yawolsan	2014	Repair Roadway, A/C Units & Fence, DET L	Construction		100%
Yawolsan	2015	Ladders & Vehicle Barrier	Construction		100%
Yongpyong	2015	Warrior Course	Construction		100%
Yongsan	2014	Replace Steam Line	Design		
Yongsan	2015	Boiler Plant Energy Study	Design	0%	
Yongsan	2015	Boundary Survey Sunnam Golf	Design		
Yongsan	2015	Critical LHS Deficiencies, Area II	Design	100%	
Yongsan	2015	Replace ACU, HVAC & Upgrade AC	Design	90%	
Yongsan	2016	Bldg 2308 - IDIQ A-E Service	Design		
Yongsan	2016	Convert Regular Office (JOC)	Design		
Yongsan	2016	USFK JCC PFFOCE Office Renovation	Design		
Yongsan	2016	White House Bldg 2310 External Security	Design		
Yongsan	2018	Embassy GSO & EHC	Design		
Yongsan	2018	Seoul New Embassy Compound	Design	2%	
Yongsan	2014	Repair ACP Barriers	Construction		100%
Yongsan	2014	Repair Multiple Deficiencies, DET J, Koroysan	Construction		100%
Yongsan	2015	Chosun Secure Facility, Bldg 4223	Construction		99%
Yongsan	2015	Conference Room 215 Renovation, Bldg 2310	Construction	30%	99%
Yongsan	2015	Renovate ISR Room 113, Bldg 2308	Construction		0%
Yongsan	2015	Repair Building Security Requirement	Construction		100%
Yongsan	2015	Repair HVAC, AC Power and Ground System, B2320	Construction		0%
Yongsan	2015	Upgrade Electrical Feed & HVAC DET J, Koroysan	Construction		27%
Yongsan	2015	Repair Building Security Requirement	Construction	100%	100%



Obstacle Course Rod Range



CR-215 B-2310



Chosun Giftshop



Det L Yalwolsan



Det-39 SOCKOR

### **Repair Roadway, Emergency A/C Units, and Fence - Operations & Maintenance**

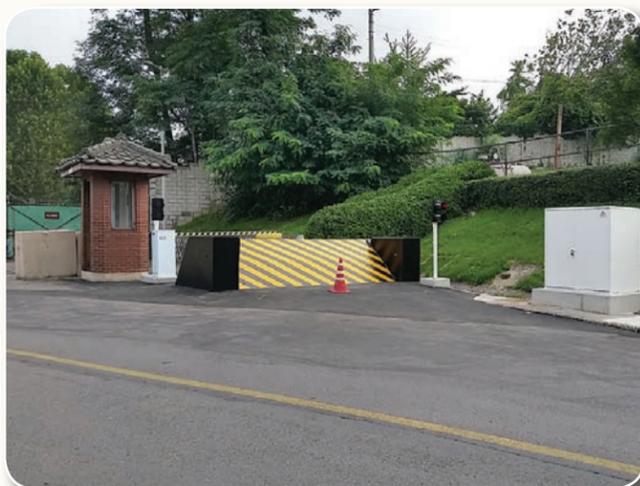
This FY12 JOC OMA project was awarded on Sept. 30, 2014 by Seong Bo Construction Co., Ltd. Located at the Yalwolsan mountain top at Detachment L, 501st MI requested to repair the site driveway, replace the existing emergency split system A/C units, and upgrade the site fencing to meet the required standard to install motion sensors. The project was completed on Nov. 8, 2015.

### **Construct Warrior Running and Obstacle Course - Operations & Maintenance**

Over the period of July 27, 2015 to Dec. 23, 2015, this FY12 project was awarded to Seong Bo Construction Co., Ltd and is located at the Rodriguez Live Fire Complex in Area I. The purpose of this project was to construct a new running course divided into sections that is safe and free from vehicular traffic. Part of the work included running route, signs, various obstacles, and drainage.

### **MND, SOCKOR/SFD-39 and LSA Facilities**

The construction contract is to construct replacement facilities and office spaces necessary to relocate Special Forces Detachment-39 (SFD-39) and Special Operations Command- Korea (SOCKOR) Forward Headquarters to the new Republic of Korea Special Warfare Command (SWC) base at Icheon. This \$7.4 million project was awarded on July 1, 2014 and scheduled to be completed during the spring time this year as a part of larger SWC relocation program from Songpa to Icheon. This project will construct SFD-39 HQ, parking spaces, toilet and shower building, and LSA spaces to support daily and contingency op-



ACP Barriers.

erations. SFD-39 HQ building is one story above ground building equip with facility to support airborne operations and administrative offices.

### **OMA, Renovate ISR Room 113, Building 2308**

This \$1 million FY15 Operations and Maintenance project is the first Design Build SCIF project in FED that was awarded to an American Contractor, URS Federal Services, Inc., an AECOM Company. The Contractor is responsible for both design and construction with the NTP date of Sept. 30, 2015. The renovation of room 113 (located inside the first floor of building 2308) involves the retrofit of existing interior partitions to meet the sound transmission class (STC) to continue private operations, new rigid access flooring for power and conduit runs under the floor, new lighting to provide better illumination and modified HVAC to provide better air distribution. This construction is anticipated to be completed in the summer of 2016.

### **OMA, Install Shielding at Chosun Gift Shop, B-4223**

The Chosun Gift Shop is being converted to an operations facility. In order for the occupants of B-4223 to operate, an exterior shielding was required which will prevent any classified information from inside the building to leave. An FY12 Operations and Maintenance Job Order Contract construction was awarded on June 26, 2015 to install new insulation and plywood attached on the existing wall. Doors inside the building will be replaced to meet the STC rating and a chain linked barbwire fence to protect the building from any intrusions. The scheduled completion date is Feb. 13, 2016.

### **OMA, Renovate Conference Room 215, B-2310**

This FY12 Operations and Maintenance Job Order Contract project was a high visibility and time sensitive project that was awarded on Aug. 21, 2015. The Command Staff has voiced the desire to upgrade the conference room to reflect a 4-Star Command. This project was divided into three contracts: furniture, IT, and construction. The scope of work included were raised floor systems, ceiling, walls, conduits, ERV system, and lighting fixtures. The project is scheduled to be completed on March 5, 2016.

# Area I & II Projects

# Humphreys Projects

*Construction Surveillance Resident Office*

*Family Housing Resident Office*

*Medical Resident Office*

*P2 Resident Office*

*Pyeongtaek Resident Office*



AFH020 Family Housing Towers



## Construction Surveillance Resident Office

VMF060 EUSA Vehicle Maintenance Facility

### ACP020 YRP, Access Control Point I

The Access Control Point I, Dong Chang-Ri Gate, is the first ACP on the Korean peninsula in full design based on the Army Standard Design and criteria. It will be a symbolic and historical landmark for the future USAG Humphreys. ACP020 is located on the East end of the new land near the Zoeckler Station area, and elongated west to east along with the northern garrison boundary of the USAG Humphreys about 350 meters. The project began on Feb. 14, 2014, and is expected to be completed by June 30, 2016.



Rendering of Access Control Point I



Site view of Access Control Point I

The project is based on the Yongsan Relocation Plan (YRP) Criteria Package Technical Proposal (CPTP) contract. The 30 percent Criteria Package (CP) was designed by MMI International, and the remaining portion of the design up to 100 percent was completed by Sun Jin & Dong Woo. The total contract amount is \$9.9 million, and awarded to Daelim Consortium and has been executing the design and construction.

This project will provide a new Access Control Point including Vehicle Inspection Canopies, three-lane identification check canopy, visitor control center, visitor center pedestrian walk-in gate, search building, gate house, guard booth, and an over watch building with supporting facilities.

MND USFK Relocation Office (MURO)

is responsible for executing construction; K-C PMC is responsible for quality assurance, and FED is responsible for Construction Surveillance.

Since this is a YRP contract, PMC is doing the quality assurance and FED is doing Construction Surveillance.

### ACP021 YRP, Access Control Point II

The Access Control Point II, Quarry Gate, is designed based on the Army Standard Design and criteria. The ACP021 is located in the existing USAG Humphreys land next to the existing Quarry gate and is to be retained by EUSA for the foreseeable future. The project began on Dec. 16,

2014, and is expected to be completed in Feb. 2016.

The project is based on the Yongsan Relocation Plan (YRP) Criteria Package Technical Proposal (CPTP) contract. The 30 percent Criteria Package (CP) was designed by MMI International, and the remaining portion of the design up to 100 percent was completed by Sun Jin & Dong Woo. The total contract amount is \$9.6 million, and awarded to Daelim Consortium and has been executing the design and construction.

This project will provide a new ACP including Vehicle inspection, Vehicle Inspection Canopy, three-lane identification check canopy, visitor control center, visitor center walk-in, search building, gate house, guard booth, and over watch building with supporting facilities.

### C4I010 YRP, Communication Center

The Communication Center at USAG Humphreys was awarded on July 24, 2013, to GS Consortium for a construction cost of \$170.9 million. The facility is scheduled to be completed in Sept. 2016. This facility is essential to provide the needed communications systems and infrastructure support for the relocation of many critical facilities.

The Communications Center is a multi-story building divided into three main components consisting of a protected area, an unprotected area, and a parking garage. The protected area is a two-story volume, above grade, that is sub-divided into a central utility plant and the Computer Server Support area. The protected area will be constructed as a hardened structure with Collective Protection System that supports critical communications equipment, transmission, switch, network, server systems, as well as the required personnel who operate, monitor, protect, and maintain them.

The protected area will have N+2 redundant systems (generators, power, HVAC, etc) to allow the facility to operate for a defined period independently. In addition, the 1070, 230-meter deep geothermal wells will provide 4,554 tons of energy, and cover the protected area's cooling at endurance mode and unprotected area's cooling & heating at normal mode. The unprotected area is a three-story



Rendering of Communication Center

component that wraps around the protected area providing additional protection against the defined threat. This area contains secure and unsecure spaces that provide services and support for USAG Humphreys C4I requirements.

The 6-floor parking spaces of 700 vehicle Parking Structure is intended to provide parking for civilians and authorized military personnel. The parking surface surrounding the building will provide an additional 31 parking spaces for customers and visitors.

### C4I021 YRP, Troop Housing & ZS ADN EUSA

The Troop Housing and Zoeckler Station ADN (C4I021) is a two structure/two site

vertical project located in Parcel 2A, which is part of the new land. The project commenced on May 2, 2013, and was completed in late Dec. 2015. The total project cost to date is \$9.84 million, and was constructed by Daewoo Consortium as part of a four site package bundle. This project criteria package is based on the Yongsan Relocation Plan.

The project will provide a Main Communication Node/Area Distribution Node (MCN/ADN) facility in the Zoeckler Station and Troop Housing area. Each facility is 4,643 square feet and has GOV/POV surface parking. Primary facilities have separate equipment rooms that accommodate separated network requirements for DPW, CATV, ROK, SIPRNet, RIPRNet and MCN/ADN telecommunication equipment. Utility systems comm



Overview of Troop Housing

Quality Assurance. The contract was awarded to B.L. Harbert International in Nov. 4, 2014, for \$33.26 million. The project is expected to be completed on Dec. 31, 2016.

### C4I030 YRP, Phase III Facility

This project (SUSLAK Headquarters) is an 81,698 square-foot, 2-story, Sensitive Compartmented Information Facility (SCIF). It contains administrative offices, data center, and a utility plant.

Supporting facilities include crash rated perimeter fence, active barriers, IDS, Access Control and CCTV Electronic Security Systems. The partially completed project is currently in the process of resolicitation with targeted completion of Sept. 2017.



2nd ID G2 Operation Center

### C4I100 LPP, 2nd ID G2 Operation Center

The 2nd Infantry Division Headquarters G2 Operations project is nested within the overall 2ID HQ project. This project is required to set the conditions for the relocation of the 2ID HQ from Camp Red Cloud to USAG Humphreys as part of the Land Partnership Program.

Upon completion, the project will provide the 2ID with a secured facility and a secured tactical vehicle parking area that complies with the technical specifications for Intelligence Community Directive 705. The project was awarded under the Republic of Korea Funded Construction "Cash" program.

The Far East District is responsible for administering the contract and performing



Rendering of 2nd ID G2 Operation Center

### HQ010 YRP, Eighth Army/CNRK

The HQ010 Eighth Army/CNRK/IM-COM-P project was awarded in March 18, 2013, to Hyundai Development Center with a total cost of \$63.44 million funded by the Ministry of National Defense USFK Relocation Program. The Enhanced Criteria Package (ECP – 60 percent) was designed by AMKOR and the remaining portion of the design was completed by Sunjin Engineering and Architecture. The project is scheduled to be completed on Jan. 27, 2016.

This facility occupants will be relocated from USAG Yongsan to USAG Humphreys. The project consists of a three-story building with traditional Korean brick (granite), roof exterior partition with an interior Sensitive Compartmented Information Facility, Operations Center, and Network Operation Center. The facility also includes a parking facility to accommodate approximately 346 parking spaces, chiller plant, and emergency shutoff generators with a JP-8 fuel tank, bike racks, dumpster pad, utilities and storm drainage systems, and sidewalks.

### HQ020 YRP, KORCOM HQ and Public Service Building

The Korea Command HQ project was awarded on June 10, 2013, to Hanwha



Rendering of HQ020 KORCOM Headquarters



Aerial view of HQ020 KORCOM Headquarters

Engineering and Construction for \$74 million funded by the Ministry of National Defense USFK Relocation Program. It is scheduled to be completed on Jan. 26, 2016. The Enhanced Criteria Package (ECP – 60 percent) was designed by AMKOR and the remaining portion of the design was completed by Heerim Architects and Planners using restricted access standards as stated in Unified Facility Criteria (UFC) 3-340-01.

The KORCOM HQ will be one of the unique facilities in USAG Humphreys. The project has been programmed for units of Korea Command with United Nations Command. Command staffs include the Office of the Commander, Deputy Commander, Chief of Staff, Public Affairs, Protocol, Status of Forces Agreement Commission, UNC Military Armistice Commission, and other unique staff. KORCOM Assistant Chief of Staff Units includes, J1-J6, Command Group, Chaplain, Engineer, History Office, Judge Advocate, Provost Marshal, Safety, and Surgeon.

The project consists of a four story building, a basement with underground utilities, multi-functional protected entrances, space for Collective Protection System access, energy monitoring and control systems, security lighting/fire detection, suppression system, exterior information systems, emergency generators with a fuel storage facility. The facility will also include a parking lot with approximately 1,200 spaces and a Parade Ground with artificial turf for ceremonies and other related activities.

### HQ050 YRP, Consolidated Installation Headquarters

This HQ050 project consists of the design and construction of the Consolidated Installation Headquarters Area at USAG Humphreys. This project was awarded to Daelim Consortium in March 2014, with a contract amount of \$120 million. The criteria package for this project was initially designed by Amkor to meet Army Standard Design criteria for administration buildings with the completed design by Sun Jin & Dong Woo. The Consolidated Installation Headquarters Area is scheduled to be complete in Aug. 2016.

This project has three project sites. Site #1 has two administration buildings; one building for the Far East District, and one building that will house both the Department of Defense and the Department of the Army. These multi-story building

structures will have four-floors of reinforced concrete and steel. These facilities will provide day-to-day administrative services. The Far East District has been identified as part of the USFK Relocation and Transition program for the Korea Command initiatives throughout the Korean peninsula to perform Engineering and Construction services as operational requirements. There will be ample parking spaces for Privately Owned Vehicles. Site #2 has three administration buildings. The first building is a multi-story building with three floors that will house both Department of Public Works and Department of Logistics. The second building is a multi-story building with two floors that will house the Air Force Ready Reserve Command, and the last building is a multi-story building with three floors that will house Consolidated Installation Headquarters.



HQ050 Site #1 Consolidated Installation Headquarters Area

Site #3 will be home to the Emergency Operation Center. It will have two floors designed with reinforced concrete and steel. This facility will provide day-to-day administrative services. This facility has been identified as part of the USFK Relocation and Transition program for the Korea Command initiatives as an operational requirement. This facility will have ample parking spaces for Privately Owned Vehicles.

**HQ060 YRP, EUSA MSC Headquarters**

The EUSA Headquarters Facility was awarded on Aug. 8, 2013, and the project is expected to be completed by April 4, 2016. The total project cost to date is \$35.29 million and it is being constructed by Daewoo Consortium as part of a four site bundled project.

This project is required to support the re-stationing of troops to USAG Humphreys in support of the Yongsan Relocation Program in addition to meeting their

mission readiness and recreation requirements. The project consists of constructing one Consolidated Battalion and Brigade Headquarters for three battalions and one brigade, one on-grade parking for Privately Owned Vehicles and construct, and one standard design Physical Fitness Facility (Site Adapt). Site improvements include earthwork, landscaping and environmental site survey. Anti-terrorism/Force Protection will be provided as appropriate, including mass notification systems and site measures.

**OS030 YRP, Fuel Oil Facility**

This Bulk Fuel facility is the first oil facility in USAG Humphreys to be in full design based on the Army Standard Design and criteria. OS030 is located at the far West end of the new land adjacent to the Railhead project. The project began on Dec. 27, 2014, and is expected to be completed by June 30, 2016. The project was designed by Amkor and the remain-

ing portion of the design (up to 100 percent) was completed by Sun Jin & Dong Woo. The contract was awarded for \$24.7 million to Daelim Consortium to execute the design & construction.

This facility will provide two 84,000 gallon operational storage tanks with pump houses, a control/filter building, a fuels/Army Oil analysis program lab, a filling station with JP-8 truck fill stand, a diesel filling station with 48,000 gallons storage, and gasoline filling station with 24,000 gallons. Fuel oil tanks will be steel shells encased in 19.7 inch thick concrete and partially buried; this is commonly referred to as cut-and-over construction. An electrical building to house pump motor control centers and a temporary control panel is included in the project.

**OS050 YRP, Animal Building and Others**

The OS050 project is located on 4 different sites located throughout the existing

garrison and the new land at USAG Humphreys. It consists of four sites, Site 1 is the animal building; Site 2 is the Army lodging expansion; Site 3 is the NBC Chamber; and Site 4 is a Park. The project was awarded for \$18.9 million to POSCO Consortium to execute design and construction. Notice-To-Proceed for Sites 2, 3, and 4 was issued on June 16, 2015, and Site 1 is expected to start construction in Jan. 2016.

The Criteria Package was designed by AMKOR and the remaining portion of the design was completed by Dong Woo Consortium. The total contract amount is 18.9 million dollars, and was awarded to POSCO consortium who will be executing the detailed design & construction.

**SPT020 YRP, Downtown Exchange & Commissary**

The SPT020 Downtown Exchange and Commissary project was awarded to POSCO Consortium on June 3, 2014, for \$131.65 million, and is scheduled to be completed on July 4, 2016. It consists of two sites, one on the existing garrison and the other in the new land. This project which is under construction has pro-

gressed from 11 percent to 60 percent throughout the year.

The facilities provide over 3.2 million square feet of space including a new Main Exchange (PX), Commissary, two-screen auditorium, non-automotive skills center, recreation center, bowling center, plaza, chapel and family life center.

The non-automotive skills center includes an arts and craft shop, business center, community theater and restaurant section. The bowling center is the only building with a 2nd floor that contains a restaurant with inside and outside seating that overlooks both the bowling lanes and the outside plaza. This project will provide a shopping mall, supermarket, theater, arts and craft shops, morale/welfare and recreation, and religious facilities to meet the needs of the new USAG Humphreys community as a result of the Yongsan Relocation Program.

**SPT040 YRP, One Stop Processing Center Area & Bus Station**

The One Stop Processing Center Area & Bus Station projects were awarded in

Sept. 2013 to Keangnam Consortium. Due to complications, the Ministry of USFK Relocation Office reassigned the project to the Hyundai Development Corporation in Oct. 2015. The combined construction cost for these facilities is \$51.29 million. The project is scheduled to be completed in the summer of 2016.

The project includes a standard design Administrative Building, a General Purpose (One Stop Processing Center), a Bus Station, and two Non-organizational Vehicle Parking Lots, which includes parking for Commercial/Transportation Vehicles and Motor Pool Buses. The main construction consists of one three story reinforced concrete/steel frame administrative building; other supporting facilities include parking, water, sewer, natural gas, and a storm drainage system. The project also includes sidewalks, curbs, gutters, security lighting, heating, ventilation, and air conditioning system. All facilities will include a first floor structural slab, pile foundation, utility monitoring and control system, fire protection, alarm systems, and building information systems. Accessibility for the physically handicapped is provided therefore facility design meets American with Disabilities Act requirements.



Rendering of OS050 Site 1 Animal Building



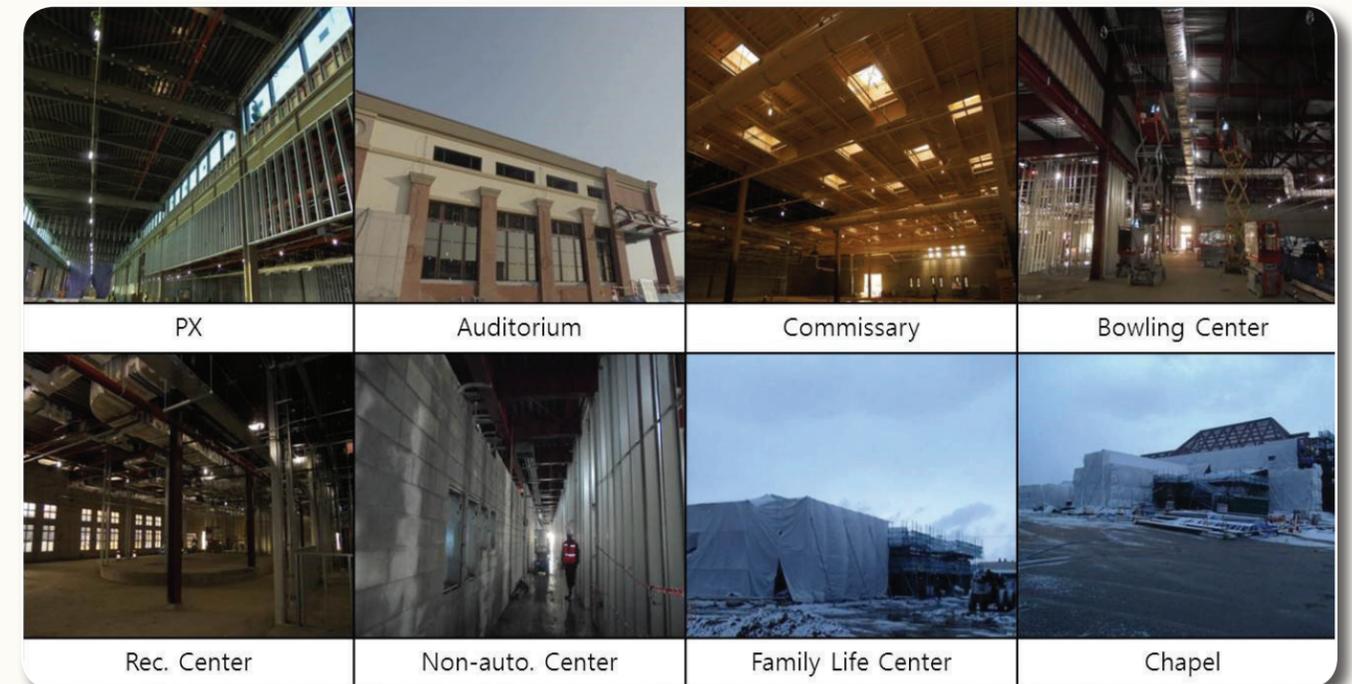
Rendering of OS050 Site 2 Army Lodging Expansion



Rendering of OS050 Site 3 NBC Chamber



Rendering of OS050 Site 4 Park



SPT020 Downtown Exchange & commissary project

## SPT060 YRP, Warehouse Area and Mortuary

This SPT060 project consists of the design and construction of the Warehouse Area and a Mortuary located on three separate sites at USAG Humphreys. The project was awarded to POSCO Consortium for \$178.4 million who will be executing the detailed design & construction. In order to expedite the schedule, the SPT060 is being built in accordance with the phasing plan under Fast track Project delivery allowing construction to begin, while design is being completed. Design and construction started on Sept. 19, 2014, and is expected to be completed in June 2017.

The Criteria Package was designed by MMI International and the remaining portion of the design up to 100 percent was completed by Dong Woo consortium. Site #1 has two General Purpose Warehouses, and one General Purpose Warehouse Depot.

Site #2 includes the DeCA Central Distribution Warehouse, AAFES Central Distribution Center, AAFES Vehicle Maintenance Facility, Hazmat Storage, General Purpose Warehouse Depot, and



Rendering of SPT060 Warehouse Area Site 2

General Purpose Warehouse Installation. Site #3 will serve as the mortuary for the garrison.

## SPT080 YRP, Main Post Club

The SPT080 Main Post Club project was awarded in Aug. 2013 to Lotte Consortium for \$6.1 million. The project consists of the renovation of the existing Bowling Center (Bldg S-1432), and convert it into a Main Post Club.

The Main Post Club will include a banquet room, bar, dance floor, function rooms, full service kitchen including kitchen equipment, gaming area with pool tables and dart, smoking room, storage

rooms, administration/office, toilets, communications room, electrical room, mechanical room, janitor's room, kitchen equipment, and POV parking for 122 vehicles. Additional supporting facilities include security lighting, fire protection system and exterior information systems, sidewalks, curb and gutter, site amenities, bike racks, and trash areas/pads.

The project has experienced some delays due to various reasons, to include a modification to replace the roof.

## SPT110 YRP, Downtown Business Park

The SPT110 Downtown Business Park is a four structure/two site vertical project in the new land located in parcel 2B. The project began on May 20, 2014, and is

expected to be completed on April 1, 2016. The total project cost to date is \$34.54 million and the project is being constructed by Hyundai Development Company Consortium. The project contains three separate buildings, each with different Users.



Downtown Business Park

Site A contains three buildings. Building A is the first building and will be used as a Courtroom and Legal Center. Building B will contain an Administrative Office Facility for the 176th Financial Management Company, offices for the Civilian Personnel Advisory Center and Civilian Human Resource Center. Building C will be used to house Community Bank and the Navy Federal Credit Union.

Site B contains an equipment storage building (Building D) will be constructed at the Multi-Purpose Field for the storage of field equipment. Supporting facilities consist of utility systems connections

including water, sewer, electrical, and storm drainage. The project also includes sidewalks, curbs, gutters, security lighting, heating, ventilation, and air conditioning system. All facilities will include a first floor structural slab, pile foundation, fire protection, alarm systems, building information systems and 735 POV parking spaces include 15 handicap parking space. Accessibility for the physically handicapped is provided therefore facility design meets American with Disabilities Act requirements.

## UEH080 YRP, Hospital Barracks

The project was awarded in Sept. 2013 to GS Consortium with a construction cost of \$79 million.

The project is to construct the new three standard design, 8-story, Unaccompanied Enlisted Personnel Housing, and Heating plant in support of the relocation program. The Barracks and the Heating Plant are needed to adequately meet the base of Barracks and the Heating Plant and support requirements within Humphreys Garrison. The Hospital Barracks are scheduled for completion in May 2016.

The project includes the demolition of 13 buildings, as well as an additional 10 buildings which will be demolished under a separate contract, to make room on the existing garrison. These separate contracts have required extensive coordination amongst multiple contractors, to include the Land Development Utility and

Infrastructure contractor. Several buildings contained asbestos and required special procedures for removal and disposal.

## VMF040 YRP, Installation VMFs

The Installation Vehicle Maintenance Facilities (VMF 040) is a complex located in new land of parcel 2A. The project began on May 20, 2014, and is expected to be completed on Sept. 20, 2016. The total project cost to date is \$79.87 million, and it is being constructed by Hyundai Development Company Consortium.

The project is to develop vehicle maintenance shops including supporting facilities. The Primary facilities will include six organization buildings, two small TEMPs, two medium TEMFs, two large TEMFs, six Hazardous Material Storage areas, six Waste Oil Storage areas, one Administration building, one Battalion HQ, and one office building with a vehicle inspection area. In addition, this project will provide PCC paved organizational vehicle parking areas and AC paved POV Parking areas. Facilities include building information system and antiterrorism/force protection. Supporting facilities consist of utility systems connections including water, sewer, electrical, and storm drainage. Additional scope of work includes sidewalks, curbs and gutters, site amenities, bike racks, HAZMAT waste shed, fuel oil tank, Oil-water separator, POL truck shed, and trash areas/pads.

## VMF050 YRP, EUSA VMFs I

The EUSA Vehicle Maintenance Facility I (VMF050) is a complex located in new land of parcel 2A, and sits on an entire city block. The project began on March 29, 2013, and is expected to be completed on Nov. 30, 2016. The total project cost to date is \$78.48 million, and is being constructed by Daewoo Consortium as part of a four site package deal.



Hospital Barracks



SPT060 Warehouse Area Site 1 Building

The project will provide Company Operations Facility, Readiness Module 450-person/300-person, Eighth Army HQ Medium Tactical Equipment Maintenance Facility and Organizational Storage Building. Primary facilities include building information system and antiterrorism/force protection. Supporting facilities consist of utility systems connections including water, gas, sewer, electrical, and storm drainage. Additional scope of work includes sidewalks, curbs and gutters, site amenities, bike racks, HAZMAT waste shed, fuel oil tank, Oil-water separator, POL truck shed, and trash areas/pads. The project consists of constructing three TEMF buildings, three COF's, with Admin and Readiness Modules, three Organizational Storages, three Oil Storages and three Hazardous Waste Storages. Covered hardstands are required in all Readiness Modules. AC Paved Organizational Vehicle Parking and AC Paved POV Parking are required.

Quality assurance is performed by K-C PMC, and FED is responsible for construction surveillance.

### **VMF060 YRP, EUSA VMFs II**

The EUSA Vehicle Maintenance Facility II (VMF060) is a complex in new land of parcel 2B-1, and sits on an entire city



*Aerial view of Vehicle Maintenance Facility 050*

block. The project began on March 29, 2013, and is expected to be completed by Oct. 1, 2016. The total project cost to date is \$79.93 million, and is being constructed by Daewoo Consortium as part of a four site package deal.

This project criteria package is based on the Yongsan Relocation Plan and is a vertical construction project. The project will provide Company Operations Facility, Readiness Module 450-person/300-person, Eighth Army HQ Medium Tactical Equipment Maintenance Facility and Organizational Storage Buildings. Primary facilities include building information system and antiterrorism/force protection. Supporting facilities consist of

utility systems connections including water, sewer, electrical, and storm drainage. Additional scope of work includes sidewalks, curbs and gutters, site amenities, bike racks, HAZMAT waste shed, fuel oil tank, Oil-water separator, POL truck shed, and trash areas/pads. The project consists of constructing three TEMF buildings, three COF's, with Admin and Readiness Modules, three Organizational Storages, three Oil Storages and three Hazardous Waste Storages. Covered hardstands are required in all Readiness Modules. AC Paved Organizational Vehicle Parking and AC Paved POV Parking are required.



*Aerial view of Vehicle Maintenance Facility 060*

## *Family Housing Resident Office*

### **ROKFC MOCT, AFH070 Army Family Housing - Senior Officers**

This project includes construction of eight 2-story duplex houses, for a total of 16 units at 2,900 square feet each. The houses are situated with the AFH060 project to provide a community housing area for senior officer and commander-level military personnel and their families. Each unit will have four bedrooms, two and a half baths, a driveway with a one-car garage or carport, exterior storage, visitor parking, a fenced-in private yard with patios, and a barbecue grill area. The units are made of structural concrete and have durable tile roofs and geothermal heating. The contract was awarded

on Oct. 31, 2013 at a cost of \$13.3 million and completion is scheduled for Oct. 2016. FED is administering the contract. This project is currently in partial suspension waiting for utilities from the AFH060 project, and the contractor is working on correction of deficiencies noted during the pre-final inspection.

### **YRP, AFH050/060 Army Family Housing for General Officers and Senior Officers**

Together with the AFH070 MOCT-funded housing project, AFH060 forms a looped housing community for senior

officers and commander-level military personnel and their families. AFH060 includes 36 two-story duplex houses for a total of 72 units. Like the AFH070 project, each unit provides 2,900 square feet of living space, four bedrooms, and two and a half bathrooms. Neighborhood site amenities include a playground, basketball court, tennis court, picnic areas, bus stops, bicycle racks, benches, trash receptacles, and a community jogging trail.

The AFH050 project will form Humphreys' second looped housing community area and is intended for general officers. It includes the house for the USFK commander (currently under design), two single-story houses for high ranking generals, and 20 additional two-story houses. The majority of the houses are approxi-



*AFH070 Army Family Housing for Senior Officers*



*AFH050 for General Officers, Type I*



*AFH050 for General Officers, Type II*



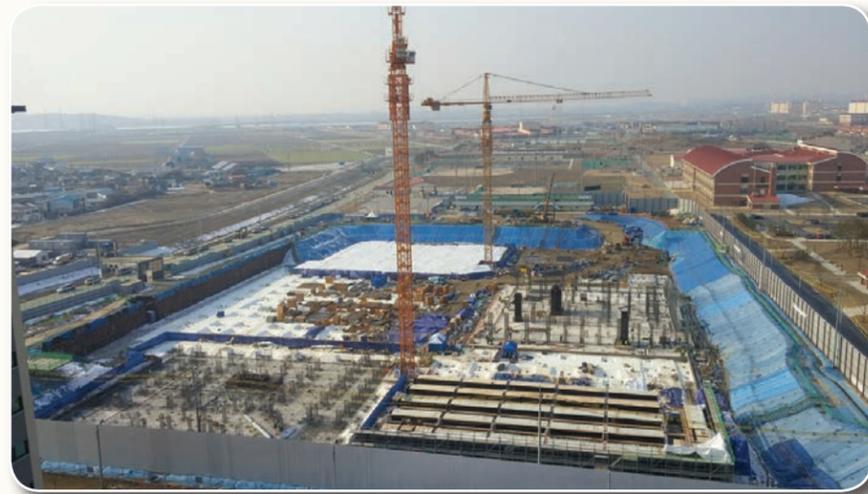
*AFH060 for Senior Officers*

mately 4,000 square feet each. All of the houses are single houses, rather than duplex units, and will have a two-car garage. Like the AFH0 AFH060 and 070 housing, they will all have four bedrooms and two and a half baths, exterior storage, visitor parking, and barbecue grill areas. Neighborhood site amenities at AFH050 include a playground, basketball court, tennis court, picnic areas, bus stops, bicycle racks, and a community jogging trail.

The contract was originally awarded on Feb. 27, 2014 and completion was scheduled for Jan. 2016. The contract value for this project is \$79.6 million, and it is 10 percent complete. FED is providing construction surveillance. Due to the financial problem of the original contractor, currently the project is on hold.

### **YRP, AFH020 Family Housing Towers**

The Family Housing Towers are three 12-story apartment towers, which will sit directly adjacent to the existing towers which were completed in 2012. This project will accommodate a total of 216 military personnel and their families. The towers include 144 three-bedroom units at 1,982 square feet, 54 four-bedroom units at 2,168 square feet, and 18



*AFH020 Family Housing Towers*

five-bedroom units at 2,447 square feet. Ancillary facilities include tot lots, multi-age playgrounds, and an underground parking garage that accommodates 285 vehicles. The project was awarded in Dec. 2014 to Hyosung Consortium at a cost of \$127.1 million. FED is providing construction surveillance. The project is scheduled for completion in June 2017. The contractor is currently work placing concrete for the basement foundation. The project is approximately 6 percent complete.

### **ROKFC-in-Kind, CDC020 Child Development Center**

This Child Development Center will provide child care to support the military and DoD civilian workforce on USAG Humphreys. It will accommodate 338 children between the ages of six weeks and five years, and includes outdoor play areas and parking for 146 vehicles. This project was awarded in Oct. 2011 at a cost of \$10.6 million and is 99 percent complete. Occupancy is not scheduled until after mid-2016, when the CDC will be fenced in with the main garrison. Currently, the contractor is preparing for final inspection.



*CDC020 Child Development Center*

### **YRP, DoDDS030 Elementary, Middle School, and EDIS**

This project consists of an 876-student elementary school, a 1,100-student high school, and an Early Development and Intervention Services facility. The facilities include student classrooms, science, art, and music classrooms, a computer laboratory, physical and occupational therapy rooms, clinical and outpatient rooms, an auditorium, cafeterias, multipurpose athletic fields, multi-

purpose ball fields, a running track, and vehicular and school bus parking lot. Quality assurance is performed by K-C PMC and FED is responsible for construction surveillance. The project was awarded in June 2013 to Daelim Consortium at a cost of \$116 million and is scheduled for completion in spring 2016. Currently the contractor is commissioning the facilities. The project is approximately 98 percent complete.

### **YRP, OS041 Railhead**

This project is located on the northwest corner of the installation on new land. The KORAIL spur serving USAG Humphreys crosses the river to the north of the installation and will support both mobilization and sustainment operations. The railhead consists of 9 spurs. Most are configured for end loading of up to 10 flatcars each and the middle spurs can load up to 15 cars. One spur is dedicated for fuel operations. The facility also includes a Deployment Ready Reaction Field, which consists of a wash rack, two inspection canopies, a scale house, marshalling area, railhead loading ramps, a deployment equipment warehouse, deployment operations building, and troop shelters. Closely connected to these facilities are the fuel loading/unloading facilities at the railhead, adjacent to the new bulk fuel storage facilities. Quality assurance is performed by K-C PMC, and FED is responsible for construction surveillance. The project was awarded in March 2013 to Daelim Consortium at a cost of \$10.9 million and was turned over in Jan. 2016.



*Railhead at USAG Humphreys*



SPT030 Chapel



SPT030 Auditorium



SPT030 Post Office



SPT030 Post Exchange

### **ROKFC-in-Kind, SPT030 Soldier Troop Support**

This project consists of three different sites and includes a Post Exchange Branch, Movie Theater/Auditorium, Community Activity Center, Post Office Branch, two Chapels, and sports fields. The projects were awarded to Doosan Engineering and Construction, Krima Construction, and Il Kwang in Dec. 2012 for a total of \$41.9 million. Completion date for all projects is scheduled for spring 2016. The projects are approximately 99 percent complete.

### **YRP, Midtown Community Support Facilities I, II, and AAFES Facilities**

Three support project bundles were awarded at \$69 million to the Kumho Consortium on July 30, 2014. The bundles include a total of 11 facilities, which are scheduled for completion in 2016. The projects will support the increase in population associated with the re-stationing of 2ID from Area I and the relocation of Yongsan Garrison as part of the Yongsan Relocation Program. Quality Assurance is performed by K-C PMC and FED is responsible for construction surveillance.

The Midtown Community Support Facilities I project contains six single-story

structures, including the main post office, a branch post office, satellite fire station, automotive skills center, the main library, and the community main chapel, which includes a chapel and religious education & family life center. To highlight one of these buildings, the community main chapel will be used for formal religious services. It will also facilitate religious education and family counseling. The main worship assembly area offers fixed seating for 600 and it is adjacent to an activity center that can expand the seating to 1,191 for special occasions. The facility also contains a catering kitchen, kosher kitchen, baptistery, four chaplain offices, NCOIC office, nursery, sacristy, multi-purpose room, coat room, break room,

staff toilets, men's and women's public toilets, civic plaza with a bell tower, and a Porte Cochere for dropping off passengers with walkway. The construction is 74 percent complete.

The Midtown Community Support Facilities II project includes a band training facility, a community activities center, and multi-purpose athletic fields with a two story maintenance / utility building. Highlighting the multipurpose athletic fields, the athletic fields will encompass one multi-purpose 400-meter running track, a multi-purpose playing field with synthetic turf for playing American flag football, soccer, rugby, or other sports, and two baseball fields with maintenance/utility building, dug-outs, and event areas. The project is 70

percent complete.

The AAFES facilities project includes an exchange branch mini-mall and single-story dual food facility. The mini-mall includes a car care center, gas station, and Subway restaurant. The dual food building will house a Burger King and a Popeye's restaurant. The work is 77 percent complete.

### **YRP, UEH040 Eighth U.S. Army Barracks**

The Eighth Army Barracks was completed by Hyundai Engineering & Construction at a cost of \$112 million and was turned over to the Garrison on Nov. 6, 2015. The project consists of five 8-story buildings,

each designed for 302 unaccompanied enlisted personnel. Landscaping includes two basketball courts, two volleyball courts, pavilions, bike racks, and a troop assembly area. Quality Assurance was provided by K-C PMC and FED was responsible for construction surveillance.

### **YRP, SLQ010 Senior Leader Quarters Barracks**

The Senior Leader Quarters consists of six 9-story buildings for 144 personnel each, and four 6-story buildings for 96 personnel each. Parking is provided in an underground lot, a 3-story-above-ground lot, and at ground level. Each floor of these facilities

is designed to house 10 company grade officers and 6 field grade officers. Common SLQ areas include a mud-room, multi-purpose room, vending area, and an outdoor patio area. The facilities include passenger elevators and freight elevators. The project also includes a multi-purpose athletic field, consisting of a combined football/ soccer and softball field with artificial turf. The project was awarded to Hyundai Engineering & Construction on Nov. 2013 at a cost of \$268 million and Site #1 and Site #4 are scheduled for completion in May 2016. Sites #2 and #3 are scheduled for completion in Nov. 2016 and Nov. 2017 respectively. Currently, the contractor is nearing completion and working on the interior finishes, mechanical and electrical systems, and preparing for paving and courtyard completion. The athletic field project will commence once the structural fill is completed by another contractor.

### **ROKFC-in-Kind, SLQ031 Downtown Senior Leader Quarters**

The Senior Leader Quarters Barracks consists of one 6-story building for 96 personnel. Parking is provided adjacent to the site at ground level. Common SLQ areas include a mud-room, multi-purpose room, vending area, and an outdoor patio area. The facilities include passenger elevators and freight elevators. This project included demolition of the existing Freedom Chapel and six senior leader housing



SPT011 Band Training Facility



SPT010 Chapel, Religious Education & Family Life Center

units. The project was awarded to Seohee Construction Co., Ltd. on April 10, 2015 at a cost of \$22.2 million and is scheduled for completion in Jan. 2017. Currently, the contractor is driving and capping piles, and preparing to place grade beams.

### **ROKFC-in-Kind, TNG020A Simulation Center**

The Simulation Facility will bring together a number of Korea's Army training facilities under one roof. It will include primary training facilities for many of the Army's requirements with areas dedicated for Tactical Skills Trainers, Close Combat Tactical Trainer, Call for Fire Trainer and Stinger Trainer, Fire Support Combined Arms Tactical Trainer; Weapons Trainers including Engagement Skill Trainer and Laser Marksmanship, Digital Training Facility, Medical Simulation Training Center, Water Survival Training Center, HMMWV Egress Assistance Trainer, Chinook and Aviation Combined Arms Tactical Trainer Simulators and Gunnery Trainers, and Live Virtual Constructive Gaming Integrating Architecture training system. The project was awarded Dec. 24, 2012 for \$33.7 million and is 92 percent complete. The contractor is currently paving parking areas, and completing the interior mechanical, electrical, and communications systems.

### **YRP TNG010, BCTC & Transient UPH**

This project consists of a Battle Com-



TNG010 Transient UPH

mand Training Center (BCTC) with Exercise Billeting. The building will provide primary facilities for conducting computer driven battlefield simulation exercises to division level with links to other BCTCs, an exercise planning and coordination center, a training, readiness, and exercise, center, a large video conference center with standard & secure VCT, classrooms, secure and non-secure communication and building information systems, a rooftop antenna field, and UPS back-up power. The transient Unaccompanied Personnel Housing will provide exercise billeting for 800 personnel with latrines, showers, laundry washers and dryers, lounge, internet cafe, Quality Assurance is performed by K-C PMC, and FED is responsible for construction surveillance. The project was awarded in February 2014 to Daebo Consortium at a cost of \$49.7 million and is scheduled for completion in Dec. 2016. The contractor is currently working on installing mechani-

cal ductwork. The project is approximately 60 percent complete.

### **ROKFC-in-Kind, TNG020B NCO Academy and Transient UPH**

This project is the Non-Commissioned Officer Academy and Korean Augmentation to the U.S. Army (KATUSA) Training Academy. The NCOA/KTA is a single U-shaped building that includes an administration component, general instruction component, a transient unaccompanied personnel housing area, auditorium, and parade ground. The project was awarded Dec. 18, 2012 for \$24.1 million and is 86 percent complete. Completion is scheduled for June 2016. The contractor is currently completing the interior mechanical, electrical, and communications systems.



SLQ031 Downtown Senior Leaders Quarters

## **Medical Resident Office**

### **YRP, Hospital and Ambulatory Care Center/ Dental Clinic**

These two projects were awarded in July 2012 to Samsung C&T Corporation with a combined construction cost of \$156, 8 million. The hospital includes an acute care inpatient facility (hospital wing) and an outpatient clinical/ambulatory care center (clinic wing). The hospital wing has six active levels, basement through level 5, including a mechanical interstitial space at level 3. This wing primarily contains ancillary and inpatient support functions at the lower two levels, with inpatient nursing units at the upper two levels. The hospital has been designed to accommodate 68 inpatient beds with 40 in nursing/multi-care, six in intensive care unit, six in women and infant, two in labor/delivery and 14 in behavioral health. The clinic wing has five active levels, ground through level 5, plus a mechanical penthouse on the roof. The clinic wing's five levels are



YRP Dental Clinic

primarily dedicated to outpatient clinical services and administration. Construction of the Hospital and Ambulatory Care Center is currently forecasted for completion in late 2017. The Dental Clinic includes 79 total Dental Treatment Rooms made up of Oral Hygiene, General, Pediatrics, Orthodontics, Compre-

hensive, Prosthodontics, Endodontics, and Periodontics. Offices for providers in the work areas have been provided. The Dental Clinic was completed Nov. 2015.



YRP Hospital

## YRP, Midtown Medical Facilities

The Midtown Medical Facilities contract includes two projects – the Troop Medical Facility (TMC) and the Veterinary Clinic. Both projects were awarded for construction in Aug. 2013 to Lotte Engineering & Construction for a total construction cost of \$23.1 million dollars. They will be located in the new midtown area near a Community Activity Center, an AAFES Dual Fast Food Restaurant, a post office, and other midtown facilities. The TMC is a two-story building with a gross area of 3,621 square meters. It will accommodate functional requirements for medical, dental, and counseling for active duty soldiers and their dependents. The first floor will include optometry, audio testing, immunization, a low volume pharmacy, and general exam rooms. The second floor will be dedicated to dental services with general, comprehensive, and oral hygiene dental treatment.

The Veterinary Clinic is a single-story building with a gross area of 1,765 square meters. The building will accommodate functional requirements for veterinary services. The grounds will include adequate space for dog runs and exercise areas. Besides animal related functions, the Veterinary facility activities will include inspection, testing, and monitoring of human food, and surveillance of the human food supply on base. Currently the Midtown Medical Facilities are expected to be completed in the summer of 2016.

## YRP, Medical Brigade Headquarters and Parking Structure

The two projects were awarded in May 2013 to Hanwha Engineering & Construction Co., with a combined construction cost of \$24.5 million. The Brigade Headquarters is a two-story building for the 65th Medical Brigade. The building will provide administrative and logistical support to the dental and medical services to the active duty, family members, and other eligible military and civilian population of U.S. Army Garrison Humphreys. The parking structure will serve the Medical Complex Hospital, Dental Clinic, and the Brigade Headquarters. The parking facility is a five-story structure and provides vehicular and pedestrian circulation, both horizontally and vertically, and includes the necessary miscellaneous support spaces including elevators, stairs, fire protection, electrical power, lighting and communications. The structure provides space for 1,000 private vehicles with three entrances/exits – one for the hospital (west), one for the Dental Clinic (east) and one for the Medical Brigade Headquarters and other traffic from the south. The Medical Brigade Headquarters was completed Nov. 5, 2015. The parking structure is in the final stages of construction and is scheduled for completion in March 2016.

## YRP, Televideo Center

This project was awarded for construction in May 2013 to Hanwha Engineering & Construction Co., for a total construction cost of \$27 million. The project provides the new home for AFN-Korea TV and Radio Headquarters and the Morale, Welfare and Recreation cable TV Head End Facility and Business Center at USAG Humphreys. The AFN studio portion will include a network operation center, a sound proof television studio with control room, radio broadcast operations technical control center with four sound-proof radio studios, a network enterprise server room, logistics area with an arms room, a Command Office area, Engineering and Maintenance Department, News and Production office space with sound booths, an antenna farm, and all required support spaces for a fully operational facility. The facility also includes areas for the satellite TV station equipment storage and for Humvee-based mobile broadcasting systems. The MWR cable TV portion of the Televideo building contains a business office, reception area, conference rooms, storage, executive offices, field office, server room, cable TV head end racks with a depressed slab and flush access flooring, and a satellite antenna farm. The satellite antenna farm will have security fencing with outdoor lighting and special grounding for all satellite dish pads. Televideo Center construction was completed in Nov. 2015.



YRP Medical Brigade Headquarters



YRP Televideo Center

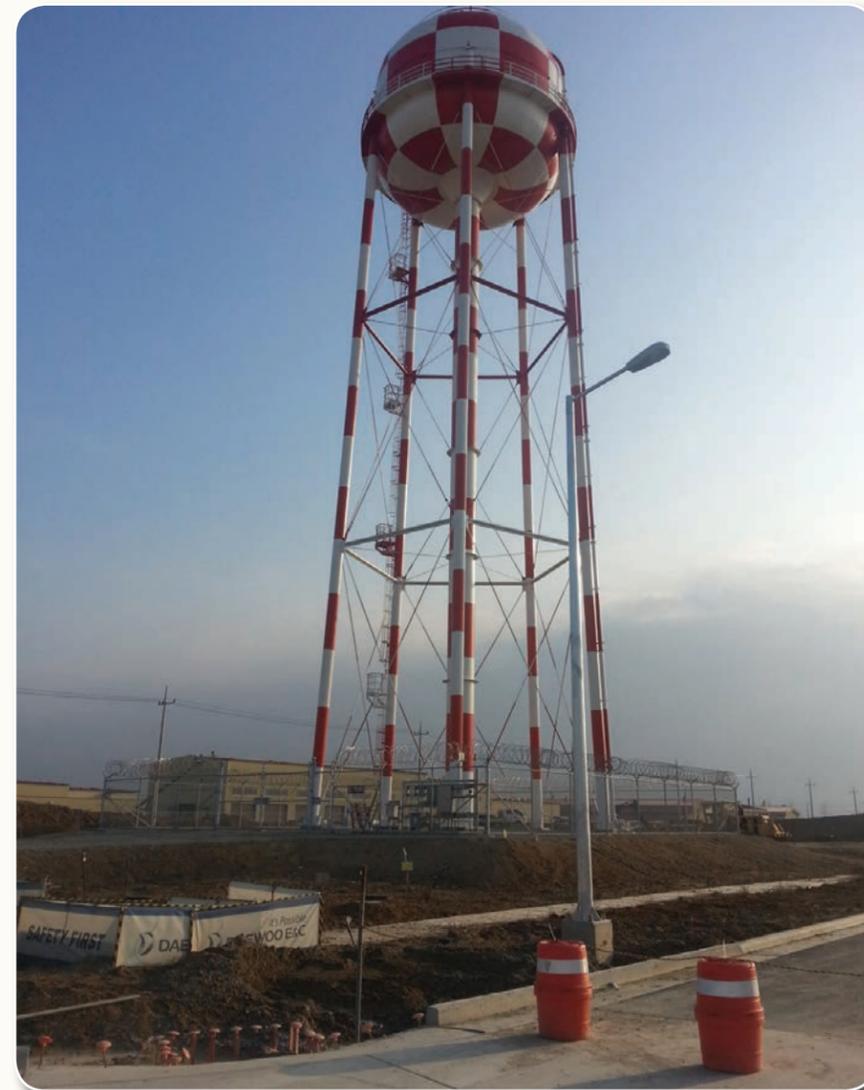
## P2 Resident Office

### ROKFC, Land Development and Utilities Infrastructure – Parcel 2A and Existing Humphreys

The Land Development and Utilities Infrastructure Project is the largest design-build contract ever for FED. The \$750 million design-build contract was awarded to SK Engineering and Construction in late 2008 and is for land development and utility systems on the existing Garrison and in Parcels 1, K, and 2A of the new land provided to the US for expansion under the Yongsan Relocation Plan and Land Partnership Plan. The effort has required hauling, placing, and compacting millions of cubic meters of engineered fill in approximately 570 acres in the land area adjacent to USAG Humphreys designated as “Parcel 2A.” The vast majority of land fill operations are complete with only the portion along G-Ave in zone 13 remaining. The 2011 Master Plan design update was finished and work is well underway. Several finished sections of road and utilities were turned over to DPW – A Avenue, F Ave and Airfield Rd. Critical structure turnovers are AC/PCC roads, gas, waterline, power systems and lift stations. Other significant traffic shifts include Airfield Road from the old alignment to the new alignment, and work is underway on the F&G intersection. LDUI continues to update underground utilities according to the 2011MP to complete the backbone utilities throughout the Garrison by late 2016. The Majority of work will be complete in mid-2017.

### YRP, Land Development and Utilities Infrastructure - Parcel 2B-1

The Land Development and Utilities Infrastructure Project is a fundamental contract that supports the Yongsan Relocation Plan and Land Partnership Plan to provide land improvements and utilities on 820 undeveloped acres. The scope of



Water Tower at A Avenue and 1st Street

work includes the design of soft soils preparation and the placement of four million cubic meters of compacted engineered fill. The fill is necessary to upgrade rice paddies into buildable sites above the flood plain which will sustain pile foundations as required for the future vertical structures and prevent differential settlement of horizontal structures. This contract totals \$200 million and it has been awarded by the Korea National Land and Housing Corporation on behalf of the ROK Ministry of National Defense to Daewoo. The project began in fall 2009 and the scheduled date for completion has been extended to April 23, 2016. In addi-

tion to construction of soil improvement, the contractor will also design and construct five miles of roads and utility systems for water, 2.3 miles of sewer lines, 3.7 miles of electrical power, 3.7 miles of natural gas, and 6.5 miles of C4I ducts. The contractor has nearly completed all utility work and is currently in the process of turnover on these items. Outstanding construction items include the patrol road, perimeter fencing, sidewalks, and the troop trail. The outstanding items are expected to have construction complete and turned over by June 2016.

## YRP, Land Development and Utilities Infrastructure - Parcel 2B-2

This turn-key contract provides land improvements and utilities on 653 undeveloped acres. The scope of this contract involves the design of soft soils preparation and construction of 3.5 million cubic meters of engineered fill. It includes on-site excavation of about 2 million cubic meters of soils from existing detention basins that have been dried and compacted to be used as engineered fill. Concurrent with construction of soil improvement, the contractor is also designing and constructing five miles of roads and utility systems for water, three miles of sewer lines, four miles of electrical power, 4.4 miles of natural gas, and 7.2 miles of C4I. This design includes the future site for much of the new "downtown" area, housing and the Humphrey's golf course. This contract totals \$170 million and was awarded by LH for the Ministry of National Defense. The project began in fall 2009 and is scheduled for completion in April 2016. The contractor has completed the landfill and has nearly completed the UPP-phase 2 of all utilities works. Critical infrastructure turnovers are the Gas lines, Water lines, and connections for UPP-phase 1 which insures gas and water to the vertical projects in Parcel 2B-2. The outstanding items are expected to have construction complete and turned over by June 2016.



Communication Racks in the Downtown Area Distribution Node building

## ROKFC, C4I020 Downtown Area Distribution Node

The Downtown Area Distribution Node building achieved substantial completion in Dec. 2014. The facility will be the focal point for communications networking for the facilities located in the Downtown Area. This facility will provide voice, video, and data services located in the Downtown Area of USAG Humphreys. The facility will house a SONET node which provides installation OC-48 transport ring topology between the other major communication nodes and

area distribution nodes on USAG Humphreys. DPW accepted the facility in Dec. 2015.

## YRP, REC010 Golf Course and Facilities

This turn-key contract provides replacement of the 18-hole Sung Nam Golf Course, related facilities, and the USAG Yongsan Hartell House. The key features of the Robert Trent Jones designed 18-hole golf course will include a 48-tee driving range, chipping and putting greens, and practice pitch and put course. The key features of the Golf Clubhouse include a formal restaurant, banquet facilities, snack bar, pro-shop, kitchen facilities, office space, and locker rooms.

The project was awarded to Daebo Consortium in February 2014 for \$46.6 million. Anticipated completion date is May 2017. The construction is currently at 33 percent and on schedule.

## CY12 ROKFC-in-Kind, TNG030 Wash Facility and Drivers Training Course

This project is to construct a new vehicle wash facility and driver training course. The main facility consists of wash platform, six wash bays, multi-purpose training range, and unit staging area. The supporting buildings included in this project are: range operation center, range control tower, range support building,

ammo breakdown building, latrine, covered bleachers, field dining, vehicle maintenance bay, and pump house. This project was awarded in Dec. 2012 to Woo Seok Construction Company for \$14.5 million. Anticipated completion date is June 2016.

## CY10 YRP, OS040 Small Arms Range

The scope of this project is to design and build facilities and structures for the Small Arms Ranges at USAG Humphreys. The primary facilities for the Small Arms Ranges consists of Ammo Storage Magazine, Baffled Combat Pistol/MPQC (CPQC) range, Baffled M-16/M-4 23 meter (Zero) range, Baffled M-16/M-4 300 meter Modified Record Fire Range and Grenade Launcher (M203) range.

The buildings consists of a Small Arms

Ammo Magazine (a.k.a. Earth Covered Ammo Magazine designed Category HD 1.4), Range Operations and Storage, Range Control Space, Classrooms (1 & 2), Ammo Breakdown Building, Latrine, Covered Bleacher, Field Dining, Shop/Storage Building, Small Arms Range Operations Center, Guard Booth and baffles for the three ranges; CP/MP QC Range, M-16/M-4 300 Meter MRF Range, and M-16/M-4 25 Meter Range (Zero Range).

Supporting facilities include the standard Range Operations and Control Area (ROCA) buildings/structures, access roads, underground utilities, security lighting, pervious paving, sidewalks, fencing and gates, parking, bicycle rack, dumpster pads, storm drainage, exterior information, and site improvements.

PMC is the QA-Facilitator for the Shindongah Engineering & Construction Co., Ltd., the contractor. Current completion is at 14 percent, with foundation work for the CPQC Range, Target Protectors for

the MFR Range, storm and sewer lines in-progress.

## CY13 ROKFC-in-Kind, TNG040 Small Unit Training

This project is to construct a new maneuver/training area for light forces and an obstacle course. The main portion of the obstacle course consists of four major training areas with different training equipment. Supporting facilities include overhead protection, bleachers, dining facility, separate toilet/shower, Operations range building, unit staging area. This project was awarded in Oct. 2013 to IL Kwang Engineering & Construction Company for \$2.7 million. The project is complete with anticipated turnover to the base in Jan. 2016.

# Korea Relocation Projects

Calendar year 2015 saw a great deal of progress for the Korea Transformation Program with construction efforts averaging \$100 million in earned value placement each month for a total of \$1.26 billion. The program consists of 145 construction packages.

Seven packages finished construction during the year and were signed over to U.S. Army Garrison Humphreys. These packages included a Dental Clinic with a 79 chair capacity; a multi-studio Televideo Center for Armed Forces Network; three communication Area Distribution Nodes (ADNs) that provide telephone and Internet services to Camp Humphreys; nine enlisted barracks buildings containing 2718 rooms; a vehicle maintenance facilities large enough to support five companies worth of equipment;

and a 418-space parking lot. There are 77 packages currently in various stages of completion valued at \$5.75 billion and 38 packages still in planning and design with an estimated value of \$966 million.

One of the most significant activities that occurred in 2015 was the Humphreys Phase 1 Fence Move which incorporated an additional 1277 acres of New Land into the Camp Humphreys Garrison, effectively doubling the size of Camp Humphreys overnight. The Land Development Utilities and Infrastructure (LDUI) team made significant progress by providing gas, water, sewer service to the new land and ended 2015 with 84 percent of the utilities placed. Paving operations began in 2015 with 75 percent of the roads in the new lands paved.

# Pyeongtaek Resident Office

## **CY14 ROKFC-in-Kind, VMF020A 2nd ID Combat Aviation Brigade Expanded Organizational Parking**

This project is to provide expanded organizational parking for the existing complex at MPHill, USAG Humphreys, with an additional 162 parking spaces. The project area is approximately 18,437 square meters of additional parking.

This project was turned over to the installation in Nov. 2015.

## **FY08 MCA, UEH020B, Brigade Headquarters**

This \$35.3 million project provides a 74,852 square feet, two story brigade headquarters with sensitive/secure areas. Primary facility also includes special foundation, antiterrorism measures, back-up generators and building information systems. Supporting facilities include exterior utilities and lighting, paving, walks, curb & gutters, parking and above ground walkway connecting to the battalion headquarters facility. The facility is scheduled to be turned over in June 2016.

## **FY08 MCA, UEH020B, Battalion Headquarters**

This \$5.6 million project provides a 61,548 square feet, one story battalion headquarters facility adjacent and connected to the brigade headquarters. It contains administrative spaces for two battalions. The facility is scheduled to be turned over in June 2016.

## **CY10 ROKFC-in-Kind, UEH030 EUSA Barracks and DFACs**

This \$50.2 million project includes one 302 personnel Barracks and two 1,300 personnel dining facility. One barracks and one DFAC are located on Site #1 (New Land) and one DFAC is located on Site #2 (USAG Humphreys). The barracks has eight floors and is 10,827 square meters which will house 302 soldiers. Each DFAC is 2,401 square meters and will be able to accommodate 1,300 soldiers in three shifts per meal.

The DFAC on Site #2 was turned over Oct. 13, 2014. The Barracks and DFAC on Site #1 were turned over in Jan. 2016.

## **CY14 ROKFC-in-Kind, UEH050 Unaccompanied Enlisted Personnel Housing**

This \$78 million project includes three 302 personnel Barracks for Unaccompanied Enlisted Personnel, site development and supporting facilities. Each barracks has eight floors and the total floor area of the three Barracks, which will house a total of 906 soldiers, is 32,616 square meters.

The supporting facilities includes underground utilities, parking areas, paved sidewalks, storm drainage, site improvements of each building, dumpster pad and enclosures, bicycle shelters, barbecue shelters, gazebos, and generator/chiller enclosures. Project completion is scheduled for May 2018.

## **CY13 ROKFC-in-Kind, UEH051 Unaccompanied Enlisted Personnel Housing**

This \$59.5 million project includes three 302 personnel Barracks. The three bar-

racks are located on Parcel 2B-1. Each barracks has eight floors and is 32,616 square meters. The three Barracks will house 906 soldiers. This construction excludes site work. The adjacent contractor UEH050 will finish all exterior site work after the completion of this project.

The contractor is forming and placing pile caps. They will start backfilling around pile caps and constructing of grade beams in Feb. 2016. Construction completion is scheduled for Nov. 2017.

## **CY10 ROKFC-in-Kind, UEH060 HBCT Barracks and DFAC**

This \$88 million project includes three, 302 personnel barracks and one Dining Facility (1,300 personnel). Each barracks has eight floors and is 10,827 square meters, which will house 302 soldiers. The DFAC is 2,401 square meters and will accommodate 1,300 soldiers per meal. The facility was turned over to the Garrison in Jan. 2016.



UEH070 HBCT Barracks and Physical Fitness Facility

## **CY12 ROKFC-in-Kind, UEH070 HBCT Barracks**

This \$100.8 million project provides four standard design 302 personnel eight story barracks. Unaccompanied enlisted personnel will occupied the barracks for housing. The facility was turned over to the Garrison in Dec. 2015.

## **CY12 ROKFC-in-Kind, UEH070 Physical Fitness Facility**

This \$9.4 million provides a two story 40,841 square feet facility which includes two basketball courts, bleachers, climbing wall, locker rooms and reception area on the first floor. The second floor has two racquetball courts and aerobic, combative



UEH020B Battalion Headquarters



UEH020B Brigade Headquarters



UEH060 HBCT Barracks and Dining Facility



VMF090 HBCT VMFs I



VMF091 HBCT VMFs III

and cardio exercise rooms. This facility was turned over to the Garrison in Jan. 2016.

**CY11 ROKFC-in-Kind, VMF080 Fires Support VMFs II**

This \$40.5 million project provides a standard Medium Tactical Maintenance Facility with a 35,290 square feet vehicle maintenance facility, three 5-8 Company Operations Facilities that are standard design, organizational facility, concrete organizational parking for tracked vehicles, a POV parking area, a Hazardous Material storage facility and POL storage facility. The facility was turned over in two phases to the Garrison in Jan. 2016.

**CY11 ROKFC-in-Kind, VMF090 HBCT VMFs I**

This \$42.3 million project includes two standard-design medium Tactical Maintenance Facility buildings, two Company Operations Facility buildings, two readiness buildings, two POL storage buildings, two Organizational Storage buildings, two Unmanned Aerial Vehicle Storage buildings. Each Tactical Maintenance Facility will include one 35-ton

bridge crane. Each COF building and readiness building will have two floors. This facility is scheduled to be turned over in March 2016.

**CY12 ROKFC-in-Kind, VMF091 HBCT VMFs III**

This \$22.8 million provides a new VMF complex consisting of a standard design Medium Tactical Equipment Maintenance Facility, three to eight Company Operations Facility, 750-personnel Readiness Modules (1 ea-300 personnel plus 1 ea-450 personnel), Organizational Storage Building, Unmanned Aerial Vehicle Storage, Waste Oil Storage, Hazardous Material Storage and PCC paved Organiza-

tional Parking. This facility was turned over to the Garrison in Nov. 2015.

**CY12 HBCT, VMF100 VMFs III**

This \$21.8 million project, located in the New Lands near parcel 2B-1, provides a standard design Medium Tactical Equipment Maintenance Facility, Company Operations Facility, a 350 personnel and 450 personnel Readiness Modules, POL Storage, Organizational Storage, and Covered Hardstand. This facility is scheduled to be turned over in April 2016.



VMF080 Fire Support VMFs II



VMF100 VMFs III



VMF101 VMFs IV

**CY13 HBCT, VMF101 VMFs IV**

This \$54.6 million project provides a standard design Large Tactical Equipment Maintenance Facility, Admin Module, Readiness Building, POL and Hazardous Storage, Organizational Storage, Covered Hard Stand Unmanned Aerial Vehicle Storage, Guard House, Bike Rack, and Trash Enclosure Facility for Site One and Site Two. This facility is scheduled to be turned over in Sept. 2016.

**CY10 ROKFC-in-Kind, HQ070 A10R113 Consolidated HBCT Headquarters**

The CY 2010 Consolidated Heavy Brigade Combat Team Headquarters building is a \$23.6 million three story facility located in Zone 2B-1-10 of USAG Humphreys new lands. The facility will be capable of supporting an HBCT command group and up to six subordinate battalion staffs. It is also comprised of administra-

tive areas to include office spaces for the Commanding Officer, Executive Officer, Command Sergeant Major, and all primary staff officers. Also included are nine classrooms, six brigade conference rooms, and 12 battalion level conference rooms. Special functions of the building include secure section components consisting of a tactical operations center, secure documents area, and a network operations center. The facility is scheduled to be turned over in June 2016. CY13 ROKFC-in-Kind, HQ080 2nd ID Headquarters Facility



HQ070 Consolidated HBCT Headquarters

### **CY13 ROKFC-in-Kind, HQ080 2nd ID Headquarters Facility**

This \$39.2 million project is to construct a new command and control facility for the 2nd Infantry Division. The 2nd Infantry Division headquarters will provide space for the command and control functions and staff support for the Division. The structure will provide the physical space and the global information grid connectivity necessary for normal operations, collaborative planning, and routine and secure telecommunications. The facility is scheduled to be turned over in June 2017.

### **CY10 YRP, C4I080, KORCOM Operation Center Phase I**

This \$19.5 million project prepares the site to support the Phase II building construction for the KORCOM Operation Center. Work included excavation, dewatering, slurry walls, a building sub-drainage system, tension pile installation, and miscellaneous work. The project also includes maintenance of the de-watering systems, slurry wall and anchoring systems, and geotechnical instrumentation systems for a period of 12 months after project turnover. This project was completed in Feb. 2015.



HQ080 2nd ID Headquarters Facility

### **FY13 MCA, HQ110, Battalion Headquarters Complex**

This \$25.9 million project provides an 112,411 square foot battalion headquarters complex. Primary facilities include a standard design battalion headquarters with classrooms, company operations facility with covered hardstand, vehicle maintenance shop, organizational vehicle parking, organizational storage, oil storage, and hazardous waste storage. This facility is scheduled to be turned over in Oct. 2016.

### **CY11 ROKFC-in-Kind, AV050, Type II Aircraft Parking**

This \$5 million provides a parking apron that is constructed with 204-milimeter thick reinforced concrete and provides PCC parking for 14 Boeing Ch-47 Chinook aircrafts to support the increase in population associated with re-stationing of 2nd Infantry Division from Area I and relocation of Yongsan Garrison as part of the Land Partnership Plan. This project also constructs a 275 square feet transmitter building with steel platform for antennae mounting. The transmitter building will facilitate communication on the airfield. The transmitter building was turned over June 2013 and the Parking area to be turned over in Sept. 2016.



HQ110 Battalion Headquarters Complex

### **FY14 SRM, Repair Hot Water Storage Tanks in Various Locations**

This \$0.4 million project is to repair by replacing existing deteriorated heat exchanger coils and inner concrete lining of domestic hot water storage tanks with piping in building Nos. S-2061, S-2096 & 2098. As a result of minimal space to remove the existing heat exchanger coils from within the domestic hot water storage tanks, the work was phased. The contractor completed construction work allowing for one of the two domestic hot water storage tanks in order to continuously provide hot water to the facilities throughout the process. This project was completed in Nov. 2015.

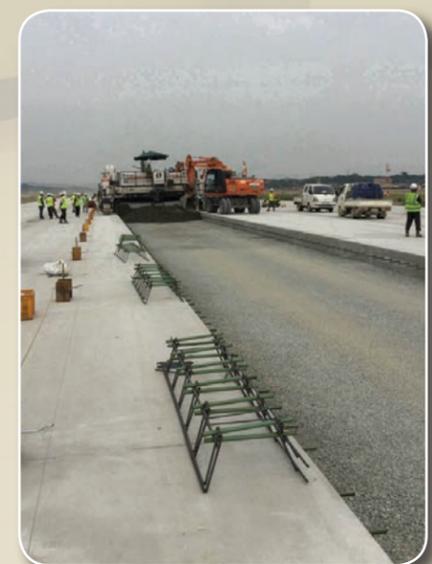
### **FY13 OMA SRM, Various Repair and Upgrades, Package No. 2 Schedule "D": FEWR No. V9-10015-1J, Improve Intersection Visibility in vicinity of S-2072**

The intersection around S-2072 is on the top of hill and was graded out, relocating all utility lines and manholes. This project was turned over in June 2015.

# Osan Air Base Projects

### **CDIP, 2nd Runway**

The construction contract for this CY06 Combined Defense Improvement Project was awarded on April 7, 2011 and completed on Dec. 31, 2015. This \$102 million project consisted of construction of a Class B (9,000 feet long, 150 feet wide) concrete runway, 700 feet north of (and parallel to), and the existing runway. The project includes 1,000-foot AC overruns, 25-foot AC shoulders, three connecting taxiways, as well as the relocation of numerous ROK Air Force and Air Defense Artillery facilities. This past year, the contractor completed the remaining approximately 3,000 feet of concrete slip form paving, asphalt shoulders and overruns, Airfield Lighting and Control Monitoring System, and lighting vault. The concrete for this project meets the stringent alkali silica reaction mitigation requirements of the airfield concrete paving specification.



CDIP 2nd Runway

### **MILCON/DLA, Type IV Hydrant Fuel System**

The construction work for this FY10 MILCON project, funded by the Defense Logistics Agency, started on Aug. 27, 2010. This \$19.3 million project includes replacement of the existing JP8 fuel hydrant system with a Type IV hydrant system (1,800 gallons per minute maximum capacity) consisting of two 70,000 barrel (2,940,000 U.S. gallons) cut-and-over operating tanks, a 6,500-foot long, 10-inch diameter fuel hydrant piping loop, 10 aircraft fueling stations, filter building, and other associated equipment and systems. Over the past year, the contractor completed commissioning of the second fueling tank. Deficiencies were discovered in the interior epoxy coating



Cargo Apron C

system of Tank 2 during final cleaning which will require corrective action to be performed in 2016.

### **DoDEA MILCON, Elementary School**

The construction contract for this DoDEA MILCON project was awarded on Sept. 30, 2013 and is scheduled for completion in May 2016. This \$29 million project will provide a new elementary school for Osan Air Base. The school is the first new 21st Century School Concept built in Korea. Over the past year, the contractor completed the building structure, including roof and infrastructure as well as exterior finishes and has begun the exterior site improvements.

## **DoD Medical MILCON, Hospital Addition and Alteration**

The construction contract for this DoD Medical MILCON project was awarded on Sept. 28, 2013 and is scheduled for completion in Oct. 2017. This \$22.3 million project will add approximately 26,000 square feet to the existing Osan Air Base hospital (about 27 percent increase in size) and renovate approximately 24,000 square feet. The added space will provide new or renovated areas for family practice, pediatrics, obstetrics and gynecology, optometry, immunizations, physical therapy, dental clinic, warehouse, and administrative support functions for the 51st Medical Group. Over the past year, the contractor completed the shell for the building addition and roof work. The contractor also started the interior alteration/renovation work for areas in accordance with the approved schedule.



*Osan Hospital Addition*

## **ROKFC-in-Kind, Force Protection Operations Facility**

The construction contract for this ROKFC-in-Kind project was awarded on Oct. 18, 2013 and is scheduled for completion in May 2016. This \$14.6 million project will be the headquarters for the Security Forces Squadron and Air Force Office of Special Investigations. It has an arms vault and collective protection system. During the past year, the contractor completed EIFS, masonry, 55 geothermal wells for the heating and cooling system. The contractor is currently performing work on mechanical, electrical, and interior finishes.



*Force Protection Operations Facility*

project will construct a 14 lane firing range (25-meter long), classroom, weapons cleaning, alarmed weapons, ammunition storage, administrative and support areas. During the past year, the contractor completed pile driving for the building foundation as well as relocation and installation of site utilities.

## **ROKFC-in-Kind, Morin Gate and Base Perimeter Fence**

The construction contract for this ROKFC-in-Kind project was awarded on Oct. 30, 2015 with construction completion scheduled for Jan. 4, 2018. This

\$33.6 million project is to construct access control facilities at the Morin Gate which includes a visitors' center, vehicle inspection canopy, gate house, overwatch building, truck inspection canopy with guard booth with new entrance way, and replacement of 5 kilometers of existing boundary/perimeter fencing with retaining wall at Phase 1, 2 and 3. During the past year the contractor submitted initial pre-construction documents and performed site surveys.

## **ROKFC-in-Kind, Aircraft Corrosion Control**

The construction contract for this ROKFC-in-Kind project was awarded on

Dec. 31, 2013, and is scheduled for completion in Feb. 2016. This \$13.5 million project will provide a facility for the Air Force to paint aircrafts. It has a washing system and paint booth. During the past year, the majority of construction activities were completed, and the facility is currently undergoing comprehensive performance verification testing for the whole facility and preparation for final inspection.

## **ROKFC-in-Kind, Construct HAZMART Complex**

The construction contract for this ROKFC-in-Kind project was awarded on Sept. 2, 2015, as Part 2 of the aircraft corrosion control facility project, which was split due to funding limitations. This project will demolish the outdated corrosion control facility and construct a new hazardous material storage and administration facility, warehouse, covered outside storage for hazardous materials, and a covered cylinder storage for the relocation of compressed gas cylinders. Demolition of one hangar is included in this project scope and begun in Jan. 2016.

## **OMAF, Repair Air Mobility Command Cargo Apron**

The scope of this \$6 million project is to replace the concrete of the cargo aircraft parking area, install new asphalt concrete shoulders, and to improve the drainage of the parking apron. This past year, the contractor completed phases 2 and 3 of the project. The entirety of the concrete placement was completed prior to the winter season, when temperatures are too low to place concrete, with the final turnover to the Air Force taking place in Jan. 2016.

## **OMAF, Repair Fire Protection System Building 1729**

The project was awarded on Aug. 11, 2014 and is scheduled for completion in July



*CY13 Aircraft Corrosion Control Facility*

2016. This \$2.9 million project scope of work included the installation of an automatic fire suppression system with sprinklers, foam storage tank with pump and foam mixing devices, as well as associated controls and supporting facilities for Hangar 1729. During the past year, the contractor completed the installation of new fire pump room with concrete floor and walls, underground utilities consisting of water lines, electrical duct banks/above ground transformer and HVAC equipment. The hangar interior demo and painting is completed. Currently the contractor is working on HVAC ducting and fire suppression piping installation system.

## **Air Force Job Order Contract**

This year, 14 new job order contract projects were awarded. The scopes of work included the repair by replacement of the Osan High School football field, base-wide heating, ventilation, and air conditioning (HVAC) upgrades for numerous facilities, and comprehensive renovations of the 621 Air Control Squadron headquarters and the Osan Officer's Club (both scheduled to start construction in early 2016).

## **Airfield Paving IDIQ**

This past year, the Airfield Paving Indefinite Delivery Indefinite Quantity (IDIQ) contractor performed concrete slab, spall, and crack repairs on the runway, along taxiways, and in aircraft parking areas. The contractor also repainted many of the line markings on the airfield. During the 45-day closure of the main runway from Aug. 1, 2015 - Sept. 14, 2015, 134 existing sections of concrete slabs were removed and replaced, hundreds of spall repairs, and painting of the main runway taxiways were performed.

## **ROKFC-in-Kind, Precision Measurement Equipment Laboratory**

The construction contract for this ROKFC-in-Kind project was awarded on Oct. 18, 2013 and was completed in Aug. 2015. This \$8 million project will be where the Air Force repairs precision measuring devices. It has an isolated concrete slab, clean areas, and a collective protection system.

# Area IV Projects

## **MILCON, 8-story Barracks, Camp Carroll**

The building was completed and turned over on Nov. 25, 2015. The ribbon cutting will be held on Feb. 5, 2015. The user is 501st Special Troop Battalion.

## **MILCON, Army Family Housing Tower 1, Camp Walker**

The construction of the first out of 3, 15-story housing tower started in 2015. The facility will house 90 soldiers and their families. The first tower is scheduled to be completed by April 2018.



*Joint Rigging Facility, Gimhae*

## **YRP, Command Naval Forces Korea (CNFK) Headquarters Building**

The project was substantially completed on Dec. 31, 2015, and is scheduled to be transferred over to the Navy by the end of January. This building is located in Busan.

## **Repair Joint Rigging Facility, Gimhae**

The project is ongoing and at 17 percent completion. NTP was given on April 10, 2015, and the contractor is Wooseok. The customer is SCOKOR and 607 MMS USAF.



*Command Naval Forces Korea Headquarters building*

## **Consolidated Communications Facility, Chinhae**

The project is ongoing and is also at 17 percent completion. NTP was issued on April 10, 2015 and the contractor is Krima. The customer is the Public Works Office (Navy).



**FY13 DODM, Kunsan Medical/Dental Clinic Addition**

This project consisting of a 15,000 square feet addition to the Kunsan Medical/Dental Clinic was completed on March 27, 2015. Prior to the completion of this new addition, Kunsan medical facility was 27 percent undersized by DoD standards. This project added the needed medical/dental space at Kunsan Airbase, and allow the Eighth Medical Group to consolidated services under one roof. The bioenvironmental engineering, mental health, dental operations has moved into the new facility. The contract value for this project was about \$9 million.



Dental Clinic Addition



Munitions Storage Igloos

rity forces facility that will consolidate the security forces operations, which is currently being done in seven different facilities. The new facility will include an armory, classrooms, holding area, warehouse, vehicle operations center and protected area for the electronic security system operations center. The project was awarded on Dec. 30, 2013 for about \$15 million. The project is 90 percent complete at the end of Dec. 2015, and the contract completion will be Feb. 29, 2016.

**CY13 ROKFC-in-Kind, 35th & 80th AMU Equipment Storage & Add to 35th AMU**

This project was completed on Aug. 31, 2015. This project constructed two pre-engineered buildings (PEB) and an addition to the 35th Aircraft Maintenance Unit (AMU) facility. The two PEBs are 50'x60' and will be used by the 8th Aircraft Maintenance Squadron (AMXS) to store weapons and flight line equipment. The addition to the 35th AMU facility will provide 2,970 square feet of administrative and material support space for the 8 AMXS. The

for new system. The contract value was \$1.9 million and the project was completed on Aug. 28, 2015.

earth covered magazines that are rated to hold a net explosive weight of 500,000 lbs. The new igloos are 4.47-meter tall, 24.4-meter long, 8-meter wide, and will have a minimum of 0.75 meters earth cover.

**CY12 ROKFC-in-Kind, Munitions Storage Igloos**

This project was completed on May 27, 2015. The newly constructed 14 munitions storage igloos valued at \$8.8 million are in full use by the user. The igloos are

**CY13 ROKFC-in-Kind, Security Forces Facility**

This project is to construct a new secu-

# Kunsan Air Base Projects

**FY14 OMAF, Repair HVAC, CPS, Bldg 1305**

This project is to repair and upgrade the heating ventilation and air conditioning (HVAC) system, collective protection system, plumbing system, fire protection system, and electrical system at the Wing Headquarters (Command Center) to meet current standards and codes. Currently building 1305 did not have adequate HVAC, the CPS system was not adequately working, and there was no fire protection system in the facility. This project was award on Sept. 30, 2015, but work began on March 11, 2015. The contract value is \$4.5 million and the contract completion date is June 2, 2016. The

contract is 33 percent complete at the end of Dec. 2015.

**FY14 OMAF, Upgrade Fuel System Repair Shop, Bldg 2257**

Thai project was to repair and upgrade the fuel system repair shop, building #2257. The work includes repair the office area, repair the existing roof by installing new SSMR roofing system, repaint exterior sidings including sliding hangar doors, refinish hangar floors with epoxy paint, and replace existing HVAC system in hangar area and mechanical room including six unit heaters, two exhaust fans

and hot water boiler. The contract value was \$1.7 million and the project was completed on July 10, 2015.

**FY14 OMAF, Repair Fire Protection system, Bldg 2242**

This project was to upgrade fire protection system at the aircraft maintenance hangar no 2, building #2242. The work includes installation of new low-level high expansion foam system, construction of new fire pump room, upgrade the existing fire alarm system, upgrade of existing building structure to install new foam generator on the ceiling, and new fire water line



Security Forces Facility



35th AMU Equipment Storage



Paving IDIQ Taxi Way "G"



Aircraft Arm/DeArm Pad

**CY15 ROKFC-in-Kind, Munitions Inspections, Alternate Conventional Maintenance Facility**

This project is to construct a munition inspections facility which will also serve as an alternate convention maintenance facility. This new facility is designed to support wartime production and rates for the future of assigned weapons systems to support Eighth Fighter Wing and contingency Forces. It will also remove the intraline distance restriction of the current facilities that limits production capability of the existing munitions facilities. The \$7.1 million project was awarded on Sept. 7, 2015 with a completion date of Dec. 30, 2017. The project is less than 1 percent at the end of Dec. 2015.

project was awarded on Dec. 27, 2013 for about \$2.5 million.

**Airfield Paving IDIQ**

In this fiscal year there were three task orders were awarded with a total value of \$1.4 million, which includes repaint runway and other airfield taxi ways, repair taxiway "G" and replace concrete apron at Tree Area. Two of them were completed at the end of Dec. 2015 and the site for one project will be released in early spring of 2016.

**CY13 ROKFC-in-Kind, Convention Munitions Maintenance Facility**

This project is to construction a new conventional munitions maintenance facility. The new facility includes a munitions assembly bay, chaff and flare counter measure bay, 20 milimeters processing bay, receiving room, storage, and office areas. New facility will consolidate functions that are currently performed in three facilities. It will also remove the intraline distance restriction of the current facilities that limits production capability of the existing munitions facilities. The project was awarded on Dec. 26, 2013 for about \$6 million. The project was 98 percent complete at the end of Dec. 2015, the remaining work is demo of the existing

facilities once user moves in. Remaining demo work will be completed end of Feb. 2016.

**CY13 ROKFC-in-Kind, Communication Squadron Facility**

This project is to construct a new two-story Communication Squadron facility that will consolidate cyber functions that is currently located in six different facilities. The new facility will include administrative areas and a protected area to hold Kunsan Air Base's main communication infrastructure. The project was awarded on Dec. 26, 2013 for about \$14 million. The project is about 95 percent complete at the end of Dec. 2015, and the completion date scheduled is Jan. 31, 2016.

**CY13 ROKFC-in-Kind, Aircraft Arm/Dearm Pad**

This project was completed on Aug. 17, 2015. The newly constructed arm/dearm pad and connecting taxiways is now being used regularly by aircraft. Prior to this project, Kunsan Air Base did not have an adequate area for loading and offloading C-5 aircraft. This contract removed the existing hot cargo pad and install a new loading area. The awarded value of this project was about \$7.8 million.

**CY15 ROKFC-in-Kind, Hardened Aircraft Flow Through Shelters**

This project consist of constructing five double configured turn-around/flow through hardened aircraft shelters, refueling system, 2-10,000 gallon fuel storage facility, and pump house. This project is to provide adequate aircraft turnaround times to support mission requirements. The contract was awarded on Dec. 4, 2015 at a value of \$30 million. The project is less than one percent at the end of Dec. 2015, and the completion date scheduled is Feb. 4, 2019.



Rendering of Commercial Gate

**CY15 ROKFC-in-Kind, Construct Aircraft Rinse Facility**

The project consist of constructing a clear water rinse facility for fighter aircraft on Taxiway "F". An Adequate and properly sized rinse facility is necessary for the corrosion control of the assigned aircraft at Kunsan on a daily basis. Being located 1.25 miles from salt water, the rinse facility is critical in maintaining aircraft assigned and incoming at Kunsan. Once

completed the facility will have the capacity to rinse aircraft on a daily basis vs the current exception of every two weeks. The contract was awarded on Aug. 19, 2015 at a value of \$2 million. The project is less than 1 percent at the end of Dec. 2015, and the completion date scheduled is Oct. 1, 2016.

**CY15 ROKFC-in-Kind, Commercial Gate**

The project to construct new access control point with vehicle pull-off area, truck

inspection facilities, and combined POV/commercial vehicle/visitor's center. Scope includes to construct eight defensive fighting positions, security lighting intrusion detection systems and a perimeter road for the expanded land development. The current main gate is at capacity with normal traffic and this project gives Kunsan the needed gate access for commercial traffic while bolstering security around the east end of Kunsan Air Base. The commercial gate project was award on Nov. 5, 2015 at \$12.5 million. The project is less than one percent at the end of Dec. 2015, and the completion date scheduled is July 3, 2018.



Communication Squadron Facility

Rendering of CY16 ROK-in-Kind PN A13R216, UEPH [UEH 110],  
USAG Humphreys



# Engineering Division

*Cost Engineering Branch*

*Design Branch*

*Engineering Services Branch*

*Geotechnical and Environmental  
Engineering Branch*

*Korea Relocation Technical  
Support Branch*

*Technical Review Branch*

**E**ngineering Division experienced another dynamic year with over 78 Architect Engineer design contract actions awarded at a value of \$22.9 million. Our design managers continued to provide high quality design management services in support of the Far East District and U.S. Forces Korea and continued to work collaboratively with our ROK partner at MND DIA. George Ward who served as the Chief of Engineering Division has transferred to the position of Chief of Construction Division in June 2015. The new Chief of Engineering Division, Anirban Bhattacharyya, arrived to take his place in October 2015. Bhattacharyya's previous position was Chief, Engineering and Construction Division, Great Lakes and Ohio River Division, U.S. Army Corps of Engineers.

## Cost Engineering Branch

In FY15, Cost Engineering Branch continued to work using the Corps of Engineers MII estimating software, excel format, and working with the Korean Estimating Management System software estimating for Host Nation projects, such as ROKFC-in-Kinds. The data base of Korean materials approved to use for constructions on U.S. funded projects and ROKFC-in-Kind projects in Korea continues to be updated the approved material lists provided by Specification Section in Design Branch. The JOC price book was updated to the current materials, labor and equipment prices in preparation for a new JOC IDIQ contracts in 2016.

Cost Engineering Branch completed 23 Independent Government Estimates for MILCON projects including MCA, MCAF, OMA, OMAF, ROKFC, and IDIQ projects peninsula wide totaling more than \$260 million. In addition to IGEs for new projects, the branch completed 86 IGEs for Job Order Contracts and Basic Change Documents. Also, seven IH Projects in MILCON program and ROFKC-in-Kinds program were continued in preparation of full blown estimates from 0 percent – 100 percent and 64 Current Working Estimates (CWEs) prepared by SOFA AEs were reviewed.

We welcomed Song Yu-chong as an Engineering Technician and Kim Sang-chin in the position of general engineer.

Cost Engineering Branch continued to support Construction Division in helping out their negotiations for construction modifications as requested basis. This trend is expected to continue for future years.

## Design Branch

The Design Branch comprises 37 architects, engineers, engineering technicians, specifications writers, and administrative assistants who continue to provide high quality services of producing designs and contract solicitation packages for construction. Of particular significance in CY15 are the following design projects.

### **CY16 ROK-in-Kind PN A13R216, UEPH [UEH 110], USAG Humphreys**

The Design Branch design the UEH 110 project which provides three 302-personnel eight-story Unaccompanied Enlisted Personnel Housing (UEPH) at USAG Humphreys. The project was successfully designed for new barracks facilities by utilizing the latest standard dwelling unit plan developed by the USACE Center of Standardization. The design also satisfies the user's requirement for a new design upgraded from the existing standard barracks according to the latest Army Standard and all other applicable codes and criteria. The project will achieve the energy consumption reduction set by the latest sustainable design criteria to the greatest extent practical. The site design also includes two multi-purpose recreation courts; three 30-personnel gazebos; one barbecue shelters; 8 covered bicycle racks.

### **CY17 ROKFC-in-Kind A16R160 Duplex Company Operations, Zoekler Station, USAG Humphreys**

The Design Branch designed a USACE Center of Standardization standard design duplex Company Operations Facility with an integrated Administration/Readiness Module for two companies. The facility includes two 100-personnel Readiness Modules and two 100-personnel covered hardstands. The user required that the Readiness Modules be completely humidity controlled as equipment/personnel gears stored are sensitive to humidity (mold/mildew), and SPIRNet systems are provided. This facility was designed to make maximum use of natural climate, ventilation, and lighting, as well as use of energy efficient windows and building insulation.



Rendering of Duplex Company Operations, Zoekler Station, USAG Humphreys

## Engineering Services Branch

David Cho who was one the two remaining AE contract negotiators departed the District in Jan. 2015. And CJ Lee who also was one of the two remaining AE contract negotiators departed Korea a few weeks after David had left in Jan. 2015. With all AE negotiation team gone, the AE contract negotiation function has been essentially transferred to each individual design managers who has taken on this additional duties. The total AE contract actions including modification totaled at 78 with the negotiated contract amount over \$22.9 million for this fiscal year. With the departure of two remaining AE contract negotiators, design managers had to overcome initial stages of learning new skills but their dedication and hard work did play a vital role in awarding all AE contract negotiation and subsequent contract award on time and within budget. The Program Team consisting of three outstanding program analysts has also provided exceptional services for the Engineering Division in accomplishing all financial services including initial budget/mid-year budget submissions, travel certifications, training management, awards processing and CEFMS transactions. By working and communicating closely with all members of the division, the team has been able to manage over \$26 million worth of the division budget in this fiscal year. With the departure of Rodney Muranaka in Nov. 2015 through the PPP job match, there are two program analysts remaining in the Program Team.

## Geotechnical and Environmental Engineering Branch

FY15 was a challenging period as the Branch had to adjust to decreases in workload and a significant reorganization that occurred in FY14. Regardless, the Branch continued to provide a high quality work that resulted in completion of a total of 226 geotechnical, environmental, groundwater resource, geospatial, and laboratory/field testing projects, with a final balanced operation budget of about \$7 million.

There were several important departures of Branch members during FY15. Douglas Bliss (Chief, Geotechnical and Environmental Branch) departed the District in March 2015 after 22 years of outstanding service to the District as the Branch Chief. The Branch Chief position was filled by Jay Pak who arrived in Aug. 2015. Pak Kyong-won (Geotechnical Engineer) left the District in March 2015, resulting in an unfilled vacancy for the position. Kim Un-yong (Supply Technician), transferred to Camp Casey in Feb. 2015. The Geotechnical Section Chief position, which has been vacant since Oct. 2014, was filled by Pamela Lovasz in Feb. 2015.

In FY15, the reorganized Branch was led by these supervisors: Jay Pak (Chief, Geotechnical and Environmental Branch); Pamela Lovasz (Chief, Geotechnical Section); Sarah Woo (Chief, Environmental Section); Pak Song-hyon (Chief, Geology and Hydrology Section); Pak Chun-pom (Chief, Data Management Section); Kim Kwang-chin (Chief, Materials Testing Lab); and

Dr. Chon Son-chu (Chief, Environmental Testing Lab).

The Branch provided in-house country support to ERDC in conducting inspections of U.S. military installed bridges and High Performance Concrete batch plants in Korea. Frequent consultations were continued to be held with the USACE Transportation System Center and the Geotechnical/Materials Community of Practice to acquire the most up to date and applicable criteria and methodologies, addressing a number of challenging geotechnical and pavement related project issues.

Branch members actively participated in initiating and implementing the District's educational partnership agreement with DoDDS Korea, centering on STEM (Science, Technology, Engineering, and Math) program. The Branch organized and constructed several STEM-related events during FY15, including laboratory tours, STEM Shadow opportunities, and an earthquake tower design competition. The Branch received Army and USACE acquisition approval and completed contract actions to procure Non-Destructive Testing equipment, including Ultrasonic Pulse Velocity Meter (UPVM) and Electrical Resistivity Meter (ERM), to be used

by the Materials Testing Lab to check the concrete quality. UPVM is expected to be used in checking the strength and quality of concrete by measuring the velocity of an ultrasonic pulse passing through a concrete structure. ERM will enable the Branch to check the corrosion rate, correlation to chlorite permeability, and indication of variations in the water and cement ratios. The Materials Testing Lab performed a wide range of quality assurance activities during construction, such as on-site QC lab inspection Army Family Housing project at Humphreys, concrete batch plant inspection for the 2nd Runway project at Osan Air Base, test pile inspections for Middle and High School project at Camp Walker, and QA field testing for LDUI Parcel 2A, 2B-1, and 2B-2 in USAG Humphreys.

The Environmental Section performed emergency spill response services at Camp Humphreys. This emergency response included removal of fuel product at storm water drainage, off-post clean-up of spilled fuel, and relocation of contaminated soil and sludge to designated stockpiling area at Camp Humphreys. The successful spill response resulted in mitigation of further contamination at agricultural area outside of the base and

therefore reduced adverse environmental impact on animals and plants on and off-base. The Environmental Section also completed a wetland enhancement project at Camp Casey. The project included installation of water retention basin, planting zone, trail, and side ditches to mitigate flooding impact. This wetland enhancement contributed to protection of water quality, and improvement of ecosystem for bird, fish, and other aquatic wildlife. The Environmental Section in-house laboratory was recertified in CY15 by the National Environmental Laboratory Accreditation Program for chemical testing, demonstrating continued high standards in analytical testing.

The Data Management Section supported the Branch, District, and customer organizations by providing topographic survey, expert geospatial data analyses and products, sharing geospatial data, promoting database standards, and managing the District Geographic Information System. The Section conducted numerous topographic survey in support of projects designed by the District's SOFAAE firms and Design Branch, and completed joint US-ROK installation boundary surveys for 10 USFK installations. The Section also completed oversea topographic sur-

vey in support of projects designed by Alaska District. Project examples include: Replace fuel tanks, Kwajalein Atoll and Replace/repair Roads/Hot Cargo Pad, Wake Atoll. The Section conducted construction quality surveillance surveying at various project sites at USAG Humphreys to verify final grades and validating completion of ground settlement prior to facility construction. The Section shared geospatial data and collected imagery with various GIS teams in USFK, and developed GIS & imagery products for FEST use during the KR-15 & UFG-15 contingency exercise. The Section was responsible for reviewing all District design products for compliance with required geospatial database standards, with a future plan to also review construction as-built drawings for geospatial database compliance. Essential geospatial support was provided in support of Branch project execution by ensuring that the Branch GIS is kept up to date with acquired project data and imagery and by generating specific geospatial products that greatly enhance the analytical process.

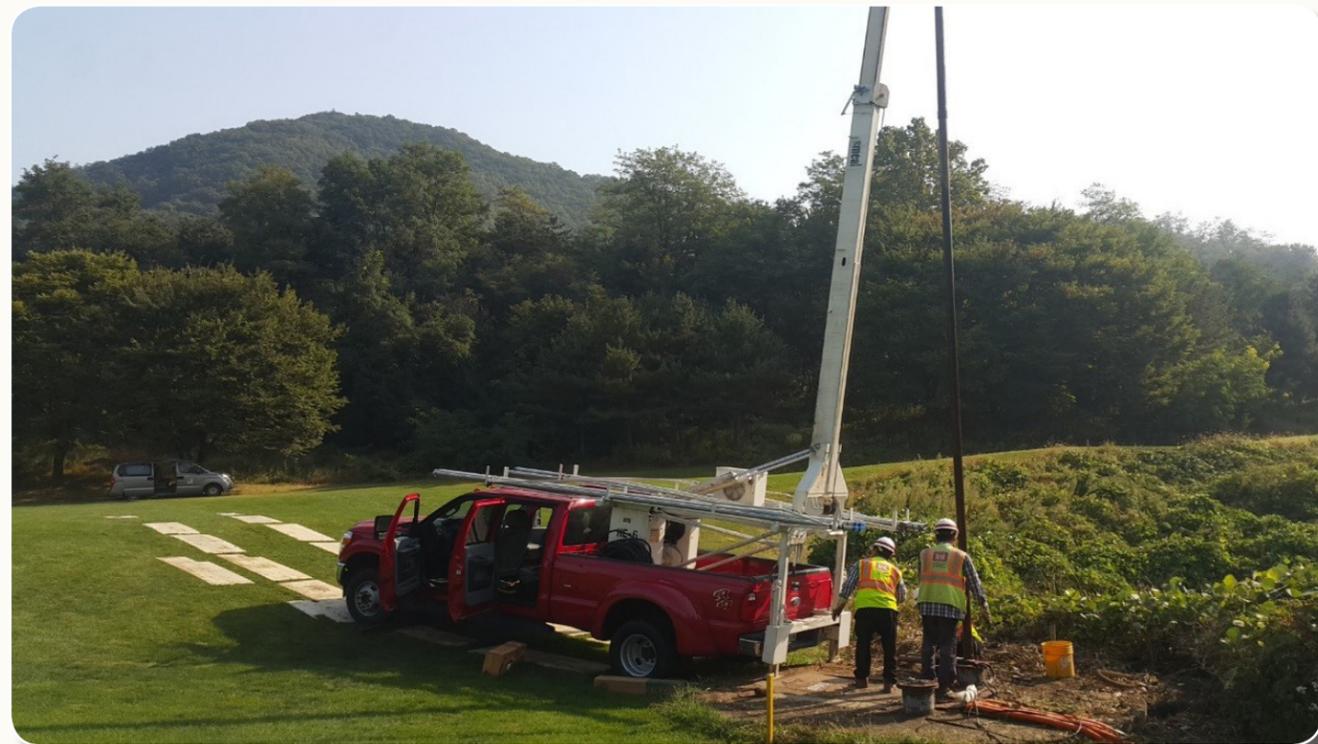
The Geology and Hydrology Section was tasked with conducting subsurface exploration and geologic field investigations supporting the District's military design and construction program, and with developing and maintaining groundwater resources on USFK installations. The



Wetland Enhancement at Camp Casey Creek

Section completed challenging geotechnical site investigations for a number of design projects, to include: FY13 OMA Repair Stream Channel, Command Post Tango; CY16 ROKFC In-Kind PN A13R216, Unaccompanied Enlisted Personnel Housing (UEPH 100A), Camp Humphreys; CY16 ROKFC In-Kind M16R205 400 PN Open Bay Billeting Phase 1, Camp Mujuk; CY17 ROKFC In-Kind, F17R601, Air Freight Terminal, Osan AB; FY16 AFH MILCON 81427, Construct a 15 Story AFH Tower, Camp Walker. Branch services for developing

and maintaining groundwater resources date back to 1966. During FY15, the Section conducted preventative and emergency maintenance on a total of 149 wells on 24 Army, Air Force, and Navy installations, providing approximately six million gallons of water per day for facility use. The Section drilled and developed two new supply water wells at the Camp Swiss-Swedish of USAG RC & Area I, providing a maximum 28,000 gallons per day to meet the increased water requirements.



Well Maintenance at Sung Nam Golf Course

## Technical Review Branch

In FY15, Chris Kim, Chief of Technical Review Branch, departed Korea in Oct. 2015. Yong Kye, Chief of Technical Review Section, was temporarily promoted and detailed as the Branch Chief position starting in Dec. 2015. Announcement for the Branch Chief's vacant position has done out and the interview is scheduled for Jan. 2016. Technical Review Section continued to provide excellent quality assurance review work of the design projects which included performed over 200 design quality assurance reviews of programs including Yongsan Relocation Plan, Land Partnership Plan, Republic of Korea Funded Construction in Kind (ROKFC-in-Kind), Operation and Maintenance and Military Construction-in-Kind Army (MCA) projects, and repair projects.

Design Management Section continued to perform strong under the excellent leadership of Choe Kwang-kyu. Jennifer Yoon who worked as a civil designer in Design Branch transferred to DMS as a Design Manager in Oct. 2015. She quickly proved herself to be an energetic and mission-focused engineer and repre-

sented Engineering Division well on some key project such as CY16 ROKFC-in-Kind 3rd MI Hangar Complex. Tom Cha who was a design manager in DMS took a position as a project manager in PPMD in Nov. 2015. Without the support of previous two AE contract negotiators who PCSed in Jan. 2015, each individual design managers had to quickly overcome the initial learning curve in order to fully phased in as AE contract negotiators and they all have been able to overcome challenges and were able to negotiate and award all AE contracts as scheduled. The number of total AE contract negotiated and awarded which included modifications are over 78 at \$22.9 million. Some of major projects from different funding sources and locations included; CY14 YRP VIP Hangar and Parking Pads, Osan Air Base, CY16 ROKFC-in-Kind Type II Aircraft Parking, Taxiway and Taxilanes, USAG Humphreys, FY16 OMAF Repair PAX Terminal B-648, Osan Air Base, and CY16 Replace Bulk Fuel Transfer Pipeline, Pohang.

# Contracting

# Division

## *Contracts Branch: Construction Section*

### **Construct Communication Center Special Area, USAG Humphreys**

This project is to construct a 4,600 square foot secure facility containing administrative office. The facility will comply with Intelligence Community Directive 705 DoD Standards for overseas construction. The secure facility to be constructed is subject to strict design, construction, and operation requirements that limits contractor personnel's nationality and activities and requires strict security measures during all phase of the development.

- Contractor: Pernix Kaseman Joint Venture
- Date of Award: Jan. 22, 2015
- Award Amount: \$11,572,584

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- Contractor: Pernix Kaseman Joint Venture
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### **Construct a 15-Story Air Force Family Housing Tower, Camp Walker**

This project is to construct a 15-story Family housing apartment tower to accommodate a total of 90 dwelling units for Company Grade Officers and their families. Each tower floor will have six dwelling units.

The project includes an underground vehicle parking garage connected to the tower. Each dwelling unit includes living areas, kitchen, bathrooms, bedrooms, storage, laundry room, and private entrance. The project includes ancillary/supporting facilities such as school bus stop enclosure, two tot lots, multi-age playgrounds, gazebos and bike racks. Construction will include elevators access to accommodate emergency medical evacuation equipment, a cargo elevator and back-up generator, fire protection sprinklers and fire alarm systems, a hot water heater for each unit, hard wired interconnected smoke/carbon monoxide detectors, storage and installed equipment range hood/exhaust and dishwasher, and telephone/TV systems. Facilities will be designed to a minimum life of 50 years. Public areas will be handicapped accessible and at least five percent of the individual dwelling units will be easily modifiable to accommodate the requirements of the handicapped. Comprehensive building and furnishings related interior design services are required. Project shall comply with the Army Standard for Family Housing and UFC 4-711-01. Design and construction includes requirements of current Sustainable Design and Development and Energy Policy Act of 2005.

- Contractor: Yojin Construction & Engineering Co., Ltd.
- Date of Award: July 27, 2015
- Award Amount: \$43,752,945

### **Renovate ISR Room, USAG Yongsan**

This project is to retrofit the existing interior partitions to achieve a minimum sound transmission class 45 between one room and the adjacent areas. A 6" raised access floor will be added to accommodate the under floor power and data distribution. The existing ceiling, associated lighting and fire protection system will be modified to accommodate the raised floor. The lighting and HVAC were modified to provide better illumination and air distribution. The design and construction work will comply with

Intelligence Community Directive 705 to include nationality requirements of design and construction team, security clearance requirements of construction team, secure material acquisition and shipping, and compliance with the project construction security plan.

- Contractor: URS Federal Services, Inc., an AECOM Company
- Date of Award: Sept. 30, 2015
- Award Amount: \$1,079,251

## *Contracts Branch: Relocation Section*

### **Joint Task Order 27 for Program Management services**

Program Management services provide both Republic of Korea and U.S. Governments with business management, contracts management, finance, accounting, program assurance, risk management, safety management and security management for the overall USFK Base Relocation program and operation.

- Contractor: K-C PMC
- Date of Award: Nov. 28, 2014
- Award Amount: \$12,515,354

### **Joint Task Order 28 for C4I Program Management services**

C4I Program Management services include program leadership and project-level management services to both ROK and U.S. Governments in support of Command, Control, Communications, Computers and Intelligence (C4I) for the LPP and YRP projects. The C4I services also include management oversight of the scale of complex, and unclassified technical work across many different systems, platforms, facilities and networks.

- Contractor: K-C PMC
- Date of Award: Nov. 28, 2014
- Award Amount: \$7,779,800

# Resource

# Management

The Resource Management Office remained very busy during 2015 providing financial services and guidance to the District and its customers. The Resource Management Office saw a change in leadership during 2015 as Robert Lau returned to the Honolulu District. Kenneth Littlefield assisted the District as the temporary RM for 4 months until a permanent replacement could be found.

Robert Derrane became the permanent RM in August 2015.

### **Finance & Accounting**

The Finance and Accounting Branch is primarily responsible for payroll operations, time and attendance, CFO Compliance, ULO Reviews, PR&C certification

and CEFMS. The Team conducted 4 ULO reviews during 2015 comprising 10,754 transactions valued at \$2.2 billion. The purpose of the ULO is to identify funds that could possibly be used elsewhere. It also facilitates project closeout. The F&A Team adjusted 2,034 items valued at \$106 million. The following is a recap of the major categories:

Category	Number of Items Reviewed	Total Value
All ULOs	10,754	\$2.2 billion
Cancelling Appropriations	335	\$29.7 million
Inactive Items	2,298	\$1.1 billion
Inter-Agency Items	390	\$64.2 million
Expired Items	3,039	\$439.1 million
Other Items	4,027	\$490.5 million

The F&A Team conducted several CFO Reviews during the year. The reviews are an integral part of the USACE Corrective Action Plan and cover 42 financial operations. The District maintained an overall rating of Green during 2015.

The District implemented a new Time and Attendance System and the F&A Team was responsible for conducting face-to-face training for the entire District. The training took place between October and December 2015 and led to

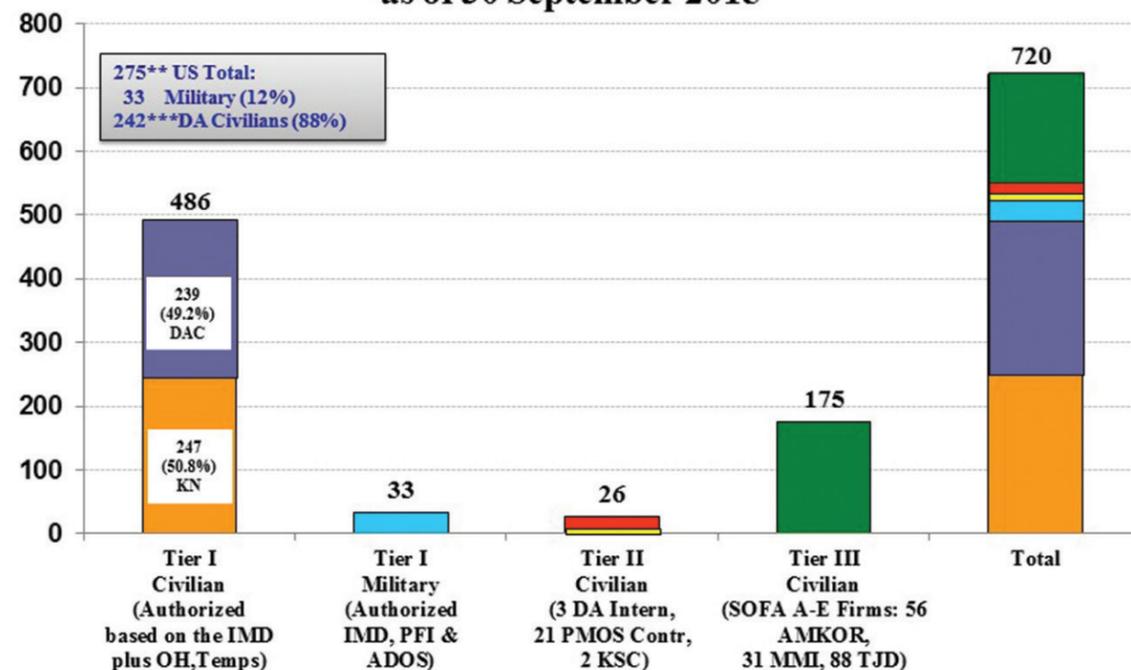
a successful implementation. The new system should improve labor charging practices.

The F&A Team manages the District's payroll and related leave accounts. In order to fund the leave account, the Effective Rate for DACs was set at 225 percent and for KNs at 145 percent. The leave account provides funding for LQA, all forms of leave and other benefits such as health and life insurance. Management of the leave account depends on the exchange rate. During 2015 the Local Ob-

ligation Rate was increased from W980/\$1 to W1060/\$1 as the dollar strengthened. The adjustments ensure that obligations are adequate to cover future disbursements.

The F&A Team finalized the District's procedures for utilizing the Irrevocable Letter of Credit (ILOC) for the Yongsan Relocation Plan and were involved in negotiations with MURA for its use in 2016. The ILOC is a financing tool that the Republic of Korea used to fund some of its larger projects.

### FY15 On-Board Manpower Resources for FED Mission as of 30 September 2015



NOTE: \* 486 (239 DAC and 247 KN) included 3 Over hires (1-IM, 2-CD), 1 Part time-Temp (ED), and 2 Full time-Temps (1-IM, 1-CD)  
 \*\* 275 - 33 Military, 242 DA Civilians  
 \*\*\* 242 - 239 DAC and 3 DA Interns



### Manpower Analysis

Manpower is the largest component of the District's Operating Budget and proper management ensures that the District has adequate resources or 'Program' available to pay for it. We continually monitor the breakout of the workforce to include the number of DACs, KNs, Military and Contractors. Below is a breakdown:

During FY15, the District gained 79 but lost 85 civilians throughout the year, which resulted net loss of 6. Of the six net losses, one was DAC and five were KN. The District ended FY15 with 486 personnel on board and estimates an end strength of 565 for FY16.

### Budget Operations

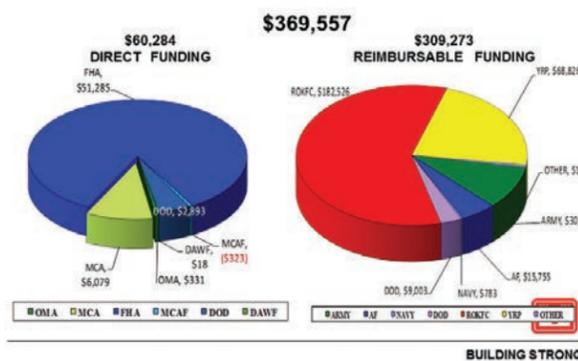
The Budget Branch is responsible for all District funding regardless of the source. This includes FADs from HQ, Customer Orders (MIPRs) from other government agencies, Host Nation Funding and the Operating Budget. Funding by source is below.

Budget uses Direct Funding to create the District's Operating Budget through overhead rates. There are 2 overhead rates that the District uses; Consolidated Departmental Overhead (CDO) and General & Administrative (G&A). The FY15 Operating Budget was \$65.9 million with a CDO rate of 42 percent and a G&A rate

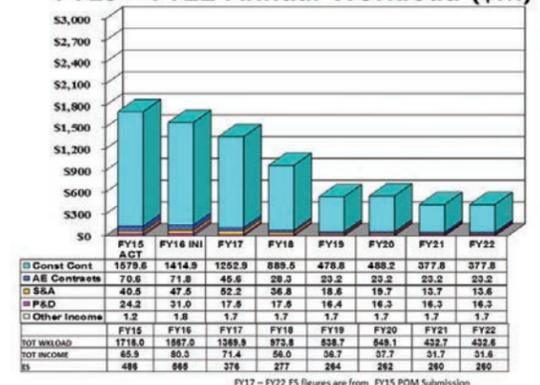
of 22 percent. The FY16 Operating Budget is \$80.3 million with a CDO rate of 39 percent and a G&A Rate of 22 percent. The Operating Budget is used to fund employee training, travel, supplies and other overhead expenses. It is sometimes called Income.

The Budget Office works closely with Program Management to estimate future workload and determine what resources will be used to accomplish the workload. The workload is also broken down into different categories of work as shown below.

### Funding by Source (\$000) as of 30 Sep 2015



### FY15 - FY22 Annual Workload (\$M)

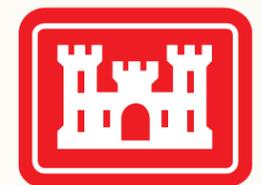


	FY15	FY16	FY17	FY18	FY19	FY20	FY21	FY22
Total Workload	1716.0	1567.0	1369.9	973.8	538.7	549.1	432.7	432.6
Total Income	65.9	80.3	71.4	56.0	36.7	37.7	31.7	31.6
ES	486	565	376	277	264	262	260	260

### Management Analysis

Our Team's primary responsibility is to manage the District Manager's Internal Control Program. The program coordinates the reviews and self-assessments of several functional activities at different organizational levels. The assessments are reviewed by RM and Internal Review to determine the proper guidance to give the Commander regarding the Annual Statement of Assurance (ASOA). The ASOA is used at all levels of USACE and Army

to determine if significant deficiencies or material weaknesses exist that could lead to injury, loss of life, or waste, fraud and abuse. There were no significant deficiencies or material weaknesses reported in March 2015.





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