



US Army Corps
of Engineers®
Far East District



2016: YEAR IN REVIEW



**Building Strong
in Korea!**

2016: YEAR IN REVIEW

03 From the Far East District Commander to Our Valued Stakeholders

04 Korea Relocation Program Update	<i>Family Housing Resident Office Medical Resident Office Parcel 2 Resident Office Pyeongtaek Resident Office</i>	54 Kunsan Air Base Projects
05 Active Project List	32 Korea Relocation Projects	58 Engineering Division
12 Area I & II Projects	44 Osan Air Base Projects	63 Contracting Division
14 Humphreys Projects	50 Area IV Projects	64 Resource Management



**US Army Corps
of Engineers®
Far East District**

The **2016: YEAR IN REVIEW** is an authorized publication for members of the Far East District, U.S. Army Corps of Engineers. Contents of this publication are not necessarily official views of, or endorsed by the U.S. Government, DoD, DA, or the U.S. Army Corps of Engineers. It is published monthly by the Public Affairs Office, Far East District, U.S. Army Corps of Engineers, APO AP 96205-5546.

Telephone: 721-7301
E-mail: DLL-CEPOF-WEB-PA@usace.army.mil

District Commander
Col. Stephen H. Bales

Public Affairs Officer
Stephen Satkowski

Public Affairs Staff
Kim Chong-yun
Yi Yong-un

Check out the Far East District web site at
www.pof.usace.army.mil

From the Far East District Commander To Our Valued Stakeholders:



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

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 2016.

What an incredibly productive year this has been for the district! As of early this year, about 79 percent of the Yongsan Relocation Plan and 79 percent of the Land Partnership Plan is complete, all part of the \$10.7 billion dollar transformation and relocation program in the Republic of Korea.

For Fiscal Year 2016 alone, our Contracting Division awarded a total of 738 actions totaling \$317.8 million. We awarded seven actions totaling \$4.2 million on September 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 incredible 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 II, construction was finished on 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 ROK Special Warfare Command (SWC) base at Icheon.

In Area III, many projects at U.S. Army Garrison 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. We also turned over the Eight Army headquarters building and various consolidated headquarters and Soldier support facilities including the mini-mall project.

At Osan Air Base, construction of the Force Protection Operations Facility completed in May 2016. The new Osan Elementary School was completed in July 2016 and opened for the 2016-2017 school year on Aug. 31, 2016. The Phase 1 addition of the Osan Hospital Addition and Alterations project was completed in Nov. 2016. The district is currently in the process of renovating other areas within the existing hospital under Phase 2 for the Upper Level South which is expected to be completed in late summer 2017. At

Kunsan Air Base the district completed the construction on a new Security Forces Facility and Communication Facility that consolidated multiple mission operations from several facilities into just two buildings. Also the district turned over a new Aircraft Rinse Facility and began construction on 20 new Hardened Aircraft Shelters and 10 Flow Through Fueling Shelters with two 10,000 barrel in ground fuel storage tanks.

In Area IV, the southernmost section of the peninsula, construction was completed on an 8-story barracks on Camp 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 2016 was an exciting year, 2017 will be just as busy as we complete even more projects to facilitate significant unit relocations. 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 2017 and beyond.

Korea Relocation Program

U.S. Army Garrison Humphreys



75 By the Numbers
Percentage of completion for the entire program



655 buildings done, under construction or planned.

The number of buildings being demolished is

339

\$10.7 Billion total price tag

17.6

More than **40** miles of water piping has been installed and tested in the new land. Another **40** miles of new roads will be built. Total miles of cabling installed is

988



100 million cubic meters of engineered fill already in place, raising the land by about **8 1/2** feet. High enough to keep out water from a **100** year flood.

Enough fill is in place to fill the old Yankees baseball stadium about **5** times over

Active Project List

Location	Program	Project Name	Phase	Design	Construction
APO	2016	Repair Upgrade Radiation Monitor System	Design		
Busan	2016	Busan CNFK HQ Earthquake Assessment	Design	100%	
Busan	2016	Upgrade Communication System, Bldg 2650, Pier 8	Design	90%	
Busan	2014	Repair Joint Rigging Facility	Construction	100%	98%
Camp Mujuk	2016	Develop DD1391 for Upgrade Sewage Treatment Plant	Design	60%	
Camp Mujuk	2016	Mujuk Energy Upgrades Project	Design		
Camp Mujuk	2017	Camp Mujuk Life Support Area (LSA) Barracks #2	Design	30%	
Camp Mujuk	2017	Comprehensive Electrical Utility Reliability Assessment	Design		
Camp Mujuk	2017	Marine Air Ground Task Force Operations Center	Design	95%	
Camp Mujuk	2017	Modify Electrical System for Expeditionary Mess Hall	Design	10%	
Camp Mujuk	2018	Camp Mujuk Life Support Area (LSA) Barracks #3	Design	30%	
Camp Mujuk	2016	Camp Mujuk Life Support Area (LSA) Barracks #1	Construction	100%	4%
Carroll	2017	Replacement of Environmental Control System B-684	Design		
Carroll	2017	Sustainment Facilities Upgrade Phase 1 - DLA	Design	95%	
Carroll	2019	Upgrade Electrical Distribution	Design	15%	
Carroll	LR	Minor Maintenance Facility, APS-4	Design	30%	
Carroll	LR	Replace APS-4 Maintenance Shop	Design	100%	
Carroll	LR	Sustainment Facilities Upgrade Phase II - MSC-K	Design	15%	
Carroll	2005	H-805 Relocation - Camp Walker to Carroll	Construction	100%	19%
Carroll	2014	Area IV YRP - UEPH, BN & CO OPS HQs	Construction	100%	11%
Carroll	2015	Heating System Bldg 607 & 608	Construction	100%	81%
Carroll	2015	Resurface Concrete Paving, Area #92	Construction	100%	81%
Carroll	2016	Battery Shop	Construction	100%	9%
Carroll	2016	Repair Bldg #123	Construction		0%
Carroll	2016	Upgrade AHA Bldg 351	Construction	100%	0%
Casey	2016	Install Personnel Protection Bunker, Det L	Design	15%	
Casey	2016	Repair Failing Slopes on Site Hilltop, Det L	Construction		0%
Chinhae	2014	Install Water Treatment Devices	Design	95%	
Chinhae	2016	Design for CY17 LCS Project Install Elevator Bldg 794	Design	60%	
Chinhae	2016	Existing Gas Station Fuel Storage Safety Analysis	Design	60%	
Chinhae	2016	Korea Sanitary Survey	Design	30%	
Chinhae	2017	Study/Analyze Humidity Problems Bldg 606 & 711	Design		
Chinhae	2017	Upgrade Electrical System, Pier 11	Design	95%	
Chinhae	2018	Indoor Training Pool	Design	30%	

Location	Program	Project Name	Phase	Design	Construction
Chinhae	2014	Consolidated Comm Facility	Construction	100%	99%
Chinhae	2016	SOF Operation Facility & Barracks	Construction	100%	3%
CP Tango	2016	Structural Assessment for COCOM Room (324B), B3000	Design		
CP Tango	2017	Repair Collective Protection System (CPS)	Design	95%	
CP Tango	2018	Repair Tunnel Zero	Design	20%	
Daegu	2016	Repair Fire Alarm/Suppression System, K-50	Design		
Daegu	2016	Repair/Upgrade Elect Safety Deficiencies	Design	90%	
Daegu	2016	THAAD Deployment	Design		
Daegu	2015	Repair/Upgrade ACPs, Walker Gate #4	Construction	100%	0%
Daegu	2016	Correct Fire Deficiencies	Construction	100%	0%
Daegu Air Base	2016	Repair HQ B-3571	Design	95%	
Daegu Air Base	2017	Repair Comm Facility, B-505	Design	40%	
Daegu Air Base	2016	Operation Complex	Construction	100%	0%
George	2016	Repair/Upgrade School Facilities	Design	0%	
George	2016	Repair Elevator for Taegu ES/MS	Construction	0%	100%
Henry	2015	Elect System Room# 118 (Bldg# 1600)	Construction	100%	0%
Henry	2016	Electrical Distribution Upgrade	Construction	100%	2%
Inchon	2017	SOCKOR Contingency Operations Center & Barracks	Design	30%	
Inchon	2014	SOCKOR Relocation, Icheon	Construction		
K-16	2017	SOF Operation Facility, B-606	Design	30%	
Kimhae	2017	Repair Heating System B-1013	Design	40%	
Kimhae	2018	ADR-Construct Multiple PEB Warehouse	Design	40%	
Kunsan Air Base	2017	A-E Design IDIQ 4th TO	Design		
Kunsan Air Base	2017	A-E Design IDIQ, 3rd TO	Design		
Kunsan Air Base	2017	Fire Suppression System, B-2240	Design	90%	
Kunsan Air Base	2017	Fire Suppression System, B-2241	Design	100%	
Kunsan Air Base	2017	Gunsmoke Assessment	Design	30%	
Kunsan Air Base	2018	3rd Generation HAS, Phase 4,5,6	Design	30%	
Kunsan Air Base	2018	Airfield Damage Repair Warehouse	Design	30%	
Kunsan Air Base	2018	Repair Water Treatment Plant	Design	95%	
Kunsan Air Base	2018	Replace Lift Station	Design	100%	
Kunsan Air Base	2019	Explosive Ordnance Dispatch Facility	Design	15%	
Kunsan Air Base	2019	Flow Through Shelters (Wolf Pack)	Design	15%	
Kunsan Air Base	2013	Comm Squadron Facility	Construction	100%	99%
Kunsan Air Base	2013	Security Forces Facility	Construction	100%	99%
Kunsan Air Base	2014	Repair Bldg 1305	Construction	100%	99%
Kunsan Air Base	2015	Construct 3rd Generation HAS (Phase 1, 2, 3)	Construction	100%	5%

Location	Program	Project Name	Phase	Design	Construction
Kunsan Air Base	2015	Flow-Through HAS (Panton)	Construction	100%	16%
Kunsan Air Base	2015	Munitions Inspections	Construction	100%	34%
Kunsan Air Base	2015	New Commercial Gate	Construction	100%	19%
Kunsan Air Base	2016	Transient Aircraft Parking	Construction	100%	23%
Kunsan Air Base	2016	Upgrade AT/FP Measures at Main Gate	Construction	100%	2%
Kwangju Air Base	2016	Repair AGE Facility B-2123	Design	95%	
Kwangju Air Base	2016	Repair Fire Station B-2122	Design	95%	
Kwangju Air Base	2017	ADR-Construct Multiple PEB Warehouse	Design	40%	
Kwangju Air Base	2017	Repair Dining Hall B-230	Design	40%	
Kwangju Air Base	2017	Repair Gym B-150	Design	30%	
Kwangju Air Base	2019	Construct Type IV Hydrant System	Design	15%	
Kwangju Air Base	2020	Maintenance Hangars & Apron	Design		
Osan Air Base	2009	VIP Aircraft Area	Design	100%	
Osan Air Base	2015	Area Development Plan	Design	80%	
Osan Air Base	2016	Renovate SQ Operations Building 1182	Design	90%	
Osan Air Base	2016	Repair Central Sterile Supply Space, B-777	Design	95%	
Osan Air Base	2017	ACE SMYU173005 ECIP: Install Solar Air Heaters, Multi-Facility	Design	20%	
Osan Air Base	2017	Air Freight Terminal Facility	Design	99%	
Osan Air Base	2017	CDC Arch & Refri/HVAC Upgrade	Design	30%	
Osan Air Base	2017	Commissary Arch & Refrig/ HVAC Upgrade	Design	30%	
Osan Air Base	2017	Construct F-16 Quick Turn Pad	Design	95%	
Osan Air Base	2017	FY17-19 Air Force JOC Contract	Design		
Osan Air Base	2017	FY17-19 Air Force Paving IDIQ Contract	Design		
Osan Air Base	2017	Korea Air and Space Operations Center (KAOC)	Design	15%	
Osan Air Base	2017	OAHS Science Lab Renovation	Design	93%	
Osan Air Base	2017	Repair 51 OG Operations B-1114	Design		
Osan Air Base	2017	Repair Aircraft Maintenance Hangar B1731	Design	35%	
Osan Air Base	2017	Repair Chapel Center, B-779	Design		
Osan Air Base	2017	Repair EMCS, Multi Facilities	Design		
Osan Air Base	2017	Repair JTAGS Office B-923	Design	20%	
Osan Air Base	2017	Repair NCO Dorm, B-732	Design		
Osan Air Base	2017	Repair NCO Dorm, B-734	Design		
Osan Air Base	2017	Repair WRM Warehouse B-1219	Design		
Osan Air Base	2017	Repair WRM Warehouse B-2460	Design		
Osan Air Base	2017	Repair WRM Warehouse B-2464	Design		
Osan Air Base	2017	Repair FP System AS B-849 & PH B-848	Design	80%	
Osan Air Base	2017	Repair FP System for Pump House B-846	Design	80%	

Location	Program	Project Name	Phase	Design	Construction
Osan Air Base	2018	ACE SMYU023005 Korea Air Space Operations & Combat Operations-Intelligence Center	Design	15%	
Osan Air Base	2019	Expand 5th RS Operations	Design	15%	
Osan Air Base	2019	Main Gate ECF	Design	15%	
Osan Air Base	2019	Munitions Storage Area Delta (Phase 1)	Design	95%	
Osan Air Base	2020	7th Air Force Headquarters	Design		
Osan Air Base	2020	Communications Headquarters Building	Design		
Osan Air Base	2020	Munitions Storage Area Delta (Phase 2)	Design	95%	
Osan Air Base	2006	Construct Second Runway	Construction	100%	100%
Osan Air Base	2013	Aircraft Corrosion Control Facility	Construction	100%	99%
Osan Air Base	2013	CAP 072419 Hospital Addition/Alteration	Construction	100%	78%
Osan Air Base	2013	Repair Fire Protection System B-1729	Construction	100%	90%
Osan Air Base	2014	Munitions Storage Area Alpha	Construction	100%	0%
Osan Air Base	2014	Replace Main Runway	Construction	100%	0%
Osan Air Base	2015	Construct Small Arms Range Complex	Construction	100%	65%
Osan Air Base	2015	HAZMART Relocation	Construction	100%	76%
Osan Air Base	2015	Morin Gate Entry Control and Base Perimeter Defense	Construction	100%	27%
Osan Air Base	2015	Repair Fire Protection System B-843	Construction	100%	1%
Osan Air Base	2016	607th ASOG & SOCKOR	Construction	100%	3%
Osan Air Base	2016	694th ISRG Secure Storage Area	Construction	100%	2%
Osan Air Base	2016	Aircraft Fuel System Maintenance Dock	Construction	100%	1%
Osan Air Base	2016	Repair HVAC System for PAC House B-733	Construction	100%	48%
Osan Air Base	2016	Repair CPS System Multiple Dorms	Construction	100%	10%
Osan Air Base	2016	Repair Critical Comm Node, Comm HQ B-949	Construction	100%	1%
Osan Air Base	2016	Repair HVAC War Gaming Center B-946	Construction	100%	1%
Pohang	2017	Decommissioning of Bulk Fuel Transfer Underground Pipeline	Design		
Pohang	2017	Repair Ordnance Maintenance Buildings	Design		
Pohang	2016	Replace Bulk Fuel Transfer Pipeline	Construction	100%	3%
Red Cloud	2017	SRM Projects, Package #1	Design	0%	
Suwon	2017	ADR-Construct Multiple PEB Warehouse	Design	40%	
Suwon	2017	Repair HVAC Age Facility B-2506	Design	40%	
Humphreys	2009	BCTC SCIF	Design	100%	0%
Humphreys	2014	Air Support Operations Sq Compound	Design	100%	
Humphreys	2015	Black Hat	Design	60%	
Humphreys	2016	Consolidated Fire Support Headquarters	Design	100%	
Humphreys	2017	175th Finance Center	Design		
Humphreys	2017	302-person UEPH 092, 093, 094	Design		

Location	Program	Project Name	Phase	Design	Construction
Humphreys	2017	CAP 086689 Family Housing New Construction	Design	90%	
Humphreys	2017	Doppler VOR Infrastructure (Site Preparation)	Design	100%	
Humphreys	2017	Duplex Company Operations, Zoekler Station	Design	100%	
Humphreys	2018	Eighth Army Correctional Facility	Design	30%	
Humphreys	2018	Landscaping Development	Design	99%	
Humphreys	2018	Type I Aircraft Parking Apron	Design	30%	
Humphreys	2018	Vehicle Maintenance Facility & Company Operations Complex (3rd CAB)	Design	30%	
Humphreys	2019	CPX Gate Access Control	Design	15%	
Humphreys	2019	Echelon Above BDE EN BN VMF	Design	15%	
Humphreys	LR	Small Arms Ammunition Warehouse	Design	100%	
Humphreys	2004	Land & Infrac Dev - Parcel 2A	Construction	100%	98%
Humphreys	2007	Parcel 2B-1 LDUI	Construction	100%	85%
Humphreys	2007	Parcel 2B-2 LDUI	Construction	100%	92%
Humphreys	2007	Utils & Infrac - Parcel 2A, 1 & K (New Land)	Construction	100%	90%
Humphreys	2008	Eighth Army / IMCOM Headquarters	Construction	100%	98%
Humphreys	2008	C4I/Information System - Outside Plant Cabling (ROK)	Construction	100%	96%
Humphreys	2008	CAP 058784 Brigade Headquarters and Battalion Headquarters	Construction	100%	96%
Humphreys	2008	Hospital & Ambulatory Care Center	Construction	100%	66%
Humphreys	2008	Hospital Barracks and DFAC	Construction	100%	85%
Humphreys	2008	Phase III Facility	Construction	100%	97%
Humphreys	2008	USFK HQ - Admin Facilities	Construction	100%	95%
Humphreys	2008	Utils & Infrac for Existing Land	Construction	100%	86%
Humphreys	2009	AAFES Facilities	Construction	100%	84%
Humphreys	2009	Access Control Point I	Construction	100%	99%
Humphreys	2009	Access Control Points II (Quarry Gate)	Construction	100%	99%
Humphreys	2009	Army Family Housing - O6 & Commanders	Construction	100%	29%
Humphreys	2009	Army Family Housing-General Officers	Construction	100%	24%
Humphreys	2009	Band Training Facility, CAC & Multipurpose fields	Construction	100%	84%
Humphreys	2009	BCTC & Transient UPH	Construction	100%	86%
Humphreys	2009	Bulk Fuel Facility	Construction	100%	83%
Humphreys	2009	Communication Center	Construction	100%	70%
Humphreys	2009	Consolidated EUSA MSC Headquarters	Construction	100%	99%
Humphreys	2009	Consolidated Installation Headquarters Area	Construction	100%	86%
Humphreys	2009	EUSA VMF I	Construction	100%	84%
Humphreys	2009	EUSA VMFs II	Construction	100%	92%
Humphreys	2009	Family Housing Towers	Construction	100%	28%

Location	Program	Project Name	Phase	Design	Construction
Humphreys	2009	Golf Course and Facilities	Construction	100%	77%
Humphreys	2009	Installation VMF	Construction	100%	75%
Humphreys	2009	Main Post Club	Construction	100%	80%
Humphreys	2009	Middle School & Elementary School	Construction	100%	98%
Humphreys	2009	Midtown Community Support	Construction	100%	84%
Humphreys	2009	Midtown Medical Facilities	Construction	100%	97%
Humphreys	2009	NCO Academy and Transient UPH	Construction	100%	88%
Humphreys	2009	Upgrade Power Distribution & Substation	Construction	100%	85%
Humphreys	2009	Water Upgrade (Existing Land) Phase I	Construction	100%	88%
Humphreys	2009	Zoeckler Station Community Support	Construction	100%	4%
Humphreys	2009	Zoeckler Station SLQs	Construction	100%	87%
Humphreys	2010	Communication Center SCIF	Construction	100%	92%
Humphreys	2010	Consolidated HBCT Headquarters	Construction	100%	99%
Humphreys	2010	Downtown Business Park	Construction	100%	85%
Humphreys	2010	Downtown Exchange and Commissary	Construction	100%	83%
Humphreys	2010	Medical Brigade Headquarters & POV Parking Facility	Construction	100%	100%
Humphreys	2010	One Stop Processing Area	Construction	100%	75%
Humphreys	2010	Renovate Downtown SLQs	Construction	100%	80%
Humphreys	2010	Small Arms Range	Construction	100%	75%
Humphreys	2010	USFK Operations Center	Construction	100%	6%
Humphreys	2010	Warehouse Area	Construction	100%	50%
Humphreys	2011	Animal Building & Others	Construction	100%	58%
Humphreys	2011	Landscaping	Construction	100%	55%
Humphreys	2011	Medical Support Area	Construction	100%	45%
Humphreys	2011	Type II Aircraft Parking	Construction	100%	90%
Humphreys	2012	Simulation Center	Construction	100%	88%
Humphreys	2012	Soldier Troop Area Support	Construction	100%	99%
Humphreys	2012	Type II Aircraft Parking Apron, Surface	Construction	100%	19%
Humphreys	2012	Wash Facility and Drivers Training Course	Construction	100%	85%
Humphreys	2013	2ID Headquarters	Construction	100%	76%
Humphreys	2013	2ID Headquarters SCIF	Construction	100%	99%
Humphreys	2013	CAP 076196 Battalion Headquarters Complex	Construction	100%	99%
Humphreys	2013	HBCT VMFs IV	Construction	100%	80%
Humphreys	2014	Access Control Point III (Dodu-Ri Gate)	Construction	100%	95%
Humphreys	2014	Army Family Housing - Senior Officers	Construction	100%	99%
Humphreys	2014	Downtown SLQs	Construction	100%	52%
Humphreys	2014	Unaccompanied Enlisted Personnel Housing I	Construction	100%	35%
Humphreys	2014	Unaccompanied Enlisted Personnel Housing II	Construction	100%	39%

Location	Program	Project Name	Phase	Design	Construction
Humphreys	2014	Visitor Control Center	Construction	100%	38%
Humphreys	2015	Bulk Fuel Storage Tanks & Pumps	Construction	100%	20%
Humphreys	2015	MI Field Station	Construction	100%	19%
Humphreys	2016	3rd MI Aircraft Maintenance Hangar Complex	Construction	100%	0%
Humphreys	2016	Type II Aircraft Parking Apron & Taxiway	Construction	100%	2%
Humphreys	2016	Unaccompanied Enlisted Personnel Housing III	Construction	100%	0%
Walker	2016	Prepare DD1391 & Convert Duplex to Single Family	Design	30%	
Walker	2016	Soldier Support Center	Design	15%	
Walker	2017	CAP 081428 Family Housing New Construction	Design	85%	0%
Walker	2017	Commissary Arch & Refrigerator/HVAC Upgrade	Design	30%	
Walker	2017	Repair/Maintenance of Pool	Design		
Walker	2019	CAP 081429 Family Housing Replacement Construction	Design		
Walker	2019	Repair/Replace Sewer Piping System	Design	15%	
Walker	2014	Construct Middle/High School	Construction	100%	96%
Walker	2015	CAP 081230 Family Housing New Construction	Construction	100%	13%
Walker	2016	CAP 081427 Family Housing New Construction	Construction	100%	1%
Walker	2016	Repair/Upgrade AHA Bldg No. 560 & 561	Construction	100%	0%
Walker	2016	Repair/Upgrade Sewer System	Construction	100%	0%
Yongpyong	2016	ADP & 3 Range Improvement Projects on SLFC & RLFC	Design	30%	
Yongpyong	2016	Two Training Land Improvement Projects on RLFC	Construction		0%
Yongsan	2009	Yongsan Residual	Design	10%	
Yongsan	2016	CFC Residual	Design	0%	
Yongsan	2016	Convert Regular Office to a Secured Vault, B2574	Design		
Yongsan	2016	Repair Facility HVAC, ELEC. & Fire Systems, Bldg 2308	Design		
Yongsan	2018	Seoul New Embassy Compound	Design	2%	
Yongsan	2015	Repair HVAC, AC Power and Ground System, B2320	Construction		97%
Yongsan	2016	Repair Failing Hilltop Slopes, Det J, Koryosan Site	Construction		11%
Yongsan	2016	Repair R205, R211 & R215, Bldg 2552	Construction		0%
Yongsan	2016	Repair Supply Water Line & Leaking Drain, Koryosan Site	Construction		15%

Area I & II Projects



ISR 113, Building 2308

MND, SOCKOR/SFD-39 and LSA Facilities

This \$7.4 million construction was a land for land swap funded by the Ministry of National Defense. The construction contract was 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 ROK Special Warfare Command (SWC) base at Icheon. Awarded on July 1, 2014, the construction was completed March 2016 and occupied by July 2016 as a part of larger SWC relocation program from Songpa to Icheon. With the SFD-39 HQ, parking spaces, toilet and shower building, and LSA spaces built, SOCKOR was able to perform mission critical operations as well as engaging in the Ulchi Freedom Guardian exercise at Icheon.

Special Operations Command Forward HQ is co-located in two-stories below ground with SWC HQ for supporting the daily and contingency operations of the Special Operations command. This facility is consider critical facility for contingency operations to the ROK SWC, SOCKOR HQ will share underground living facilities, EMP waved protected room, and administrative and operations area to support up to 200 U.S. Personnel. This entire underground facility is harden to withstand near miss explosion and NBC protected.

OMA, Renovate ISR Room 113, Building 2308

This \$1 million FY15 OMA 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 was responsible for both design and construction with the NTP date of Sept. 30, 2015. The renova-

tion 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 that runs under the floor, new lighting to provide better illumination and modified HVAC to provide better air distribution. This construction was completed on June 2016.

OMA, Expansion of Warrior Valley Artillery Firing Point

This \$800,000 FY16 OMA Job Order Contract was awarded on Sept. 2016 and is estimated to complete during the summer of 2017. The expansion of the Artillery Firing Point will help field artillery units strengthen their core capability Mission Essential Tasks (METs) for combat readiness. This construction also includes the improvement of drainage and slope protection.



Warrior Valley Artillery Firing Point



SFD-39 Special Operations Command-Korea (SOCKOR)

Humphreys Projects

Construction Surveillance Resident Office

Family Housing Resident Office

Medical Resident Office

Parcel 2 Resident Office

Pyeongtaek Resident Office

Access Control Point I, Dong Chang-Ri Gate

Construction Surveillance Resident Office

ACP020 YRP, Access Control Point I

The Access Control Point (ACP) I, Dong Chang-Ri Gate, is the first ACP in the Republic of Korea where the full design is based on the Army standard design and criteria. It will be a symbolic and historical landmark for the future U.S. Army Garrison Humphreys. ACP020 is located on the east end of the new land close to the Zoekler station area. It is elongated west to east along with the northern garrison boundary of USAG Humphreys for about 350 meters. The project began on Feb. 14, 2014 and was completed and transferred to the garrison on Aug. 29, 2016. This project criteria package is based on the Yongsan Relocation Plan (YRP). The first 30 percent of the criteria package 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 dollars, and was awarded to Daelim Consortium who executed the detailed design and construction.

This project provides a new access control point which includes vehicle inspection canopies, three-lane identification check canopy, visitor control center, visitor center pedestrian walk-in gate, search building, gate house, guard booth, over watch building with supporting facilities and connects to Martin Street, formally known as Headquarters Road.

MND USFK Relocation Office (MURO) is responsible for finishing construction; K-C Program Management Consortium (K-C PMC) is responsible for the execution and the management of construction. FED Construction Surveillance Resident Office is responsible for construction surveillance.



Access Control Point II, Quarry Gate

ACP021 YRP, Access Control Point II

The Access Control Point (ACP) II, Quarry Gate, is designed based on the Army standard design and criteria. The ACP021 is located in the existing Humphreys Garrison 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 by June 1, 2017. This project criteria package is based on the Yongsan Relocation Program. Criteria Package 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 is awarded to Daelim consortium to execute the detailed design & construction.

Contract scope is to construct a new ACP including vehicle inspection, vehicle inspection canopy, 3-lane ID check canopy, visitor control center, visitor center walk-in, search building, gate

house, guard booth, over watch building with supporting facilities and connects to key street, formally known as New Freedom Road.

MURO is responsible for finishing construction; K-C PMC is responsible for the execution and the management of construction. FED Construction Surveillance Resident Office is responsible for construction surveillance.

C4I010 YRP, Communication Center

The Communication Center Project that was awarded on July 24, 2013 to GS Consortium commands a construction cost of \$170.9 million and is scheduled to be completed in Aug. 2017 at USAG Humphreys.

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. The building is divided into three main components. There is a protected area, an unprotected area, and a parking garage. The protected area is a 2-story volume, above grade, that is sub-divided into a Central Utility Plant (CUP) and the Computer Server Support area. The protected area will be constructed as a hardened structure with CPS (collective protection system) that supports critical communications equipment, transmission, switch, network, server systems and the personnel who operate, monitor, protect, and maintain them. The protected area also gets 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 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 structure with 700 parking spaces is intended to provide parking for civilians and authorized military personnel working in the building. The ground parking lot around building will also be provided for the additional 31 vehicles of customers and visitors.

C4I021 YRP: Troop Housing & ZS ADN EUSA

The Troop Housing and Zoeckler Station Area Distribution Node is a two structure/two site vertical project in parcel 2A. The project began on May 2, 2013 and was completed in late Dec. 2014, respectively. The total project cost to date is \$9.84 million and was constructed by Daewoo Consortium as part of a four site package deal. This project criteria package was based on the Yongsan Relocation Plan and was a vertical construction project. The project will



C4I010 Communication Center

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 connections including water, sewer, electrical, and storm drainage. The Zoeckler Station MCN/ADN includes voice soft switch, MDF and Voice over Internet Protocol (VOIP) gateways for DSN voice communications. Features include: back-up power, includes eight-hour DC power battery plant, for voice, redundant

standby power generators with two days fuel tank capacity to support the entire facility, redundant transformers along with associated switch gear, and redundant computer room air conditioning (CRAC) units, along with lighting power, IDS, and fire alarm systems. No mass notification system is required for these unmanned facilities. Quality assurance was performed by K-C PMC, and FED was responsible for construction surveillance.

HQ010 YRP, Eighth Army /CNRK

The HQ010 Eighth Army/CNRK/ IMCOM-P project was awarded in



HQ010 Eighth Army/CNRK



HQ020 KORCOM

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 project is designed by Sunjin Engineering and Architecture. This facility will be relocated from Yongsan Garrison to Humphreys Garrison, Korea. The project was turned over to Garrison in late Dec. 2016. 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. The Construction Management is performed by KC- PMC and FED is responsible for construction surveillance.

HQ020 YRP, KORCOM HQ and Public Service Building

The Korea Command HQ will be one of the unique facilities on Camp 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



HQ050 Site #1 Consolidated Installation Headquarters

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. The project is scheduled to be turned over in spring 2017. Construction Management is performed by K-C PMC and FED is responsible for Construction Surveillance.

HQ050 YRP, Consolidated Installation Headquarters

This HQ050 project consists of the design and construction of the Consolidated Installation Headquarters Area USAG Humphreys, Korea. 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. This project has three project sites. Site one of the Consolidated Installation Headquarters Area has two administration buildings; one building for the Far East District, and one building that will

house both the Department of Defense & 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. The typical interior finishes shall consist of painted gypsum wallboard, partitions, and concrete walls with suspended acoustic tile ceilings, VCT, and carpet flooring. There will be ample parking spaces for privately owned vehicles. Construction Management is performed by K-C PMC and FED is responsible for construction

HQ060 YRP, EUSA MSC Headquarters

The EUSA Headquarter Facility is a two structure project. The notice to proceed was given on Aug. 8, 2013 and construction was completed on Nov. 2, 2016. The total project cost at completion was \$36.25 million and was constructed by Daewoo Consortium as part of a four site package deal. 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 consisted of constructing one consolidated Battalion and Brigade Headquar-



OS030 Fuel Oil Facility

ters for three battalions and one brigade, one on-grade parking for Privately Owned Vehicles and construct one standard design Physical Fitness Facility (Site Adapt). Site improvements included earthwork, landscaping and environmental site survey. Anti-terrorism/Force Protection will be provided as appropriate, including mass notification systems and site measures. Quality assurance was performed by K-C PMC, and FED was responsible for construction surveillance.

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 close

by to the Railhead project. The project began on Dec. 27, 2014 and is expected to be completed by Nov. 17, 2017. The project was designed by Amkor and the remaining portion of the design (up to 100 percent) was completed by Sun Jin & Dong Woo. The total contract amount is \$24.7 million, and was awarded to Daelim consortium who is executing the detailed design and construction.

This project will have the capabilities of receiving and sending fuel by tank truck and rail car including 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 con-

struction. An electrical building to house pump motor control centers and a temporary control panel is included in the project.

MND USFK Relocation Office is responsible for construction, and K-C PMC is responsible for execution and management of construction. FED Construction Surveillance Resident Office is responsible for construction surveillance.

OS050 YRP, Animal Building #1 and Army Lodge #2

The OS050 project is located on existing Humphreys land and within the first garrison fence move and is a part of the Army garrison expansion which will facilitate the relocation of numerous existing military organizations as part of the Yongsan Relocation Program.

OS050 is being built on four different sites. Site 1, Animal Building is adjacent to the existing animal building and

the Confinement Facility in the MP Hill area. Site 2, Army Lodge is adjacent to the existing lodge and the new Morning Calm Conference Center. Site 3, NBC Chamber is located in the new garrison expansion area next to the recently completed Small Unit Training off of A Avenue and Airfield Road. Site 4, Park is located in the new Garrison expansion area off of 7th Street next to the Midtown Community Support area and Downtown Business Park. NTP for Sites 2, 3, and 4 was issued in June 2015, site 1 NTP was issued in Oct. 2015. The park site is currently in the commissioning phase and scheduled for completion in June 2017.

The Criteria Package was designed by AMKOR and the remaining portion of the design up to 100 percent 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 and construction. MND USFK Relocation Office is responsible for construction, and Quality assurance

is performed by K-C PMC. FED is responsible for construction surveillance.

SPT020 YRP, Downtown Exchange & Commissary

The Downtown Exchange and Commissary was awarded to POSCO Consortium on June 3, 2014 for \$131.65 million. Physical construction is currently at 100 percent and all remaining actives are based on correcting deficiencies found during ongoing inspections. The project is currently scheduled to be completed by April 4, 2017.

Facilities provide over 3.2 million square feet of space including a new Main Exchange (PX), Commissary, two screen Auditorium, Recreation Center, Bowling Center, Non-Automotive Skills 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 second floor that



Rendering of OS050 Army Lodge #2



OS050 Army Lodge #2



SPT020 Chapel and Family Life Center



SPT020 Non-Automotive Skills Center



SPT020 Main Exchange



SPT020 Recreation Center



SPT020 Auditorium



SPT020 Bowling Center

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 Camp Humphreys' community as a result of the Yongsan Relocation Program.

SPT040 YRP, One Stop Processing Center & Bus Station

The One Stop Processing Center Area & Bus Station projects were originally awarded in Sept. 2013. Due to complications, MURO then re-awarded the projects to the Hyundai Development Company in Oct. 2015. The combined construction cost is \$51.29 million. The One Stop Processing Center is located in the center of the new downtown plaza for the convenience of customers who will need to complete a variety of personnel and vehicle processing activities. The facility has three floors, each with approximately 5,000 square meters of floor space for offices, waiting areas, briefing rooms, and an AAFES coffee shop. The design of the facility is intended to provide convenient circulation flow for all staff and visitors, to include the provision of a separate entrance for military replacement operations. It also includes a parking lot that can accommodate up to 347 vehicles. The Bus Station is located on what is considered "old" Camp Humphreys. The Bus Station project consists of a ticket office, administration office,

waiting area, bus driver dispatch, and AAFES retail and snack bar. Once operational, the Bus Station will provide bus services to and from other installations. Both the One Stop Processing Center and the Bus Station will meet American Disability Act requirements and Public Law 109-058 – Section 109 established energy consumption levels. The estimated completion time frame for both projects is the summer of 2017.

SPT060 YRP, Warehouse Area Site #1

This SPT060 project pertains to the design and construction of the Warehouse Area and Mortuary for USAG Humphreys. The project is located on three sites, and is a part of the army garrison expansion which will facilitate the relocation of numerous existing military

organizations as part of the Yongsan Relocation Program.

SPT060 is being built in accordance with the phasing plan under Fast track Project delivery; Fast Track Phase I for earth work began on Sept. 19, 2014 and is expected to be finished by March 16, 2015. Fast Track Phase II for piles and substructures began on Sept. 19, 2014 and is expected to be completed by July 16, 2015. Subsequently, the remaining portion (including superstructures and utilities) is in a design phase that is 95 percent completed, and the construction will be started on Feb. 16, 2015 and completed on July 26, 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. The total contract amount is \$ 178.4 million



SPT040 One-stop Processing Center



SPT080 Main Post Club

SPT080 YRP, Main Post Club

The project was awarded on Aug. 2013 to Lotte Consortium with a construction cost of \$6.1 million. The project is currently about 98 percent completed. During construction the existing Bowling Center (Bldg S-1432) will be renovated into a Main Post Club, including kitchen equipment and POV parking for 122 vehicles. Main Post Club shall 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, admin/office, toilets, communications room, electrical room, mechanical room, and janitor's room. 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.

SPT110 YRP, Downtown Business Park

The 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 June 30, 2017. 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. 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. In addition, on Site B 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



SPT110 Downtown Business Park

the physically handicapped is provided therefore facility design meets American with Disabilities Act requirements.

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

UEH080 YRP, Hospital Barracks

The project was awarded in Sept. 2013 to GS Consortium with a construction cost of \$79 million. During construction 13 buildings were demolished by GS and 10 buildings were demolished under another contract to make room on the existing Garrison requiring coordination amongst multiple contractors. Several buildings contained Asbestos and required special procedures for removal and disposal. The project is to construct the new three standard design, eight-story, Unaccompanied Enlisted Personnel Housing and Heating plant in support of the relocation of Yongsan Garrison. 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 currently in the commissioning phase of construction and are scheduled for

completion in Aug. 2017.

VMP040 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, 2014 and is expected to be completed on Sept. 29, 2017. The total project cost to date is \$79.87 million and it is being constructed by Hyundai Development Company Consortium. The project criteria package is based on the Yongsan Relocation Plan and is a vertical construction project. 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 Admin 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. Quality assurance is performed by K-C PMC, and FED is responsible for construction surveillance.

VMF050 YRP: EUSA VMFs I

The EUSA Vehicle Maintenance Facility I (VMF 50) is a vehicle maintenance complex in parcel 2A. The project began on March 29, 2013 and is expected to be completed on April 15, 2017. 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. 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 Building. Primary facilities include building information system and antiterrorism/force protection. Support-



VMF040 Installation VMFs

ing 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. Portland Cement Concrete Paved Organizational Vehicle

Parking and Asphaltic Concrete 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 (VMF 60) is a vehicle maintenance complex in parcel 2B-1. The project began on March 29, 2013 and is expected to be completed on April 14, 2017. 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 Ops 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. Portland Cement Concrete Paved Organizational Vehicle Parking and Asphaltic Concrete Paved POV Parking are required. Quality assurance is performed by K-C PMC, and FED is responsible for construction surveillance.



UEH080 Hospital Barracks



VMF060 EUSA VMFs II

Family Housing Resident Office

AFH020 YRP, 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 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 Jan. 2018. The contractor is currently working on

structural concrete for the apartment tower. The project is approximately 30 percent complete.

AFH050/060 YRP, 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, multipurpose court, picnic areas, bus stops, bicycle racks, benches, trash re-

ceptacles, 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 (which is currently under design), two single-story houses for high ranking generals, and 20 additional two-story houses. The majority of the houses are approximately 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 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



AFH050 Type I



AFH050 Type II

scheduled for Jan. 2016. However, due to the financial problem of the original contractor, the project was on hold until a new contractor resumed work in April 2016. Completion is scheduled for Sept. 2017. The contract value for this project is \$79.6 million, and it is 35 percent complete. FED is providing construction surveillance.

AFH070 ROKFC MOCT, Army Family Housing-Senior Officers

This project includes construction of 8 two-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 BBQ 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 Aug. 2017. 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.

CDC020 ROKFC-in-Kind, 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 was turned over to the user in Aug. 2016. Occupancy is scheduled for April 2017.

TNG020A ROKFC-in-Kind, Simulation Center

The Simulation Facility will bring together a number of Korea's Army training facilities under one roof. It will include 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,



CDC020 Child Development Center



TNG020A Simulation Center



TNG020B NCO Academy

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 to Seohee Construction Co., Ltd. The contractor is in the final phase of construction and work includes, but not limited to, interior finishes, mechanical system checks, electrical system checks and finalizing communication systems.

TNG010 YRP, BCTC & Transient UPH

This project consists of a Battle Command 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 BCTC's, 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, and internet café.

Quality Assurance is performed by K-C PMC, and FED is responsible for construction surveillance. The project was awarded in Feb. 2014 to Daeho Consortium at a cost of \$49.7 million and is scheduled for completion in Dec.

2017. The contractor is currently working on the installation of raised flooring, electrical conduits, interior finishes, mechanical vents and communication systems.

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

This project is the Non-Commissioned Officer Academy and Korean Augmentation to the United States 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 to Keangnam Construction Co., Ltd. and is



TNG010 Battle Command Training Center



TNG010 Transient UPH



SPT010 Main Library



SPT010 Auto Skills Center



SPT010 Branch Post Office



SPT010 Main Post Office

scheduled for completion at the end of May 2017. The contractor is currently in the final phase of construction and the current work includes, but is not limited to, interior finishes, mechanical system checks, electrical system checks and communication system finalization.

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 2017. 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 Assur-

ance 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 and 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, baptistry, four chaplain offices, NCOIC office, nursery, sacristy,



SPT010 Main Chapel

multipurpose 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. Eighty-four percent of the construction has been completed.

The Midtown Community Support Facilities II project includes a band training facility, a community activities center, and multi-purpose athletic fields with a 2-story maintenance / utility building. Highlighting the multipurpose athletic fields, the fields will encompass one multipurpose 400-meter running track, a multipurpose 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 84 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 84 percent complete.

YRP, Elementary School, Middle School, and Early Development and Intervention Services

This project consists of an 876-student elementary school, a 1,100-student middle school, and an EDIS facility. The facilities include student classrooms, science, art, and music classrooms, a computer laboratory, physical and occupational therapy rooms, clinical and



DoDDS030 Elementary School

outpatient rooms, an auditorium, cafeterias, multipurpose athletic fields, multipurpose 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. The middle school has been turned over in Jan. 2017 while the elementary school and EDIS are expected to turn over by spring 2017. Currently the elementary school and EDIS are having its final verification inspection with DPW. The project is 99 percent complete.

YRP, Mini Mall, MWR Restaurant, and KATUSA Snack Bar

This project consists of three support facilities around Zoeckler Station: a mini mall, an MWR restaurant, and a KATUSA snack bar.

The single story mini mall will include a gas station, food vendors, and retail sales. The single story MWR restaurant will have a banquet facility, bar, lounge, microbrewery, and an outdoor terrace. The single story KATUSA snack bar will be replacing the existing one at Yongsan and includes a beverage sales

area, dining rooms, and an outdoor terrace as well.

The project was awarded in March 2016 to Ilsung at a cost of \$13.6 million. At the start of the project, a cultural heritage trench trial survey was required to make sure that nothing of historical importance existed below each site location. Currently, all three sites have only had their piles driven into the ground serving as the foundation for the concrete slabs. Construction will resume again around spring when the weather is acceptable for construction. The project is approximately two percent complete.

SLQ010 YRP, 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 six field grade officers. Common SLQ areas include a mudroom, multi-purpose room, vending area, and an outdoor patio area. The facilities include passenger elevators and freight elevators. The project was awarded to Hyundai Engineering & Construction on Nov. 2013 at a cost of \$268 million. Site #1 and #4 are scheduled for completion in March 2017 while site #2 is scheduled for completion in April 2017. Site #3, which was

designed as a multi-purpose athletics field, will be re-awarded to a new contractor in Jan. 2017.

Currently, the contractor is correcting construction deficiencies at Sites #1, #2, and #4 as they prepare for inspections with DPW. The project is 87 percent complete with only turnover inspections remaining.

SLQ031 ROKFC-in-Kind, Downtown Senior Leader Quarters

The Senior Leader Quarters consists of one 6-story building with two passenger elevators and one freight elevator for 96 personnel. Each floor consists of two wings, a wing each for ten company-grade officer units and six

field-grade officer units. Common areas include a mud room and storage area on the ground floor, an outdoor break area and multi-purpose room on the 2nd floor, and vending areas on each floor. A gazebo and sheltered bike racks are also included outside the main entrance, and a 96-stall parking lot is provided adjacent to the site. The project included demolition of the existing Freedom Chapel and six senior leader housing 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 May 2017. Currently, the contractor is finishing up the building's structural concrete and is working on interior piping, ductwork, and wall framing for the lower floors.



SPT140 MWR Restaurant



SPT011 Athletic Fields



SPT140 KATUSA Snack Bar



SPT140 Mini Mall

Medical Resident Office

MED020 YRP, Hospital and Ambulatory Care Center/Dental Clinic

The two projects were awarded in July 2012 to Samsung C&T Corporation with a combined construction cost of \$157 million.

The hospital includes an acute care inpatient facility (hospital wing) and an outpatient clinical/ambulatory care center (clinic wing). The hospital wing has 6 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 (40 nursing/multi-care, six intensive care unit (ICU), six women &

infant, two labor/delivery and 14 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 primarily dedicated to outpatient clinical services and administration. The Hospital and Ambulatory Care Center is schedule for completion in June 30, 2018.

The Dental Clinic includes 79 total Dental and Treatment Rooms made up of Oral Hygiene, General Pediatrics, Orthodontics, Prosthodontics, Endodontics, and Periodontics. General Office spaces for providers has also been provided. The Dental Clinic was completed and turned over Nov. 2015.

MED030 YRP, Medical Parking Structure

The project was awarded in May 2013 to Hanwha Engineering & Construction Co., combined with the Medical Brigade Headquarters, shared a construction cost of \$24.5 million. The parking structure will serve the Medical Complex Hospital, Dental Clinic, and the Brigade Headquarters. The parking facility is a 5-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 parking structure is in the final stages of construction and is scheduled for completion in March 2017.



MED050 Troop Medical Facility



MED050 Veterinary Clinic

MED050 YRP, Midtown Medical Facilities

The Midtown Medical Facilities contract includes two projects – the Troop Medical Facility 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. 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 accom-

modate 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 2017.



MED030 Medical Parking Structure



MED020 Hospital and Ambulatory Care Center/Dental Clinic

SLQ050 YRP, Renovate Downtown SLQs

Renovate Downtown SLQs at USAG Humphreys, South Korea under the Yongsan Relocation Program. Project was awarded to Shindongah Engineering & Construction Co., Ltd. on Aug. 18, 2014 for project value of KW 8.9 billion.

This project is to convert three existing barracks buildings into Senior Leaders Quarters. The estimated number of living units to be provided is 36 and one storage room in each of the buildings. Complete exterior and interior renovation will be required to convert the buildings to the new use. One passenger/freight elevator for each building will be included. New building information systems, fire protection & alarm, utility monitoring and control system (UMCS) and access for individuals with disabilities are required. Antiterrorism/Force Protection (AT/FP) will be provided as

appropriate; including mass notification system. Supporting facilities include underground utilities, security lighting, parking, paving, walks, curbs and gutters, fencing & gates, bike racks, dumpster pad/trash enclosure, storm drainage, exterior information systems, fire protection, site improvements and new fuel storage tanks. The project status is at 80 percent completion and is expected to be completed by July 2017.

VMF120 YRP, Medical Support Area

The purpose of this project is to renovate four existing buildings for use by the 65th Medical Brigade. It was awarded in Aug. 2014 for \$11.5 million and has a current completion date of Sept. 2017. Bldg S-708 (already completed) was previously used as a small field support office and was converted by

this project into a general purpose classroom and training facility. Bldg. S-713 (already completed) was previously a tactical equipment maintenance facility and will continue this use, but has been reconfigured to support command and administrative requirements of the 121st Combat Support Hospital units and related units. Bldg S-712, previously used as the USAG Humphreys Garrison Vehicle Maintenance Facility, is under renovation to become the 65th MED BDE's medical warehouse facility. It will support both medical and unit storage and maintenance requirements for the Brigade. Bldg S-711 (not started) will be converted from its current function as a VMF into the brigade's organizational storage facility. Two new facilities – a POL storage facility and a hazardous waste storage facility - will also be constructed.

Korea Relocation Projects

Calendar year 2016 was a strategic year for the Korea Transformation Program in the effort to prepare USAG Humphreys for the arrival of over ten thousand additional Soldiers in 2017. A total of 17 facility packages worth \$738.7 million were turned over and accepted by the garrison. The monthly average value of construction placed was \$46.8 million for a total of \$561.9 million in 2016. This included various mission essential facilities that will support the transition of which the highlight was the Eighth Army Headquarters (HQ010). The turnover of this facility will allow Eighth Army to provide command and control for the units arriving in 2017 as well as hosting the 2017 edition of the annual Ulchi Freedom Guardian exercise in the Pacific Victor's new home. Other projects of note turned over include the Child Development Center (CDC020), Railhead Facility (OS041), Soldier Support Area (SPT030), Small Unit Training Area (TNG040), HBCT Barracks and Dining Facility (UEH060), and Fire Support Vehicle Maintenance Facilities (VMF080). These facilities set the conditions required to "fight tonight" as well as providing Soldiers and Families the highest quality of life anywhere in the Army.

In addition to the vertical structures turned over in 2016,

the Land Development Utilities and Infrastructure (LDUI) team made great strides in connecting these various facilities into a contiguous garrison. The most significant was the completion and turn over all perimeter fencing, resulting in 100% enclosure of SOFA granted lands. Furthermore, four new roads were opened greatly enhancing mobility. Utilities including gas, water, sewer, electric, and C4I as well as road paving and markings were 100% completed in Parcel 2B. Finally, all of the detention basins in Parcels 2B1 and 2A were also turned over to the garrison, providing much needed flood control capabilities. These LDUI accomplishments laid the groundwork for the completion of the largest overseas U.S. Army base.

As Camp Humphreys transformation enters its critical year in 2017 the program consists of 139 construction packages, with 68 packages currently in various stages of construction valued at \$5.38 billion and 17 packages still in planning and design with an estimated value of \$632.6 million. 2016 served as the catalyst for the completion, close out, and full occupation of Camp Humphreys as part of the largest troop movement in history.

Parcel 2 Resident Office

AV051 ROKFC-in-Kind, 3rd MI Aircraft Maintenance Hangar Complex

This ROKFC-in-Kind project is a Hangar Complex and Concrete Apron Project. The contract value is approximately \$69.7 million. The contract was awarded to Hyundai Engineering and Construction by Ministry of National Defense – Defense Intelligence Agency in late Sept. 2016.

In addition to the maintenance hangar and parking apron, the contract includes all supporting facilities and utility connections. In 2016 the contract was beginning mobilization and installation of temporary office facilities. The contractor begins surcharging operations in spring 2017 and the current CCD is March 2020.

HQ050A YRP, Type II Aircraft Parking Apron Surface

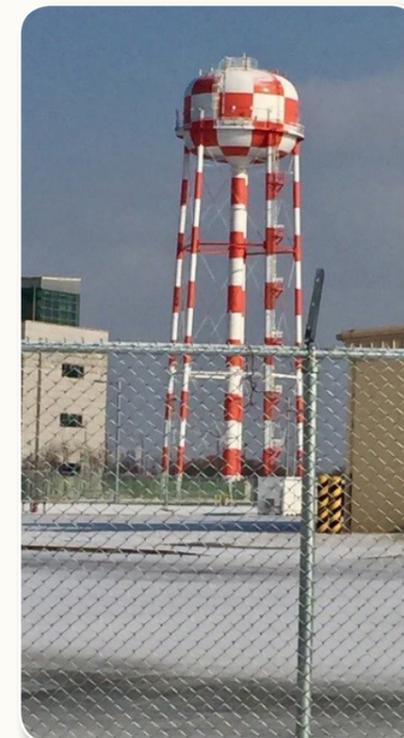
The scope includes demolition of existing taxiways shoulders; demolish and relocate electrical and communications conduit, manholes, handholds and existing storm drainage.

Install new concrete apron to include a 15-meter wide primary taxiway. Install 7.5-meter asphalt shoulders on the north side of the new taxiway. Install storm drainage culverts, manholes, concrete trench drains and inlets. Install parking spots for one grounding point, six tie downs for rotary wing aircraft and fixed wing aircraft, with signage and striping. Install new fire protection main, with fire hydrants on the north side of the apron. Demolish existing related structures and appurtenances.

KC-PMC is the QA-Facilitator for the contractor Mi Dong Engineering & Construction Co., Ltd. The current completion rate is 20 percent with a CCD of Dec. 2017.

INFRA030 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 \$605 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: 7 million of cubic meters of earthwork, 23 kilometers of road construction, 30 kilometers of drainage system, 36 kilometers of water distribution lines, 18 kilometers of sewer conveyance lines, 24 kilometers of natural gas distribution



INFRA030 Water Tank



INFRA030 Traffic Circle



HQ050A Aircraft Parking

lines, 41 kilometers of electrical lines, 35 kilometers of communication lines, building two new water storage tanks, a new water chlorination system, 17 lift stations, and two electrical substations.

This year, total of KW 2,924 million worth of road, drainage, water line, sewer line, and electrical service as well as last Elevated Water Tower is completed. The revised C.C.D is Nov. 2017.

INFRA040 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 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 approximately \$180 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. In addition 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 completed the landfill and



INFRA040 Box Culvert



INFRA040 Temporary Fence

has nearly completed the UPP-Phase 1 utility work. Vertical construction projects are already underway on the filled land. All original scope is substantially complete and in the process of turnover. The only remaining features of work include H-Beam and Brick Wall fencing at ACP020 and Box Culvert work at C4I010. The project began in fall 2009 and the scheduled date for completion has been extended to the end of July 2017.

INFRA050 YRP, Land Development and Utilities Infrastructure - Parcel 2B-2

This contract was completed in Dec. 2016. FED is currently in the process of turning it over.

The scope of this contract is for the development of 653 acres of land. Work included: 5 million cubic meters of earthwork; 4.4 miles of road, storm drain,

sidewalk and running trail; 3 miles of sewer line, 93 sewer manholes, and 8 sewer lift stations; 5.8 miles of electrical distribution lines and 4 miles of perimeter fencing. This contract totals \$168 million and was awarded by LH for the Ministry of National Defense. The project began in fall 2009 with a current CCD of Feb. 2017.

INFRA060 YRP, USFK Base Relocation Program Landscaping

The USFK Base Relocation Program Landscaping Project is a landscaping and infrastructure contract on U.S. Army Garrison Humphreys. The contract value is approximately \$5.8 million. The



INFRA060 Harmony Bridge



OSO031 Bulk Fuel Storage

contract was awarded to SAMBU Construction in late 2015. The contract primarily focuses on recreational areas along the primary drainage canal through the Garrison. Definable features of work include three pedestrian bridges, a public restroom facility, eight recreational shelters, and various other land improvement features. The contract also includes the scope to relocate six existing monuments from Yongsan to USAG Humphreys. During 2016 the contractor has nearly completed all eight recreation shelters, three pedestrian bridges, and the restroom facility. Monuments will begin relocation procedures in March 2017. The contract is currently tracking Aug. 2017 completion.

OSO031 ROKFC-in-Kind, Bulk Fuel Storage Tanks & Pumps

Scope includes the construction of two 50,000 barrel, which is about 2.1 million gallons, bulk fuel storage tanks with pump houses and pumps. A small electrical building to house motor control centers and a temporary control panel is also included, as are a valve pit, waste water tank (4,000 gallon underground) and truck load/offload island. Since this project is closely integrated with the adjacent CY09 YRP Fuel Oil Facility project, a separate drawing and estimate will be prepared for piping and electrical connections required for the YRP project to connect to this project.

The U.S. DCA is providing Construction Oversight in coordination with

the ROK DCA Construction Management team for the contractor, Namwha Construction Co., Ltd. The current completion is 20 percent with a CCD of May 2018.

OSO040 YRP, Small Arms Range

Design-Build of facilities and structures for the Small Arms Range, with primary facilities consisting of Ammo Storage Magazine, Baffled Combat Pistol/ MP QC (CP QC) range, Baffled M-16/ M-4 23 meter (Zero) range, Baffled M-16/ M-4 300 meter Modified Record (MRF) Fire Range and Grenade Launcher (M203) range.

Secondary facilities include Range Operations and Storage, Range Control Space, Classrooms (1&2), Ammo Break-

down Building, Latrine, Covered Bleacher, Field Dining, Shop/Storage Building, Small Arms Range Operations Center, Guard Booth and baffles for the three ranges: Baffled Combat Pistol/ MP QC (CP QC) range, Baffled M-16/ M-4 23 meter (Zero) range, Baffled M-16/ M-4 300 meter Modified Record Fire Range.

Other 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.

KC-PMC is the QA-Facilitator for the contractor Shindongah Engr. & Const. Co., Ltd. The current completion is 75 percent with a completion date of Oct. 2017.



REC010 Driving Range



OSO040 Small Arms Range



TNG030 Vehicle Maintenance Bay



TNG030 Range Control Tower



RNG040 Obstacle Course



RNG040 Site 2

REC010 YRP, Golf Course and Facilities

This turn-key contract provides replacement of the 18-hole Sunnam 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 & 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. Project work has been completed 77 percent. Total project completion in cost as of to date is KW 36,744 millions. The revised C.C.D is Oct. 2017.

RNG040 ROKFC-in-Kind, 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 was completed in June 2016.

TNG030 ROKFC-in-Kind, 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 C.C.D is May 2017. Construction scope project is basically complete except the pressure washer system and grounding activities at all stations.

Pyeongtaek Resident Office

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

This U.S. \$78.5 million project includes three 302-personnel barracks for Unaccompanied Enlisted Personnel, site development and supporting facilities. Each barracks has eight floors; the combined total floor area of the three barracks is 32,616 square meters. These three barracks will house a total of 906 soldiers.

The supporting facilities includes underground utilities, parking areas, paved sidewalks, storm drainage, site improvements of each building, dumpster pad and enclosures, bicycle shelters, BBQ Shelters, gazebos, and generator/

chiller enclosures.

Project completion is scheduled for May 2018.

UEH051, CY13 ROKFC- in-Kind, A13R215 Unaccompanied Enlisted Personnel Housing

This \$59.5 million project includes three 302-personnel barracks for Unaccompanied Enlisted Personnel. Each barracks has eight floors; the combined total floor area of the three Barracks is 32,616 square meters. These three barracks will house a total of 906 soldiers.

This construction excludes site work. The adjacent contractor UEH050 will finish all exterior site work after the

completion of this project.

Project completion is scheduled for Nov. 2017.

VMF100, CY12 HBCT, 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 (TEMF), Company Operations Facility, a 350-personnel & 450-personnel Readiness Modules, POL Storage, Organizational Storage, and Covered Hardstand.

This facility was turned over in June 10, 2016. A six month warranty inspection was held 16 Dec. 2016.



UEH050 Unaccompanied Enlisted Personnel Housing



UEH051 Unaccompanied Enlisted Personnel Housing

VMF101, CY13 HBCT, VMFs IV

This \$54.6 million project provides a standard design Large Tactical Equipment Maintenance Facility (TEMF), Admin Module, Readiness Building, POL & Hazardous Storage, Organizational Storage, Covered Hard Stand Unmanned Aerial Vehicle (UAV) Storage, Guard House, Bike Rack, and Trash Enclosure Facility for Site One and Site Two.

Project completion is scheduled for April 2017.

HQ110, FY13 MCA, Battalion HQ 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 April 2017.

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

This \$50.2 million project includes one 302-personnel barracks and two 1,300-personnel DFACs. One barracks

and one DFAC are located on Site #1 (Parcel 2B-1) 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.



VMF100 Vehicle Maintenance Facility

2016. Final Warranty inspection is scheduled for Feb. 2017.

UEH020B, FY08 MCA, Brigade Headquarters

This \$35.3 million project provides a 74,852 square foot, two story Brigade HQ with 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 an above ground walkway connecting to the Battalion HQ facility.

The facility is scheduled to be turned over in June 15, 2017.

UEH020B, FY08 MCA, Battalion Headquarters

This \$5.6 million project provides a 61,548 square foot, one story battalion HQ facility adjacent and connected to the brigade HQ. It contains administrative spaces for two battalions.

The facility is scheduled to be turned over in April 28, 2017.

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

This \$5 million provides a parking

apron that is constructed with 204-millimeter thick 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 foot transmitter building with steel platform for antennae mounting. The transmitter building will facilitate communication on the airfield.

The transmitter building was turned over June 2014 and the parking area to be turned over by Oct. 30, 2017.

C4I050, CY15 ROKFC-in-Kind, MI Field Station

This \$11.1 million project Zoeckler Station administration, Training and Sup-

port Facility consists of a two-story building that will primarily serve as administrative offices for the 501st MI Brigade and their contractor personnel. This building will provide support space to the neighboring Black Hat Project. The facility is a steel structure with reinforcing bar concrete (Type II- B Construction) that is 3,479 square meter (1st floor 1,733 square meter, 2nd floor 1,735 square meter), which will hold 68 personnel + 100 students. Also, there are PCC paving (service yard) and Asphalt paving parking (167 parking stall) areas, a bicycle shelter, trash enclosure, and gazebo.

Completion of this project is scheduled in May 2018

AV062, CY16 ROKFC-in-Kind, Type II Aircraft Parking



C4I050 MI Field Station



AV062 Type II Aircraft Parking

This \$15.55 million project is located at USAG Humphreys, Korea. Specifically, along the North-West intersection of Taxiway "B" (Bravo) and Taxiway "T" (Tango). This phase of the project requires the construction of parallel taxiway extension (Taxiway Extension-2) from the existing AV050 apron/taxiway to connect to existing Taxiway "B". Construction and relocation of the airfield lighting Regulator Building (including all connected utilities), and

construction of a new taxiway (Taxiway Extension-1, which will function as a taxi lane at end-state) that will connect Taxiway "T" to the AV010 Aircraft Parking Apron. It includes maintenance of the de-watering systems, slurry wall and anchoring systems, and geo-technical instrumentation systems for a period of 12 months after project turnover. The new Taxiway Extension-1 shall be PCC paved with PCC shoulders, whereas the new Taxiway Extension-2 shall be PCC

paved and having both PCC and AC shoulders. The AC shoulders on Taxiway Extension-2 shall be removed upon Phase-2 construction. The new Regulator Building will be of concrete or masonry construction meeting all codes for the type of structure. New Constant Current Regulators (CCRs) shall be installed and made operable before demolition of the existing Regulator Building. All equipment in the new Regulator Building shall be new. Equipment in the old Regulator Building shall be turned over to the user.

Completion of this project is scheduled in Dec. 2019.

HQ080, CY13 ROKFC-in-Kind, 2nd Infantry Division Headquarters Facility

This \$47.2 million project is 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



UEH020B Battalion Headquarters



UEH020B Brigade Headquarters



HQ080 Second Infantry Division Headquarters Facility

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 expected to be turned over in Sept. 2017.

UEH110, CY16 ROKFC-in-Kind, Unaccompanied Enlisted Personnel Housing

This \$93 million project consists of three 302-personnel 8-story Unaccompanied Enlisted Personnel Housing (UEPH) per the current Army Standard for unaccompanied enlisted housing at USAG Humphreys. One barracks is 11,082 square meter and site has sidewalks, two multi-purpose recreation courts, three 30-personnel gazebos, one BBQ Shelter, eight covered bicycle racks and landscaping.

Project completion is scheduled for April 2019.

CY14, GOK FASC 3366, 446154, Visitor Control



Rendering of UEH110 Unaccompanied Enlisted Personnel Housing

Center - Pedestrian Gate

This \$2.5 million project is for the construction of the new Humphreys Pedestrian Gate, which includes a Visitor Control Center, gazebo, covered bicycle rack, break shelter and construction of the relocated FE-8 perimeter fence. New perimeter fence shall be provided due to road widening by Pyeongtaek City gov-

ernment. The fence shall move inwards to match final local city sidewalk location. Relocation of existing utilities such as communications, electrical, etc. are required.

The New Visitor Control Center's target completion is April 2017.



HQ110 Battalion Headquarters Complex

Osan Air Base Projects

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 GPM maximum capacity) consisting of two 70,000 BBL (2,940,000 U.S. Gallons) cut-and-over operating tanks, a 6,500-ft 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 contrac-

tor completed commissioning of the second fueling tank. Deficiencies were discovered in the interior epoxy coating system of Tank 2 during final cleaning which will required the entire tank to be re-coated. This corrective action was completed and Tank 2 was accepted and placed in service on Sept. 6, 2016.

DoD Medical MILCON, Hospital Addition and Alteration

The construction contract for this DoD Medical MILCON project was awarded on Sept. 28, 2013 and is sched-

uled for completion in Oct. 2018. This \$22.3 million project will add approximately 26,000 square feet to the existing Osan Air Base hospital (about 27% increase in size) and renovate approximately 24,000 square feet. The added space will provide new or renovated areas for family practice, pediatrics, OB/GYN, optometry, immunizations, physical therapy, dental clinic, warehouse, and administrative support functions for the 51st Medical Group. Over the past year, the contractor completed renovations/life safety upgrades in Phase 0. The Phase 1 (New Addition) was completed in Nov. 2016 and a formal ribbon cutting ceremony was conducted on Dec. 12, 2016. The project is 77 percent complete overall and Phase 2, Alteration Areas-Upper Level South is ongoing.



Hospital Addition and Alteration

DoDEA MILCON, Elementary School

The construction contract for this DoDEA MILCON project was awarded on Sept. 30, 2013 and was completed in June 2016. This \$32 million project provides a new elementary school for Osan AB. The school is the first new 21st Century School Concept built in Korea. Following completion of construction, the USACE resident office at Osan Air Base assisted Louisville District with the installation of the interior fixtures, furniture, and furnishings. The new Osan Elementary School opened for the 2016-2017 school year on Aug. 31, 2016. A formal ribbon cutting ceremony was held on Oct. 25, 2016.



ROKFC-in-Kind, Force Protection Operations Facility

The construction contract for this ROKFC-in-Kind project was awarded on Oct. 18, 2013 and completed in May 2016. This \$14.6 million project is now the headquarters for the Security Forces Squadron and Air Force OSI. The 2-story facility is supported by a CPS system and contains arms vaults and evidence vaults. This is the first project at Osan Air Base with a ground source heat pump system for heating and cooling supported by 55 geothermal wells.



ROKFC-in-Kind, Small Arms Range Complex

The construction contract for this ROKFC-in-Kind project was awarded on Aug. 19, 2015 and completion schedule will be on July 6, 2017. This \$6.9 million 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 the building foundation and structure, including roof and infrastructure as well as exterior finishes. This project is scheduled to be complete in the summer of 2017.

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 include a visitor's center, vehicle inspection canopy, gate house, over-watch building, truck inspec-

DoDEA Elementary School, Interior

tion canopy with guard booth with new entrance way, and replacement of 5,629 meters of existing boundary/perimeter fencing with reinforced concrete perimeter wall fence. Also included are 19 observation towers at various locations along the perimeter fence. During the past year, the utilities and earthwork for the Morin Gate was completed, and about 2 kilometers of perimeter fence has been completed. This project will substantially improve the security of the base with access control system and intrusion detection system (IDS) that will ensure

the safety and deterrence of security threats to airmen stationed at Osan.

ROKFC-in-Kind, Aircraft Corrosion Control Facility

The construction contract for this ROKFC-in-Kind project was awarded on Dec. 31, 2013, and was substantially completed in 2016, with the user's preparations to move in currently underway.

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 underwent comprehensive Performance Verification Testing for the whole facility and preparation for final inspection. A significant part of the testing procedure is the Fire Suppression System test, a comprehensive test of each hangar's rapid expansion firefighting foam systems.

ROKFC-in-Kind, Repair Critical Communications Node, Comm HQ B949

The construction contract for this ROKFC-in-Kind project was awarded on Aug. 8, 2016 and is scheduled to be completed on Aug. 11, 2019.

This \$11 million project will upgrade electrical/HVAC systems on the 1st floor of B949. The project includes repair interior finishes, replace HVAC system, distribution piping, duct lines and controls, replace electrical systems including the transformer, switches, panels and feeder line, replace backup power generators, replace lighting/fire alarm/communications, replace fire detection and protection system, and construct a new semi-hardened structure mechanical room with a retaining wall. The project is to provide a properly designed and configured HVAC system and electrical system to support current and increasing future mission requirements. The project also provides repairs as necessary to be accomplished, and includes selective demolition of components within the facility.

ROKFC-in-Kind, Main Runway Repair

The repair of the inside runway was awarded on Sept. 30, 2016, as a ROKFC-in-Kind project for a total of \$51.2 million. Osan holds the Air Force's oldest runway, which was built in 1952, and has supported countless operations from the Korean War to today.

This project is a much awaited and much needed full replacement by unbonded PCC overlay to the entire runway surface, including asphalt concrete shoulders, airfield lighting system, and the runway overruns. Following the construction of an on-base concrete batch plant, construction activity on the runway is scheduled to begin in the spring of 2017.



Small Arms Range Complex



Rendering of Perimeter Defense Site



Perimeter Defense Site

**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 admin facility (HAZMART), warehouse, covered outside storage for hazardous materials, and a Covered Cylinder Storage for the relocation of compressed gas cylinders. Demolition of one aircraft hangar is included in this project scope. The construction is 79.4 percent complete as of Dec. 2016, and the complex will be turned over to the 51st Maintenance Group by May 2017.



Rendering of Munitions Storage Area (Alpha site)

fighting position facilities. Contractor has submitted initial pre-construction documents and conducted site survey to verify existing site conditions. Contractor is preparing to construct a field office, material laydown area, temporary fence to prepare for demolition, clearing and grubbing, and soil consolidation.

Command Korea (SOCKOR) project was awarded on Aug. 8, 2016 and is scheduled for completion in Oct. 2018.

This \$17 million project scope of work includes the demolition of five buildings along with various other small structures and the construction of an Administration building and a Vehicle Storage/Special Operations building. The Vehicle Storage building also includes a 100 foot tall parachute drying tower. During the past year, the contractor demolished three of the five buildings and has begun pile driving for the foundation of both the Administration building and the Vehicle Storage Building.

**ROKFC-in-Kind,
Construct Munitions
Storage Area (Alpha Site)**

The construction contract for this ROKFC-in-Kind project was awarded on Sept. 30, 2016 with construction completion scheduled for July 19, 2020.

This \$142.4 million project is to construct 46 Large and 9 Small Munitions Storage facilities. Supporting facilities include inert storage facilities, ISO pads, entry control, and defense

**ROKFC-in-Kind, 607th
ASOG/SOCKOR Facility**

The 607th Air Support Operations Group (ASOG) and Special Operations



Rendering of Perimeter Defense Site



Perimeter Defense Site



Rendering of the 607th Air Support Operations Group and Special Operations Command Korea Facility

**ROKFC-in-Kind, 694
ISRG Secure Storage
Facilities**

The construction contract for this ROKFC-in-Kind project was awarded on July 19, 2016 with construction completion scheduled for Feb. 9, 2018.

This \$4.9 million project is to construct two Secure Storage Facilities approximately 1900 square meters for 694th Intelligence, Surveillance and Reconnaissance Group (ISRG). Contractor has submitted initial pre-construction documents and conducted site survey to verify existing site conditions. Contractor has constructed a field office, material laydown area, and conducted majority of demolition work at the site.



607th ASOG/SOCKOR Facility

**ROKFC-in-Kind, Aircraft
Fuel Maintenance Dock**

The construction contract for this ROKFC-in-Kind project was awarded on Sept. 8, 2016 and is scheduled for completion in Aug. 2018.

This \$14 million project will be for the primary fuel system maintenance dock. The current facilities are inadequate which cause a backlog of F-16 and A-10 aircraft. The new facility will be larger and better equipped to ensure our fighters are able to receive critical main-

tenance. The facility will additionally include safety systems such as vapor detection, splinter and chemical protection, and better fire protection to ensure that the aircraft and crews are protected.

**OMAF, Repair HVAC for
War Gaming Center- IDIQ**

The project was awarded on Sept. 29, 2016 with full Notice to Proceed

given on Dec. 1, 2016. It is scheduled for completion in April 2018. This \$3.7 million project scope of work includes repairing the HVAC system for the first and second floors as well as renovation of the second floor which consists of new carpet, paint, and ceiling tiles. An upgrade in their electrical system and fire alarm system is also included in this project. Currently the contractor is performing site surveys and has begun the demolition process.

OMAF, Repair Fire Protection System – Building 1729

The project was awarded on Aug. 11, 2014 and is scheduled for completion in July 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/exterior and painting is completed. Currently the contractor is working on fire suppression piping installation system.



Rendering of Aircraft Fuel Maintenance Dock

maintain, and perform corrosion control on highly sensitive reconnaissance aircraft. The contractor will start earthwork and demolition work start in March 2017.

The contractor is currently replacing the fan filter assemblies, duct transitions, or other CPS controls and accessories for five dorms.

OMAF, Repair Fire Protection and Electrical Power System, B843 – Air Force IDIQ

The construction contract for this Air Force IDIQ project was awarded on Sept. 29, 2016 and is scheduled for completion in June 2018. This \$2.7 million project will add a fire detection and suppression system to the B843 maintenance hangar, which is used to inspect,

OMAF, Repair CPS Systems for Multiple Dorms – Air Force IDIQ

The construction contract for this Air Force IDIQ project was awarded on Aug. 12, 2016 and is scheduled for completion June 2017. This \$1.1 million project will fix the Collective Protection System (CPS) for multiple dorms. The CPS is the system that protects the air-supply of dorms from chemical attack.

OMAF, Repair HVAC System for PAC House - B733

The project is required to provide repairs for the enlisted dining facility that was awarded on March 24, 2016 and is scheduled for completion in July 2017. This \$2.6 million project scope of work included the installation of a new designed HVAC system to include piping, ductwork, controls & accesso-



Repair Fire Protection and Electrical Power System

ries, DDC system to integrate to the base EMCS, repairing electrical system by replacing panels, switches and lighting fixtures, replace interior finishes at ceiling, floor and walls, repaint the whole interior and exterior of the building, replace plumbing fixtures, domestic water lines and sewer lines, remove fire pump system from the mechanical room by a result of water pressure test in the field, as well as selective demolition of facility interior. During the past year, the contractor completed the installation of roof fans and ducts, water piping and insulation, drop ceiling and cement board. Currently the contractor is working on HVAC ducting and fire sprinkler piping system installation.

Air Force Job Order Contract (JOC)

This year, seven (7) new JOC projects were awarded for a total contract amount of \$9.49 million, five of which were awarded toward the end of the FY16 in August and September. The scopes of work for these projects are diverse and included the repair of security lighting for munitions storage area, comprehensive mechanical and HVAC upgrades at the Military Family Housing (MFH) towers, several airman dormitory repairs, repair of 22 Hardened Aircraft Structures, sewage lift-station repairs, and backflow prevention device installations at various locations. In addition to

newly awarded contracts, comprehensive renovations of the Osan Officer's Club and the 621 Air Control Squadron headquarters, which were awarded last year, were successfully completed in July and October, respectively.

Airfield Paving IDIQ

In 2016, the Airfield Paving IDIQ contractor Yibon performed concrete slab, spall, and crack repairs on the runway, along taxiways, and in aircraft parking areas under multiple task orders. The contractor also repainted many of the line markings on the airfield.

Repair Building 2214, Suwon Air Base

The purpose of this project is to provide required repairs for building 2214, which was awarded on March 29, 2016 and has completed on Dec. 20, 2016. The completion date is prior then the original CCD of May 3, 2017. This \$1.13 million project scope of work included repair existing deteriorated admin area including toilets, plumbing, HVAC, electrical lighting, electrical power, partitions, roof, structural elements, insulation, duct, heating/cooling, piping, fire protection and alarm systems, cable TV system, telephone system and all other necessary works for a complete and usable facility.



Repair HVAC System



Air Force Job Order Contract



IDIQ Airfield Paving



Area IV Projects

LPP-in-Kind, H-805 Relocation

With this agreement, flight operations will be moved from Camp Walker, Daegu, to Camp Carroll, Waegwan. In turn, part of the footprint of Camp Walker will be returned to the city of Daegu. The scope of this project includes a construction of a Vehicle Maintenance facility, Operations Facility, helipads, a container yard, and a land farm. Construction of this \$18.2 million project started in Dec. 2015, and will be turned over in different phases to the U.S. Army Garrison, Daegu (Area IV), with a final completion scheduled for July 2018.

YRP, Barracks and Company Operations Headquarter Building

This \$51.7 million project will provide an 8-story barracks building for Unaccompanied Enlisted Personnel and a combined Battalion and Company Operations Headquarters building for the 25th transportation Battalion, and the 6th Ordnance Battalion in Cam Carroll, Waegwan. The contract for this project was awarded on Sept. 2015; both facilities are currently under construction, and are expected to be completed in June 2018.

Barracks and Company Operations Headquarters



Consolidated Communications Facility



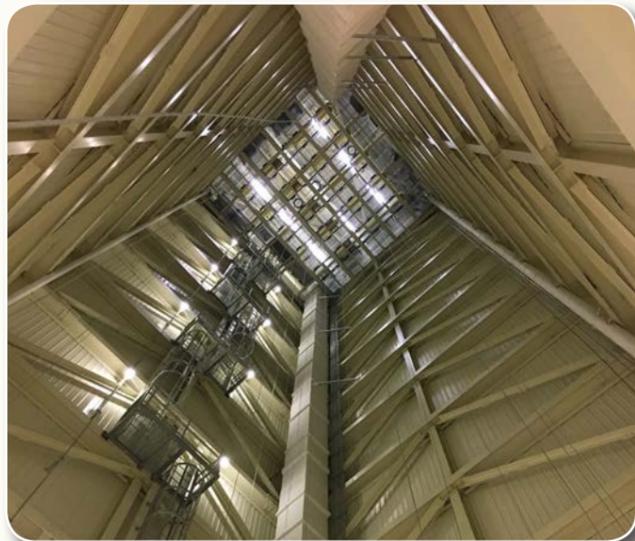
Battery Shop

ROKFC-in-Kind, Consolidated Communications Facility

This \$6.2 million, 2-story facility located at the Chinhae Navy base will provide a state of the art communications facility for Commander Naval Region Korea (CNRK) N6 staff, Commander Naval Forces Korea (CNFK) N6 staff, and Naval Computer and Telecommunications Station, Far East Detachment, Chinhae. Construction of this facility started in April 2015, and will be completed in March 2017.

ROKFC-in-Kind, Battery Shop

This new \$3.2 million facility will provide the U.S. Army Materiel Support Command with a brand new battery shop at Camp Carroll, Waegwan. The project started on July 2016 and is expected to be completed on April 2018. This facility will provide the users a big improvement from the current battery maintenance shop operations, increasing efficiency, and the health and safety of the employees.



Repair Joint Rigging Facility, Interior

ROKFC-in-Kind, Special Operations Facility and Barracks

Once completed, this facility will provide the Special Operations Command Korea team a state of the art Special operation facility and a multistory barracks building. This \$19 million project is located in the Navy base in Chinhae. Construction started Oct. 2016 and it is scheduled to be completed in Nov. 2018.

ROKFC-in-Kind, Open Bay Billeting

This new \$12.3 million, three story facility will be located in Camp Mujuk, Pohang, and will provide housing for 400 personnel of the U.S. Marine Forces Korea. Construction commenced in Aug. 2016 and it is scheduled to be completed in Aug. 2018.



Special Operations Facility and Barracks



Repair Joint Rigging Facility, Exterior

ROKFC-in-Kind, Replace Bulk Fuel Transfer Pipeline

The \$3.2 million project is located on the ROK Marine 1st Division Base at Pohang, Korea and includes the new construction of an approximate 3000 meter long fuel transfer pipeline that will connect the pump house to the existing flight line operational storage tanks. Construction started on Aug. 2016, and it is scheduled to be completed in Aug. 2018.



Open Bay Billeting

ROKFC-in-Kind, Repair Joint Rigging Facility

The old Rigging Facility located at the Gimhae ROK Air Force Base sustained severe damage after a Typhoon in 2003. The \$7.6 million repairs and upgrades of this facility started in April 2015 and will be completed in March 2017. This facility will provide the Special Operations Command Korea, a facility where they can inspect, repair, maintain, and pack parachutes.

MILCON, Daegu Middle and High School

This \$31.2 million, two story split level facility will be the new home of the Daegu Middle and High School and will provide 21st Century learning facilities for 520 students. The project is near completion with expected turn over to the Department of Defense Education Activity in April 2017. The school will be opening for the fall semester of 2017.

MILCON, Army Family Housing Tower 1

The 15-story tower with detached parking garage, \$44.7 million project was awarded on July 2015 and is expected to be completed on July 2018. This facility will consist of 90 dwelling units with 5, 4, and 3 bedroom apartments that will provide housing for Company Grade Officers and their families. Demolition of existing housing units was necessary to accommodate for the

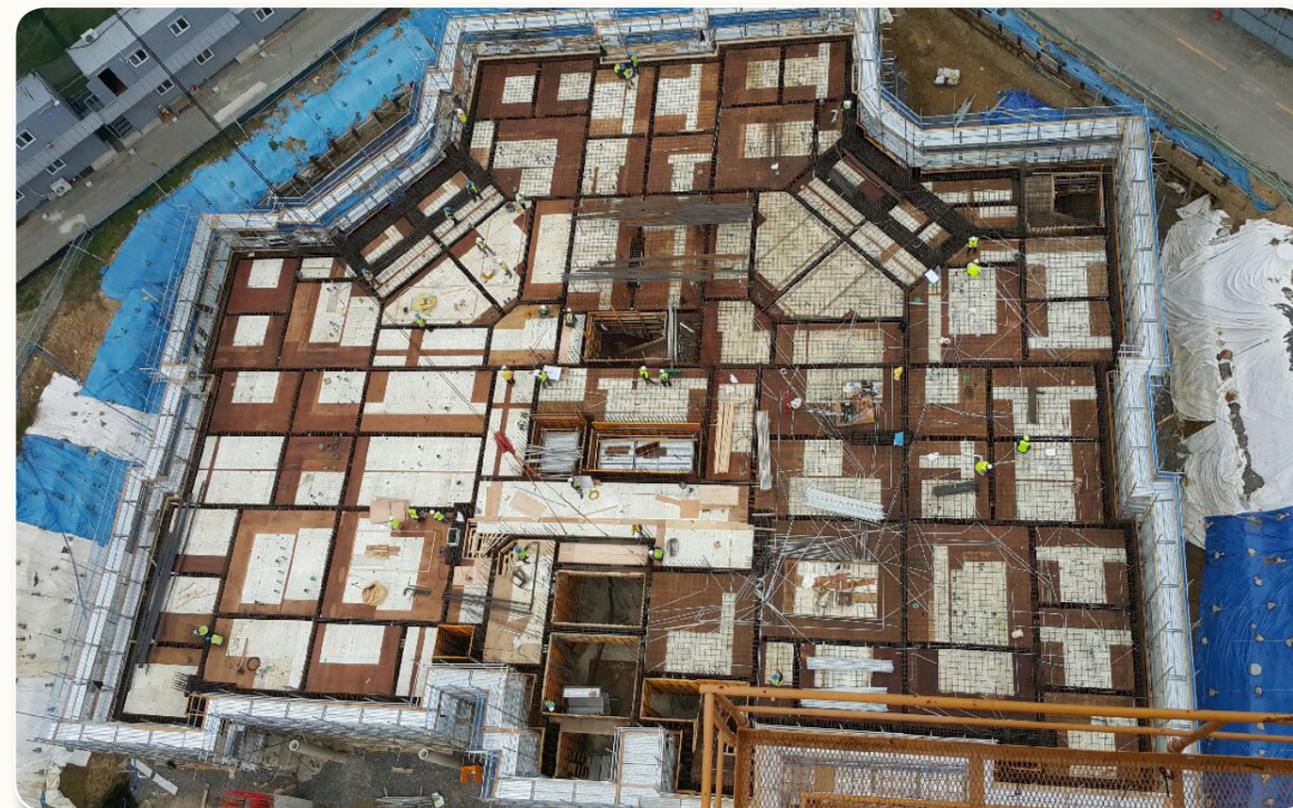


Replace Bulk Fuel Transfer Pipeline

new facility. This project is located in Camp Walker, Daegu.

MILCON, Army Family Housing Tower 2

The second 15-story tower with detached parking garage, \$44.3 million project was awarded on Sept. 2016 and is expected to be completed on Feb. 2019. This facility will consist of 90 dwelling units with 5, 4, and 3 bedroom apartments that will provide housing for Company Grade Officers and Senior Non-commissioned Officers and their families. Demolition of existing housing units was necessary to accommodate for the new facility. This project is located in Camp Walker, Daegu.



Army Family Housing Tower 1

Kunsan Air Base Projects

FY14 OMAF, Repair HVAC, CPS, Building 1305

This project was physically completed on Nov. 30, 2016. The certification of the Collective Protective System (CPS) will be done Feb. 28, 2017 by ECBC. The newly renovated Wing Headquarters building was in full occupancy by the user as of July 2016. This \$5.2 meter project repaired and upgrade the HVAC system, CPS, plumbing system, fire protection system, and electrical system at the Wing Headquarters (Command Center) Building 1305 to meet current standards and codes.



Rendering of Security Forces Facility

CY13 ROKFC- in-Kind, Security Forces Facility

This project was completed on Dec. 30, 2016. With this project completed, the newly constructed security forces facility consolidated the security forces operations which was being done in seven different facilities. The new facility includes an armory, classrooms, holding area, warehouse, vehicle operations center and protected area for the electronic security system operations center. This project was valued at \$ 17 million.

CY13 ROKFC- in-Kind, Communication SQ Facility

This project was completed on Dec. 30, 2016 with minor punch list work to be completed in Jan. 2017. This project constructed a new 2-story Communication Squadron facility to consolidated cyber functions that was located at six different facilities. The new facility includes administrative areas and a protected area to hold Kunsan Air Base's main communication infrastructure. This project was valued at \$16 million.

CY13 ROKFC-in-Kind, Convention Munitions

Maintenance Facility

This project was mostly completed at the end of 2015 with remaining demo, commissioning and turn over remaining on Feb. 19, 2016.

The new Conventional Munition Maintenance Building consolidated three building in one to cover a munitions assembly bay, chaff and flare counter measure bay, 20-milimeter processing bay, receiving room, storage, and office areas. It also removed the Intra-line Distance restriction of the current facilities that limits production capability of the existing munitions facilities. User has fully occupied and



Communication Squadron Facility

performing mission operations in this \$6 million facility.

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

This project is to construct a Muni-

tion Inspections Facility which will also serve as an alternate convention maintenance facility. This new facility is designed to facilitate wartime production and rates for the future of assigned weapons systems to support 8th Fighter Wing and contingency Forces. It will also remove the Intra-line Distance restriction of the current facilities that limits production capability of the existing munitions facilities.



Conventional Munitions Maintenance Facility

The \$7.1 million project was awarded on Sept. 7, 2015 with a completion date of Dec. 30, 2017. The project was 29 percent at the end of Dec. 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 (8) defensive fighting positions, security lighting intrusion detection systems (IDS) 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 was 19 percent at the end of Dec. 2016, and the completion date scheduled is Sept. 6, 2018.



Aircraft Rinse Facility



Hardened Aircraft Flow Thru Shelter

CY15 ROKFC-in-Kind, Construct Aircraft Rinse Facility

This project was completed Oct. 26, 2016. This project will provide an adequate and properly sized rinse facility 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. The newly constructed clear water aircraft rinse facility on Taxiway "F" has the capacity to rinse aircraft on a daily basis vs the previous rinse system of every two weeks. The contract value was \$2 million.

CY15 ROKFC-in-Kind, Hardened Aircraft Flow Thru Shelters

This project consist of constructing five double configured turn-around/flow through hardened aircraft shelters, re-fueling 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 was 15 percent at the end of Dec.



Rendering of Hardened Aircraft Flow Thru Shelter

2015, and the completion date scheduled is Feb. 4, 2019.

CY15 ROKFC-in-Kind, 3rd Gen. HAS, PH 1 -3

Scope of this contract is to construct multiple – 3rd generation Hardened Aircraft Shelters (HAS) on the South East side of Kunsan Air base. Contract will be constructed in phases to include 20 - HAS's, over 180,000 square meter of soil improvement and 120,000 square meter of Airfield paving. This project will provide the necessary protection for fighter aircraft, air crews

and maintenance personnel while also preparing for future fighter aircraft.

The contract was awarded on July 4, 2016 at a value of \$100 million. The schedule completion date is May 5, 2020 and is at 3 percent progress at the end of Dec. 2016.

CY16 ROKFC-in-Kind, Construct Transient Aircraft Parking

This project consist of adding 22,000 square meter of concrete adjacent to the parallel taxiway. This addi-

tion is required to facilitate larger aircraft and increase the capacity of the current Transient Pad. This addition is also addressing future needs in accepting follow on forces and provide adequate parking for aircraft.

The contract was awarded on July 4, 2016 at a value of \$3.8 million. The project was 23 percent at the end of Dec. 2016, and the completion date scheduled is Feb. 8, 2018.

CY16 ROKFC-in-Kind, Upgrade AT/FP Measures at Main Gate

This project is for the renovations and upgrades of the main gate at Kunsan Air Base. Work includes removal of deteriorated pavements, architectural, HVAC, and reinstalling, new PCC paving, canopy, and upgrading for force protection measures around the visitor control center and vehicle search pit areas.

The contract was awarded on July 6, 2016 at a value of \$2 million. The project was 2 percent at the end of Dec. 2016 and the completion date scheduled is Aug. 9, 2017.



AT/FP Main Gate

Air Force Job Order contract (JOC)

This past fiscal year there were eight JOC Task Orders completed with a value of \$4.0 million. In 2016 there were 12 task orders awarded at Kunsan and currently there are 12 ongoing task order with a combined value of \$3.1 million. The tasks order work includes wide range of scopes with maintenance including, communication, HVAC, sewer, roof replacements and minor building renovations at various buildings throughout Kunsan Air Base.

Airfield Paving IDIQ

In fiscal year 2016 there were four Task Orders awarded and completed with a total value of \$1.7 million, which includes repainting areas of the runway, concrete apron, and taxiway and runway repairs.

Projects also coordinated and supported with the ROKFC-in-Kind, Flow Thru Shelters and Transient Aircraft Pad projects.



Transient Aircraft Pad

Engineering Division

Cost Engineering Branch

Design Branch

Engineering Services Branch

Geotechnical and Environmental Engineering Branch

Technical Review Branch

Rendering of Family Housing New Construction, USAG Humphreys



Engineering Division experienced another dynamic year with in-house design projects totaling over \$428.6 million and 40+ A-E design contract actions awarded at a value of \$15.9 million. Additionally, 23 Independent Government Estimates were prepared, and 246 geotechnical, environmental, groundwater resource, geospatial, and laboratory/field testing projects were completed. Engineering Division's staff of engineers, technicians, scientists, and support staff continued to provide high quality products and services in support of the Far East District and U.S. Forces Korea and continued to work collaboratively with our ROK partner at Ministry of National Defense-Defense Intelligence Agency. Jason Kim, Deputy, Chief of Engineering, departed from FED in July 2016.

Cost Engineering Branch

In fiscal year 2016, Cost Engineering Branch continued to work using the Corps of Engineers MII estimating software, excel format for US funded projects, and the Korean Estimating Management System (EMS) software used for estimating Host Nation funded projects such as ROKFC and ROKFC-in-Kind. The database of Korean material approved for use on US funded projects and ROKFC-in-Kind projects in Korea continues to be updated with the approved material lists provided by the Specification Section in Design Branch. The JOC price book was updated to the current labor prices in preparation for new Army JOC IDIQ contracts in 2016.

Cost Engineering Branch completed 23 Independent Government Estimates (IGEs) for MILCON/HN funded projects including MCA, MCAF, OMA, OMAF, IDIQ and ROKFC/ YRP projects peninsula wide totaling more than \$183 million dollars. In addition to IGEs for new projects, the branch completed 62 IGEs for JOC Contracts and Basic Change Documents (BCD). Also, three IH Projects have been processing a full blown estimate (95 percent CWE DLA, CP Carroll - \$63 million, 90 percent CWE AFH100, USAG Humphreys - \$142 million, 90 percent CWE AFH Phase III, CP Walker - \$60 million) and 57 Current Working Estimates (CWEs) prepared by SOFA A-Es were reviewed.

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

Design Branch

The Design Branch comprises 39 architects, engineers, engineering technicians, specifications writers, and administrative assistants who continue to provide high quality services, producing designs and contract solicitation packages for construction. Of particular significance in FY16 are the following design projects:

CY18 and CY19 Family Housing New Construction, USAG Humphreys

The Design Branch began design of a three-tower family housing complex with an associated underground parking structure. Construction of the original design will be started in calendar year 2018. Meanwhile, the design will be replicated (three additional towers and one parking garage) at an adjacent site, and construction of the second iteration will begin in 2019. The entire project will be \$297 million, with a total gross area of approximately 1.2 million square feet of towers and approximately 200,000 square feet of parking space.

The tower grounds are being designed to fulfill the USAG Humphreys Master Planners' vision of incorporating site amenities into a holistic site design, rather than a patchwork of open spaces interrupted here and there by playground equipment enclosed by fencing. The grounds design will provide expanded recreational opportunities for residents, incorporating a variety of resources to appeal to all age-groups within the residential population. Site amenities will include:

- Tot lots
- School-age children's playgrounds
- Court sports related venues
- Jogging trails which connect to base transportation systems
- Covered outdoor cooking facilities
- A network of sidewalks allowing access to a secluded garden area

CY18 Family Housing New Construction (Tower #3), Camp Walker

The Design Branch is in the final stages of design for the third housing tower at Camp Walker, Korea. Construction is expected to begin in 2018. The project consists of a \$57 million, multi-story tower which will accommodate Company Grade Officers, Senior Non-Commissioned Officers and their families.

The project includes demolition of 10 existing dwelling units to provide space for the new tower.

CY17 ROKFC-in-Kind, Sustainment Facilities Upgrade Phase I DLA Warehouse, Camp Carroll

This host nation funded \$74.6 million project is considered to be the first phase of the four-phased Sustainment Facilities Upgrade Program that is required at the existing Camp Carroll Railyard, and to construct a new two-leveled humidity/temperature-stabilized General Purpose Warehouse of 25,445 square meters with approximately 30ft floor to floor heights; a HAZMAT Storage of 1,858 square meters; and a three-leveled Administrative Wing of 2,577 square meters with a rooftop landscaped rest area. The facility is designed by utilizing the most economical construction allowable by the building codes and a compact footprint fitting in the tight site that is very limited in size. The site layout and roofed swing spaces are designed to avoid any interruption

in the user's operations and mission during the construction.

The project will also provide two extra-heavy-duty custom-designed freight elevators carrying a fork lift truck up and down; to incorporate full personnel protection consideration; and to accommodate user-provided state-of-the-art 20-foot high "narrow aisle" racking and fork lift truck systems, conveyor systems including ALOC, VRC and spiral types, and sophisticated ESS Systems with IDS and inventory control.



Sustainment Facilities Upgrade Phase I DLA Warehouse, Camp Carroll



Rendering of Family Housing New Construction (Tower #3), Camp Walker

Geotechnical and Environmental Engineering Branch

Fiscal year 2016 was a continuously challenging period as the Geotechnical and Environmental Branch (EDG) had to adjust and prepare for decreases in future workload. The Branch provided high quality work that resulted in the completion of 246 geotechnical, environmental, groundwater resource, geospatial, and laboratory/field testing projects, with a final balanced operating budget of approximately \$6.5 million.

There were several significant personnel changes during 2016. Pamela Lovasz, Geotechnical Section Chief, transferred to the Design Branch as the Design Branch Chief in January. Kim Kwang-chin retired in April 2016 after 15 years of outstanding service to the District as a Supervisory Civil Engineer in the Materials Testing Laboratory (MTL). The MTL Supervisory Civil Engineer position was filled by Yun Yong-han, who transferred from the Geotechnical Section in May 2016. The Geotechnical Section Chief position, which has been vacant since Feb. 2016, was filled by Sun H. Lee in Feb. 2016.

In FY16, EDG was led by these supervisors: Dr. Jay Pak (Chief, Geotechnical and Environmental Branch), Sun H. Lee (Chief, Geotechnical Section), Sarah Woo (Chief, Environmental Section), Pak Song-hyon (Chief, Geology and Hydrology Section), Dr. Pak Chunpom (Chief, Data Management Section), Yun Yong-han (Chief, Materials Testing Lab), and Dr. Chon Son-chu (Chief, Environmental Testing Lab).

EDG provided in-house local support to Engineer Research and Development Center in developing high-strength concrete using local constituent materials in Korea. EDG's support contributed to the development of new methods and technologies for increased organization success. Frequent consultations 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.

EDG members actively participated in initiating and implementing the District's educational partnership agreement with Department of Defense Dependent Schools Korea, centering on the STEM (Science, Technology, Engineering, and Math) program. EDG organized and constructed several STEM-related events during fiscal year 2016, including classroom lectures and STEM night with students and parents.

The Geotechnical Section performed 24 geotechnical analysis reports for projects. Significant projects include

Army Family Housing Tower II and III at Camp Walker, third Generation Hardened Aircraft Shelter (HAS), Phase 4, 5, and 6 at Kunsan Airforce Base and 23 construction supports for the construction site. The Geotechnical engineers performed Quality Assurance (QA) of the test pile program for the USFK projects. For the Korea Relocation Program (KRP) at U.S. Army Garrison Humphreys, the engineers established a test pile program for pre-tensioned spun high strength reinforced concrete. The program consists of PDA (Pile Driving



Backflow Prevention Survey, USAG Daegu



The 3rd Gen. Hardened Aircraft Shelter, Phases 4, 5, & 6, Kunsan Air Base

Analyzer) tests performed at the EOID (End of Initial Drive) and re-strike stages, static load tests, lateral load tests, and pullout tests. The Materials Testing Laboratory performed 88 in-house testing, field testing, inspection of quality control laboratory, and quality assurance activities during construction.

The Environmental Section performed various in-house and contract projects in fiscal year 2016. Cross connection control and backflow prevention management plan for US Army Garrison (USAG) Daegu was prepared and submitted. This project was to obtain the current status of cross-connections, install Backflow Prevention Assemblies (BPAs) and to identify potential backflow prevention deficiencies that may pose a risk to the potable water supply system. USAG Daegu consists of a total of 10 installations. A total of 532 buildings were surveyed for the cross connections and backflow prevention devices for over a 4-month period of time by three environmental personnel. Approximately 3,000 cross connections and backflow prevention assemblies were surveyed from the USAG Daegu installations.

The Environmental Section in-house staff updated the Stormwater Pollution Prevention Plan for Commander Fleet Activities Chinhae. This project was to identify the sources of pollution that affect the quality of industrial stormwater discharges and implement best management practices that reduce or eliminate stormwater contact with potential pollution source materials. During the site survey conducted, the EDG-E team walked through the installation to identify potential pollution sources, areas

of potential spills and leaks and the location of existing stormwater drain outfalls. Other EDG-E projects include, but are not limited to, Source Water Protection Program for USAG Humphreys, Water Resource Management Plan for USAG Daegu, stockpile sampling and analysis for Camp Humphreys, sampling and analysis for asbestos and lead based paint, FED annual environmental and safety trainings, and Sewer System Study for Kunsan Air Base.

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 (GIS). The Section conducted numerous topographic surveys (54 projects) in support of projects designed by the District's SOFA A-E firms and Design Branch and completed joint U.S.-ROK installation boundary surveys for four USFK installations. Project examples include calendar year 2018 ROKFC-in-Kind Construct 3rd Generation Hardened Aircraft Shelter (HAS), Phase 4, 5 & 6, Kunsan Air Base and boundary survey at Sunnam Golf Course. The Section also completed a boundary, topographic and utility location survey at Seoul – Department of State General Services Officer Annex and Embassy Housing Compound. 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. 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 to support EDG project execution by ensuring that the Branch GIS kept up to date with acquired project data and imagery and by generating specific geospatial products that greatly enhance the analytical process.

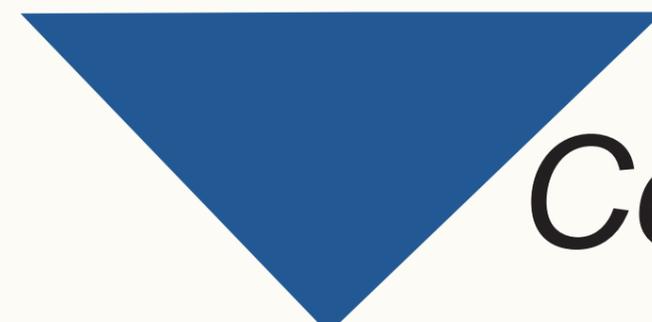
The Geology and Hydrology Section was tasked with conducting subsurface exploration and geologic field investigations to support the District's military design and construction program and with developing and maintaining groundwater resources on USFK installations. In fiscal year 2016, the Geology and Hydrology Section completed 17 geotechnical site investigation projects that include: Sustainment Facility Upgrade Ph.1 - DLA Warehouse, Camp Carroll, AFH MILCON 81427, Construct a 15 Story AFH Tower #3, Camp Walker, ROKFC In-Kind M18R101, III Marine Expeditionary Force Forward HQS, Camp Mujuk, ROKFC-in-Kind, A16R501, AV070 Type 1 Aircraft Parking Apron, Camp Humphreys, PN 086689 Family Housing New Construction, USAG Humphreys, Construct Third Gen. HAS, Phases 4, 5, & 6, Kunsan Air Base. EDG services for developing and maintaining groundwater resources date back to 1966. During fiscal year 2016, the Geology and Hydrology Section conducted preventative and emergency well maintenance on 149 wells on 24 USFK installations, providing clean potable water for facility use.

Land Partnership Plan, Republic of Korea Funded Construction in Kind (ROKFC-in-Kind), Operation and Maintenance (O&M), Military Construction Army (MCA), and SRM. Through coordination with the Regional Engineering Center (REC) in the Honolulu District and other technical centers (MCXs and TCXs), TRS successfully managed to accomplish timely and valuable design reviews for all projects involved. In addition to technical review support, TRS was retained for a Value Engineering (VE) study for fiscal year 2017 PN 86689 Family Housing, USAG Humphreys, Korea following their

previous successful VE studies for two Family Housing Towers in Camp Walker. TRS's VE study produced savings in excess of \$5 million, allowing the project to eliminate bid items and incorporate all of the customer's requirements. Also, TRS technical reviewers have assisted the F-35 Joint Program Office (JPO) and Republic of Korea Airforce (ROKAF) in the development of construction designs for facilities ranging from hardened aircraft shelters, training centers, to warehouses/storage buildings (F-35 Joint Strike Force Beddown project at Cheongju Air Base).

Design Management Section (DMS) continued to perform strong under the excellent leadership of Choe Kwang-kyu. Mr. Danny Morisaki, who was a Design Manager in DMS, took a position with Pacific Ocean Division as a Project Manager in September 2016. Steve Karwan, Nam Pai, and Kim Tong-kun joined the Design Management Section in Oct. 2016. They

quickly proved themselves to be energetic and mission-focused engineers, and represented Engineering Division well on some key projects such as calendar year 2017 ROKFC-in-Kind, F-16 Quick Turn Facility/Expand fifth RS at Osan AB and FY17 AFHC, Family Housing New Construction, Camp Walker. Due to the heavy A-E contract workload, each individual Design Manager participated in A-E contract negotiations and overcame numerous challenges. As a result, DMS was able to negotiate and award all A-E contracts as scheduled. The number of A-E contracts negotiated and awarded, including modifications, were over 40 contracts totaling \$15.9 million (\$6.6 million for military construction projects and \$9.3 million for Host Nation projects). One of the major projects from a different funding source and location that DMS has been involved with is the Republic of Korea (ROK) F-35 Joint Strike Force Beddown project at Cheongju Air Base.



Contracting Division

Contracts Branch: Construction Team

Construct KORCOM Operations Center, USAG Humphreys

This project is to construct a two level underground secure facility to support the overall Korea Command (KORCOM) and United Nations Command operational headquarters requirements as part of the existing United States Forces Korea transition to Korea Command and relocation to USAG Humphreys. The project will provide facilities for KORCOM missions of monitoring the armistice and coordinating actions and responses during peacetime and crisis. This facility shall provide for administrative and operational office, meeting, storage, and support facilities as required to support the critical operational and high security missions. The facility shall be subject to protective design and will largely be underground and be provided with a Collective Protection System, redundant emergency power and utilities. The facility also features threat protection through crisis using a concrete burster slab and protected structure. The consolidated high secure facility will be provided with TEMPEST protection. Regular and contingency mechanical systems will be co-located in a protected

Mechanical/Electrical Plant.

- Contractor: Hyundai Engineering & Construction
- Date of Award: Jan. 22, 2016
- Award Amount: \$157,656,066.95

Construct 15-story Army Family Housing, Camp Walker

This project is to construct a high-rise Family housing building with 90 apartments (four 5-bedroom units, twenty-six 4-bedroom units and forty 3-bedroom units for Senior Non-Commissioned Officers and twenty 3-bedroom units for Company Grade Officers and their Families.

- Contractor: Debo Engineering g& Construction
- Date of Award: Sept. 8, 2016
- Award Amount: \$44,367,487.30

Technical Review Branch

In fiscal year 2016, Dong Shin came on board as the Chief of Technical Review Branch replacing Yong Kye, the Acting Chief. Shin was assigned as Chair of the Architecture Engineering Review and Responsibility Board (AERRB) and resumed the board activities to pursue AE liability investigations and evaluations.

Led by Yong J. Kye, the Technical Review Section (TRS) continued its efforts in providing quality assurance oversight for over 200 FED project reviews in fiscal year 2016 for various construction programs such as the Yongsan Relocation Plan,

Contracts Branch: Relocation Team

Joint Task Order 31 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: Dec. 6, 2016
- Award Amount: \$2,783,944

Joint Task Order 32 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 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: Dec. 7, 2016
- Award Amount: \$2,487,271.00

Resource Management

The Resource Management Office remained very busy during 2016 providing financial services and guidance to the District and its customers.

Finance & Accounting

The F&A Branch is primarily responsible for payroll operations, time and attendance, CFO Compliance, ULO Reviews, PR&C certification and CEFMS. The team conducted four ULO reviews during 2016 comprising 10,172 transactions valued at \$1.9 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 1,383 items valued at \$11.9 million. The following is a recap of the major categories:

Category	Number of Items Reviewed	Total Value
All ULOs	10,172	\$1.9 billion
Canceling Appropriations	10	\$170 K
Inactive Items	2,555	\$1.1 billion
Inter-Agency Items	245	\$48.5 million
Expired Items	2,618	\$139.1 million
Other Items	3,878	\$690.5 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 2016.

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 2016, the Local Obligation Rated remained W1060/\$1 to ensure that obligations are adequate to cover future disbursements.

The F&A Team made preparations for the upcoming 2017 Military audit. This is the 2nd phase under the requirements of the Chief Financial Officer's Act. The

1st phase involved the Civil works Districts in the U.S. The USACE has received an unqualified opinion on its Financial Statements for the past seven years and we are confident that we can achieve similar results under the Military audit.

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.

Budget uses Direct Funding to create the District's Operating Budget through overhead rates. There are two overhead rates that the District uses; Consolidated Departmental Overhead (CDO) and General & Administrative. The FY16 Operating Budget was \$67.0 million with a CDO rate of 39 percent and a G&A Rate of 22 percent. The FY17 Operating Budget is \$78.1 million with a CDO rate of 43 percent and a G&A Rate of 24 percent. The Operating Budget is used to fund employee training, travel, supplies and other overhead expenses. It is sometimes called Income.

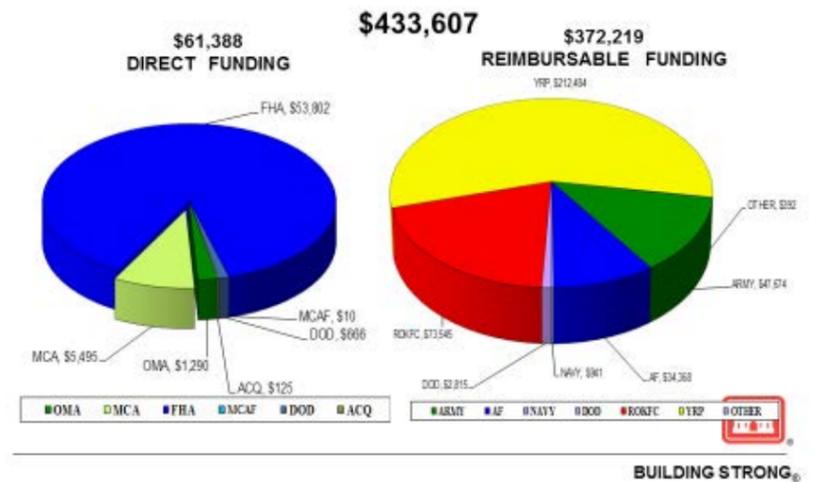
The Budget Office works closely with Program Management to estimate future workload and determine what resources will be used to accomplish the workload. The workload is also broken down into different categories of work as shown below. Workload data beyond two fiscal years is difficult to forecast.

Manpower Analysis

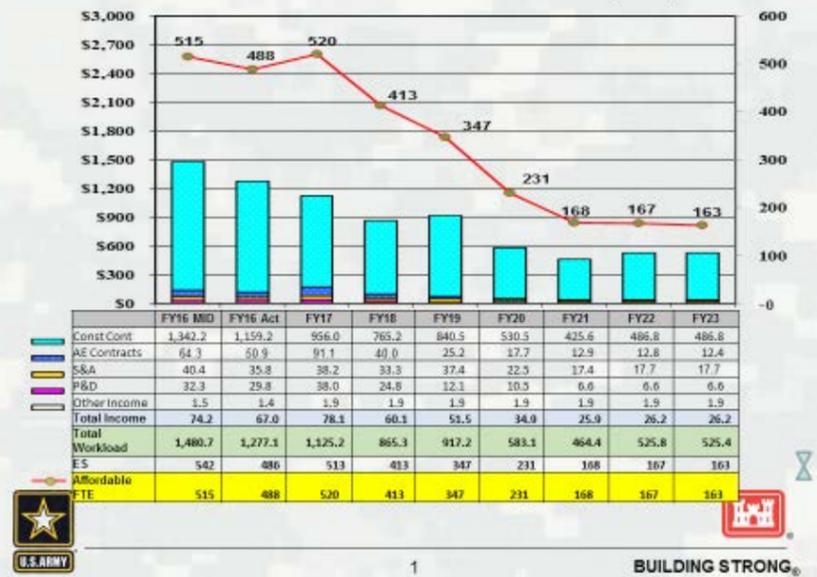
Manpower is the largest component of the District's Operating Budget and proper management ensures that the District has adequate resources or 'Program' available to pay for it. We continually monitor the breakout of the workforce to include the number of DACs, KNs, Military and Contractors.

During FY16, the District gained 74 but lost 75 civilians throughout the year, which resulted in a net loss of one. The District ended FY16 with 485 personnel on board and estimates an end strength of 513 for FY17.

Funding by Source (\$000) as of 30 Sep 2016



FY16 - FY23 Annual Workload (\$M)



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 regard-

ing 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 2016.



US Army Corps
Of Engineer ©
Far East District

FED OFFICE



FED HQ



Northern Resident Office

Central Resident Office



Humphreys Area Office



Pyongtaek Resident Office



Parcel 2 Resident Office



Family Housing Resident Office



Medical Resident Office



Const Surveillance Resident Office



Kunsan Resident Office



Southern Resident Office



Busan Project Office