

DCN 13610

SCENARIO ERROR REPORT (COBRA v6.10)

Data As Of 05/20/2005 10:24:58 AM, Report Created 3/23/2006 4:19:06 PM

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

SCENARIO DATA:

W. Reese USARC/OMS's Milcon time-phasing adds up to 0%.
Germantown USARC's Milcon time-phasing adds up to 0%.
AFRC Chester-Ger's Shutdown time-phasing adds up to 0%.

OVERHEAD/SUSTAINMENT:

AFRC Chester-Ger had a Sustainment budget of \$0K with 0 SF of facilities.

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Starting Year : 2006
Final Year : 2008
Payback Year : 2024 (16 Years)

NPV in 2025(\$K): -1,874
1-Time Cost(\$K): 42,747

Net Costs in 2005 Constant Dollars (\$K)

	2006	2007	2008	2009	2010	2011	Total
Person	-807	-2,239	-2,759	-2,759	-2,759	-2,759	-14,083
Moving	0	0	0	0	0	0	0
Other	5	6,418	0	0	0	0	6,423
POSITIONS ELIMINATED							
Off	1	1	0	0	0	0	2
Civ	1	1	0	0	0	0	2
POSITIONS REALIGNED							
Off	0	0	0	0	0	0	0
Stu	0	0	0	0	0	0	0
TOT	0	0	0	0	0	0	0

Summary:

PIMS #236 USA #0162 AFRC CHESTER-GERMANTOWN, PA

Reserve Organizational Maintenance Shop in Chester, Pennsylvania, the Germantown Veterans Memorial Army Reserve Center in Horsham, Pennsylvania, the 1LT Ray S. Musselman Memorial United States Army Center in Norristown, Pennsylvania, and relocate units to a new Armed Forces Reserve Center with an establish an enclave and retain the main runway, a portion of the hangar facilities, and minimum essential facilities to support activities of the Reserve Component.

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Department : Army
Scenario File : E:\Data\Final Army\11 - 49 RC Transformation\40 - RC Transformation in Pennsylvania\AFRC Chester-Germantown, PA.CBR
Option Pkg Name: AFRC Chester / Germantown, PA

Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Costs in 2005 Constant Dollars (\$K)								
	2006	2007	2008	2009	2010	2011	Total	Beyond
MilCon	2,971	33,013	0	0	0	0	35,984	0
Overhd	24	1,125	1,486	1,460	1,460	1,460	7,018	1,460
Missio	0	0	0	0	0	0	0	0
TOTAL	3,151	40,655	1,486	1,460	1,460	1,460	49,674	1,460
Savings in 2005 Constant Dollars (\$K)								
	2006	2007	2008	2009	2010	2011	Total	Beyond
MilCon	0	0	0	0	0	0	0	0
Overhd	336	806	1,566	1,566	1,566	1,566	7,406	1,695
Missio	0	0	0	0	0	0	0	0
TOTAL	1,294	3,143	4,325	4,325	4,325	4,325	21,739	4,454

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(All values in 2005 Constant Dollars)

Category	Cost	Sub-Total
Construction		
Military Construction	35,984,127	
Personnel		
Civilian RIF	103,513	
Eliminated Military PCS	136,912	
Total - Personnel		249,328
Overhead		
Support Contract Termination	0	
Total - Overhead		90,486
Moving		
Civilian PPP	0	
Freight	0	
One-Time Moving Costs	0	
Other		
HAP / RSE	0	
Mission Contract Startup and Termination	0	
Total - Other		6,423,000
Total One-Time Costs		42,746,941
One-Time Savings		
Military Construction Cost Avoidances	0	
One-Time Moving Savings	0	
One-Time Unique Savings	0	

Total One-Time Savings 0
Total Net One-Time Costs 42,746,941

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Department : Army
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Chester-Germantown, PA.CBR
Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: W. Reese USARC/OMS, PA
(All values in 2005 Constant Dollars)

Construction
Total - Construction 0

Personnel

Civilian Early Retirement 0
Unemployment 4,451

Overhead

Program Management Cost 15,632
Mothball / Shutdown 5,058

Moving

Civilian Moving 0
Military Moving 0
Information Technologies 0

Total - Moving 0

Other

Environmental Mitigation Costs 20,000
One-Time Unique Costs 0

One-Time Savings

Military Moving 0
Environmental Mitigation Savings 0

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: Germantown USARC, PA
 (All values in 2005 Constant Dollars)

Category	Cost	Sub-Total
Construction		
Military Construction	0	
Personnel		
Civilian RIF	0	
Eliminated Military PCS	0	
Total - Personnel		0
Overhead		
Support Contract Termination	0	
Total - Overhead		6,966
Moving		
Civilian PPP	0	
Freight	0	
One-Time Moving Costs	0	
Other		
HAP / RSE	0	
Mission Contract Startup and Termination	0	
Total - Other		8,000
Total One-Time Costs		14,966
One-Time Savings		
Military Construction Cost Avoidances	0	
One-Time Moving Savings	0	
One-Time Unique Savings	0	
Total One-Time Savings		0
Total Net One-Time Costs		14,966

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 Chester-Germantown, PA.CBR
 Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: AFRC Chester-Ger, PA
 (All values in 2005 Constant Dollars)

-----	----	-----
Construction		
Total - Construction		35,984,127
Personnel		
Civilian Early Retirement	0	

Unemployment	0	
Overhead		
Program Management Cost	0	
Mothball / Shutdown	0	
Moving		
Civilian Moving	0	
Military Moving	0	
Information Technologies	0	
Total - Moving		0
Other		
Environmental Mitigation Costs	5,000	
One-Time Unique Costs	6,366,000	

One-Time Savings		
Military Moving	0	
Environmental Mitigation Savings	0	

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: Horsham Mem USARC, PA
 (All values in 2005 Constant Dollars)

Category	Cost	Sub-Total
Construction		
Military Construction	0	
Personnel		
Civilian RIF	0	
Eliminated Military PCS	0	
Total - Personnel		0
Overhead		
Support Contract Termination	0	
Total - Overhead		5,166
Moving		
Civilian PPP	0	
Freight	0	
One-Time Moving Costs	0	
Other		
HAP / RSE	0	
Mission Contract Startup and Termination	0	
Total - Other		8,000
Total One-Time Costs		13,166
One-Time Savings		
Military Construction Cost Avoidances	0	
One-Time Moving Savings	0	
One-Time Unique Savings	0	
Total One-Time Savings		0
Total Net One-Time Costs		13,166

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 Chester-Germantown, PA.CBR
 Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: Musselman USARC, PA
 (All values in 2005 Constant Dollars)

-----	----	-----
Construction		
Total - Construction		0
Personnel		
Civilian Early Retirement	0	

Unemployment	0	
Overhead		
Program Management Cost	0	
Mothball / Shutdown	7,074	
Moving		
Civilian Moving	0	
Military Moving	0	
Information Technologies	0	
Total - Moving		0
Other		
Environmental Mitigation Costs	8,000	
One-Time Unique Costs	0	

One-Time Savings		
Military Moving	0	
Environmental Mitigation Savings	0	

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: North Penn USARC, PA
 (All values in 2005 Constant Dollars)

Category	Cost	Sub-Total
Construction		
Military Construction	0	
Personnel		
Civilian RIF	51,757	
Eliminated Military PCS	94,446	
Total - Personnel		150,654
Overhead		
Support Contract Termination	0	
Total - Overhead		50,589
Moving		
Civilian PPP	0	
Freight	0	
One-Time Moving Costs	0	
Other		
HAP / RSE	0	
Mission Contract Startup and Termination	0	
Total - Other		8,000
Total One-Time Costs		209,244
One-Time Savings		
Military Construction Cost Avoidances	0	
One-Time Moving Savings	0	
One-Time Unique Savings	0	
Total One-Time Savings		0
Total Net One-Time Costs		209,244

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ONE-TIME COSTS	2006	2007	2008	2009	2010	2011	Total
----(\$K)----	----	----	----	----	----	----	-----
CONSTRUCTION							
MILCON	2,971	33,013	0	0	0	0	35,984
O&M							
CIV SALARY							
Civ RIF	52	52	0	0	0	0	103
Civ Retire	0	0	0	0	0	0	0
CIV MOVING							
Per Diem	0	0	0	0	0	0	0
POV Miles	0	0	0	0	0	0	0

Home Purch	0	0	0	0	0	0	0
HHG	0	0	0	0	0	0	0
Misc	0	0	0	0	0	0	0
House Hunt	0	0	0	0	0	0	0
PPP	0	0	0	0	0	0	0
RITA	0	0	0	0	0	0	0
FREIGHT							
Packing	0	0	0	0	0	0	0
Freight	0	0	0	0	0	0	0
Vehicles	0	0	0	0	0	0	0
Unemployment	4	4	0	0	0	0	9
OTHER							
Info Tech	0	0	0	0	0	0	0
Prog Manage	24	18	14	0	0	0	57
Supt Contrac	0	0	0	0	0	0	0
Mothball	0	22	12	0	0	0	34
1-Time Move	0	0	0	0	0	0	0
MIL PERSONNEL							
MIL MOVING							
Per Diem	0	0	0	0	0	0	0
POV Miles	0	0	0	0	0	0	0
HHG	0	0	0	0	0	0	0
Misc	0	0	0	0	0	0	0
OTHER							
Elim PCS	94	42	0	0	0	0	137
OTHER							
HAP / RSE	0	0	0	0	0	0	0
Environmental	5	52	0	0	0	0	57
Misn Contract	0	0	0	0	0	0	0
1-Time Other	0	6,366	0	0	0	0	6,366
TOTAL ONE-TIME	3,151	39,570	26	0	0	0	42,747

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RECURRINGCOSTS	2006	2007	2008	2009	2010	2011	Total	Beyond
-----(\$K)-----	----	----	----	----	----	----	-----	-----
O&M								
Sustainment	0	765	765	765	765	765	3,824	765
Recap	0	320	320	320	320	320	1,602	320
BOS	0	0	0	0	0	0	0	0
Civ Salary	0	0	0	0	0	0	0	0
TRICARE	0	0	0	0	0	0	0	0
MIL PERSONNEL								
Off Salary	0	0	0	0	0	0	0	0
Enl Salary	0	0	0	0	0	0	0	0
House Allow	0	0	0	0	0	0	0	0
OTHER								
Mission Activ	0	0	0	0	0	0	0	0
Misc Recur	0	0	375	375	375	375	1,501	375
TOTAL RECUR	0	1,085	1,460	1,460	1,460	1,460	6,927	1,460
TOTAL COST	3,151	40,655	1,486	1,460	1,460	1,460	49,674	1,460
ONE-TIME SAVES	2006	2007	2008	2009	2010	2011	Total	
-----(\$K)-----	----	----	----	----	----	----	-----	
CONSTRUCTION								
MILCON	0	0	0	0	0	0	0	
O&M								
1-Time Move	0	0	0	0	0	0	0	
MIL PERSONNEL								
Mil Moving	0	0	0	0	0	0	0	
OTHER								
Environmental	0	0	0	0	0	0	0	
1-Time Other	0	0	0	0	0	0	0	
TOTAL ONE-TIME	0	0	0	0	0	0	0	
RECURRINGSAVES	2006	2007	2008	2009	2010	2011	Total	Beyond
-----(\$K)-----	----	----	----	----	----	----	-----	-----
FAM HOUSE OPS	0	0	0	0	0	0	0	0
O&M								
Sustainment	0	470	730	730	730	730	3,391	859
Recap	336	336	336	336	336	336	2,014	336
BOS	0	0	500	500	500	500	2,002	500
Civ Salary	30	90	120	120	120	120	599	120
MIL PERSONNEL								
Off Salary	62	187	250	250	250	250	1,250	250
Enl Salary	865	2,060	2,389	2,389	2,389	2,389	12,483	2,389
House Allow	0	0	0	0	0	0	0	0
OTHER								
Procurement	0	0	0	0	0	0	0	0
Mission Activ	0	0	0	0	0	0	0	0
Misc Recur	0	0	0	0	0	0	0	0
TOTAL RECUR	1,294	3,143	4,325	4,325	4,325	4,325	21,739	4,454
TOTAL SAVINGS	1,294	3,143	4,325	4,325	4,325	4,325	21,739	4,454

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ONE-TIME NET	2006	2007	2008	2009	2010	2011	Total	
-----(\$K)-----	----	----	----	----	----	----	-----	
CONSTRUCTION								
MILCON	2,971	33,013	0	0	0	0	35,984	
O&M								
Civ Retir/RIF	52	52	0	0	0	0	103	
Civ Moving	0	0	0	0	0	0	0	
Info Tech	0	0	0	0	0	0	0	
Other	29	44	26	0	0	0	99	
MIL PERSONNEL								
Mil Moving	94	42	0	0	0	0	137	
OTHER								
HAP / RSE	0	0	0	0	0	0	0	
Environmental	5	52	0	0	0	0	57	
Misn Contract	0	0	0	0	0	0	0	
1-Time Other	0	6,366	0	0	0	0	6,366	
TOTAL ONE-TIME	3,151	39,570	26	0	0	0	42,690	
RECURRING NET								
-----(\$K)-----	----	----	----	----	----	----	-----	-----
FAM HOUSE OPS	0	0	0	0	0	0	0	0
O&M								
Sustainment	0	295	34	34	34	34	433	-94
Recap	-336	-15	-15	-15	-15	-15	-412	-15
BOS	-0	-0	-500	-500	-500	-500	-2,002	-500
Civ Salary	-30	-90	-120	-120	-120	-120	-599	-120
TRICARE	0	0	0	0	0	0	0	0
MIL PERSONNEL								
Mil Salary	-928	-2,247	-2,639	-2,639	-2,639	-2,639	-13,733	-2,639
House Allow	0	0	0	0	0	0	0	0
OTHER								
Procurement	0	0	0	0	0	0	0	0
Mission Activ	0	0	0	0	0	0	0	0
Misc Recur	0	0	375	375	375	375	1,501	375
TOTAL RECUR	-1,294	-2,058	-2,865	-2,865	-2,865	-2,865	-14,812	-2,994
TOTAL NET COST	1,858	37,512	-2,839	-2,865	-2,865	-2,865	27,935	-2,994

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Base: W. Reese USARC/OMS, PA	2006	2007	2008	2009	2010	2011	Total
ONE-TIME COSTS	----	----	----	----	----	----	-----
-----(\$K)-----	----	----	----	----	----	----	-----
CONSTRUCTION							
MILCON	0	0	0	0	0	0	0
O&M							
CIV SALARY							
Civ RIFs	0	52	0	0	0	0	52
Civ Retire	0	0	0	0	0	0	0
CIV MOVING							
Per Diem	0	0	0	0	0	0	0
POV Miles	0	0	0	0	0	0	0
Home Purch	0	0	0	0	0	0	0
HHG	0	0	0	0	0	0	0
Misc	0	0	0	0	0	0	0
House Hunt	0	0	0	0	0	0	0
PPP	0	0	0	0	0	0	0
RITA	0	0	0	0	0	0	0
FREIGHT							
Packing	0	0	0	0	0	0	0
Freight	0	0	0	0	0	0	0
Vehicles	0	0	0	0	0	0	0
Unemployment	0	4	0	0	0	0	4
OTHER							
Info Tech	0	0	0	0	0	0	0
Prog Manage	7	5	4	0	0	0	16
Supt Contrac	0	0	0	0	0	0	0
Mothball	0	0	5	0	0	0	5
1-Time Move	0	0	0	0	0	0	0
MIL PERSONNEL							
MIL MOVING							
Per Diem	0	0	0	0	0	0	0
POV Miles	0	0	0	0	0	0	0
HHG	0	0	0	0	0	0	0
Misc	0	0	0	0	0	0	0
OTHER							
Elim PCS	0	42	0	0	0	0	42
OTHER							
HAP / RSE	0	0	0	0	0	0	0
Environmental	0	20	0	0	0	0	20
Misn Contract	0	0	0	0	0	0	0
1-Time Other	0	0	0	0	0	0	0
TOTAL ONE-TIME	7	124	9	0	0	0	139

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Base: W. Reese USARC/OMS, PA	2006	2007	2008	2009	2010	2011	Total	Beyond
RECURRINGCOSTS								
-----(\$K)-----	----	----	----	----	----	----	-----	-----
O&M								
Sustainment	0	0	0	0	0	0	0	0
Recap	0	0	0	0	0	0	0	0
BOS	0	0	0	0	0	0	0	0
Civ Salary	0	0	0	0	0	0	0	0
TRICARE	0	0	0	0	0	0	0	0
MIL PERSONNEL								
Off Salary	0	0	0	0	0	0	0	0
Enl Salary	0	0	0	0	0	0	0	0
House Allow	0	0	0	0	0	0	0	0
OTHER								
Mission Activ	0	0	0	0	0	0	0	0
Misc Recur	0	0	0	0	0	0	0	0
TOTAL RECUR	0	0	0	0	0	0	0	0
TOTAL COSTS	7	124	9	0	0	0	139	0

ONE-TIME SAVES	2006	2007	2008	2009	2010	2011	Total
-----(\$K)-----	----	----	----	----	----	----	-----
CONSTRUCTION							
MILCON	0	0	0	0	0	0	0
O&M							
1-Time Move	0	0	0	0	0	0	0
MIL PERSONNEL							
Mil Moving	0	0	0	0	0	0	0
OTHER							
Environmental	0	0	0	0	0	0	0
1-Time Other	0	0	0	0	0	0	0
TOTAL ONE-TIME	0	0	0	0	0	0	0

RECURRINGSAVES 2006 2007 2008 2009 2010
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Personnel

-----	-----	-----	-----	-----
Germantown USARC	0	0	0	0%
Horsham Mem USARC	0	0	0	0%
North Penn USARC	23	0	-23	-100%
TOTAL	33	0	-33	-100%

Base	Start	Finish	Change	%Change	Chg/Per
W. Reese USARC/OMS	28,100	0	-28,100	-100%	2,810
AFRC Chester-Ger	0	195,253	195,253	0%	0
Musselman USARC	39,300	0	-39,300	-100%	0

Base Operations Support (2005\$)

-----	-----	-----	-----	-----
Germantown USARC	78,200	0	-78,200	-100%

Horsham Mem USARC	100,100	0	-100,100	-100%	0
North Penn USARC	177,900	0	-177,900	-100%	7,735
TOTAL	500,200	0	-500,200	-100%	15,157

Base	Start	Finish	Change	%Change	Chg/Per
W. Reese USARC/OMS	128,800	0	-128,800	-100%	12,880
AFRC Chester-Ger	10	764,820	764,810	7648106%	0
Musselman USARC	180,300	0	-180,300	-100%	0

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Recapitalization (2005\$)

Germantown USARC	69,430	0	-69,430	-100%	0
Horsham Mem USARC	51,471	0	-51,471	-100%	0
North Penn USARC	93,999	0	-93,999	-100%	4,087
TOTAL	476,412	461,228	-15,184	-3%	460

Base	Start	Finish	Change	%Change	Chg/Per
W. Reese USARC/OMS	246,759	0	-246,759	-100%	24,676
AFRC Chester-Ger	140,723	1,226,048	1,085,325	771%	0
Musselman USARC	327,139	0	-327,139	-100%	0

Plant Replacement Value (2005\$)

Germantown USARC	7,151,300	0	-7,151,300	-100%	0
Horsham Mem USARC	5,301,500	0	-5,301,500	-100%	0
North Penn USARC	9,681,900	0	-9,681,900	-100%	420,952
TOTAL	49,070,400	47,506,460	-1,563,939	-3%	47,392

Installation Population (non-BRAC) Changes, so that only changes attributable

TOTAL COBRA MILITARY CONSTRUCTION ASSETS REPORT (COBRA v6.10)

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
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All values in 2005 Constant Dollars

SIOH Costs where applicable.

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

MilCon for Base: AFRC Chester-Ger, PA

All values in 2005 Constant Dollars (\$K)

COBRA NET PRESENT VALUES REPORT (COBRA v6.10)

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Department : Army
Scenario File : E:\Data\Final Army\11 - 49 RC Transformation\40 - RC Transformation in Pennsylvania\AFRC
Chester-Germantown, PA.CBR
Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

	----	----	----	----	----	----	----	-----
Early Retirement*	8.10%	0	0	0	0	0	0	0
Civilian Turnover*	9.16%	0	0	0	0	0	0	0
Civilians Moving (the remainder)		0	0	0	0	0	0	0
CIVILIAN POSITIONS ELIMINATED		1	1	0	0	0	0	2
Regular Retirement	1.67%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilians Available to Move		1	1	0	0	0	0	2
Civilian RIFs (the remainder)		1	1	0	0	0	0	2
Civilians Moving		0	0	0	0	0	0	0

Other Civilian Additions	0	0	0	0	0	0	0
TOTAL CIVILIAN RIFS	1	1	0	0	0	0	2
TOTAL CIVILIAN NEW HIRES	0	0	0	0	0	0	0

Willing to Move are not applicable for moves under fifty miles.

of PPP placements involving a PCS is 50.70%

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: W. Reese USARC/OMS, PA	Rate	2006	2007	2008	2009	2010	2011	Total
CIVILIAN POSITIONS REALIGNING OUT		0	0	0	0	0	0	0
Regular Retirement*	1.67%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilian Positions Available		0	0	0	0	0	0	0
Early Retirement	8.10%	0	0	0	0	0	0	0
Civilian Turnover	9.16%	0	0	0	0	0	0	0
Priority Placement#	39.97%	0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
CIVILIAN POSITIONS REALIGNING IN		0	0	0	0	0	0	0
New Civilians Hired		0	0	0	0	0	0	0
TOTAL CIVILIAN EARLY RETIRMENTS		0	0	0	0	0	0	0
TOTAL CIVILIAN PRIORITY PLACEMENTS#		0	0	0	0	0	0	0

* Early Retirements, Regular Retirements, Civilian Turnover, and Civilians Not

Not all Priority Placements involve a Permanent Change of Station. The rate of PPP placements involving a PCS is 50.70%

Data As Of 05/20/2005 10:24:58 AM, Report Created 3/23/2006 4:19:06 PM

Department : Army
 Scenario File : E:\Data\Final Army\11 - 49 RC Transformation\40 - RC Transformation in Pennsylvania\AFRC Chester-Germantown, PA.CBR
 Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Early Retirement*	8.10%	0	0	0	0	0	0	0
Civilian Turnover*	9.16%	0	0	0	0	0	0	0
Civilians Moving (the remainder)		0	0	0	0	0	0	0
CIVILIAN POSITIONS ELIMINATED		0	0	0	0	0	0	0
Regular Retirement	1.67%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilians Available to Move		0	0	0	0	0	0	0
Civilian RIFs (the remainder)		0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
Other Civilian Additions		0	0	0	0	0	0	0
TOTAL CIVILIAN RIFS		0	0	0	0	0	0	0

TOTAL CIVILIAN NEW HIRES 0 0 0 0 0 0 0

Willing to Move are not applicable for moves under fifty miles.

of PPP placements involving a PCS is 50.70%

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: AFRC Chester-Ger, PA	Rate	2006	2007	2008	2009	2010	2011	Total
CIVILIAN POSITIONS REALIGNING OUT		0	0	0	0	0	0	0
Regular Retirement*	1.67%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilian Positions Available		0	0	0	0	0	0	0
Early Retirement	8.10%	0	0	0	0	0	0	0
Civilian Turnover	9.16%	0	0	0	0	0	0	0
Priority Placement#	39.97%	0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
CIVILIAN POSITIONS REALIGNING IN		0	0	0	0	0	0	0
New Civilians Hired		0	0	0	0	0	0	0
TOTAL CIVILIAN EARLY RETIRMENTS		0	0	0	0	0	0	0
TOTAL CIVILIAN PRIORITY PLACEMENTS#		0	0	0	0	0	0	0

* Early Retirements, Regular Retirements, Civilian Turnover, and Civilians Not

Not all Priority Placements involve a Permanent Change of Station. The rate of PPP placements involving a PCS is 50.70%

Data As Of 05/20/2005 10:24:58 AM, Report Created 3/23/2006 4:19:06 PM

Department : Army
 Scenario File : E:\Data\Final Army\11 - 49 RC Transformation\40 - RC Transformation in Pennsylvania\AFRC Chester-Germantown, PA.CBR
 Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Early Retirement*	8.10%	0	0	0	0	0	0	0
Civilian Turnover*	9.16%	0	0	0	0	0	0	0
Civilians Moving (the remainder)		0	0	0	0	0	0	0
CIVILIAN POSITIONS ELIMINATED		0	0	0	0	0	0	0
Regular Retirement	1.67%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilians Available to Move		0	0	0	0	0	0	0
Civilian RIFs (the remainder)		0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
Other Civilian Additions		0	0	0	0	0	0	0
TOTAL CIVILIAN RIFS		0	0	0	0	0	0	0

TOTAL CIVILIAN NEW HIRES 0 0 0 0 0 0 0

Willing to Move are not applicable for moves under fifty miles.

of PPP placements involving a PCS is 50.70%

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Base: Musselman USARC, PA	Rate	2006	2007	2008	2009	2010	2011	Total
CIVILIAN POSITIONS REALIGNING OUT		0	0	0	0	0	0	0
Regular Retirement*	1.67%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilian Positions Available		0	0	0	0	0	0	0
Early Retirement	8.10%	0	0	0	0	0	0	0
Civilian Turnover	9.16%	0	0	0	0	0	0	0
Priority Placement#	39.97%	0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
CIVILIAN POSITIONS REALIGNING IN		0	0	0	0	0	0	0
New Civilians Hired		0	0	0	0	0	0	0
TOTAL CIVILIAN EARLY RETIRMENTS		0	0	0	0	0	0	0
TOTAL CIVILIAN PRIORITY PLACEMENTS#		0	0	0	0	0	0	0

* Early Retirements, Regular Retirements, Civilian Turnover, and Civilians Not

Not all Priority Placements involve a Permanent Change of Station. The rate of PPP placements involving a PCS is 50.70%

Data As Of 05/20/2005 10:24:58 AM, Report Created 3/23/2006 4:19:06 PM

Department : Army
 Scenario File : E:\Data\Final Army\11 - 49 RC Transformation\40 - RC Transformation in Pennsylvania\AFRC Chester-Germantown, PA.CBR
 Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Early Retirement*	8.10%	0	0	0	0	0	0	0
Civilian Turnover*	9.16%	0	0	0	0	0	0	0
Civilians Moving (the remainder)		0	0	0	0	0	0	0
CIVILIAN POSITIONS ELIMINATED		1	0	0	0	0	0	1
Regular Retirement	1.67%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilians Available to Move		1	0	0	0	0	0	1
Civilian RIFs (the remainder)		1	0	0	0	0	0	1
Civilians Moving		0	0	0	0	0	0	0
Other Civilian Additions		0	0	0	0	0	0	0
TOTAL CIVILIAN RIFS		1	0	0	0	0	0	1

TOTAL CIVILIAN NEW HIRES 0 0 0 0 0 0 0

Willing to Move are not applicable for moves under fifty miles.

of PPP placements involving a PCS is 50.70%

COBRA TOTAL PERSONNEL SUMMARY REPORT (COBRA v6.10)

Data As Of 05/20/2005 10:24:58 AM, Report Created 3/23/2006 4:19:06 PM

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

TOTAL SCENARIO POPULATION (FY 2005, Prior to BRAC Action):

Table with 8 columns and 2 rows showing personnel realignments for Enlisted and Civilians.

TOTAL SCENARIO POSITION CHANGES, ENTIRE SCENARIO:

Table with 8 columns and 2 rows showing position changes for Enlisted and TOTAL.

TOTAL SCENARIO POPULATION (After BRAC Action):

Table with 4 columns and 1 row showing population counts for Officers, Enlisted, Students, and Civilians.

Data As Of 05/20/2005 10:24:58 AM, Report Created 3/23/2006 4:19:06 PM

Department : Army
Scenario File : E:\Data\Final Army\11 - 49 RC Transformation\40 - RC Transformation in Pennsylvania\AFRC
Chester-Germantown, PA.CBR
Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

PERSONNEL SUMMARY FOR: W. Reese USARC/OMS, PA

Table with 4 columns and 1 row showing personnel counts for Officers, Enlisted, Students, and Civilians.

SCENARIO POSITION CHANGES FOR: W. Reese USARC/OMS, PA

Table with 8 columns and 2 rows showing position changes for Officers and Civilians from 2006 to 2011.

BASE POPULATION (After BRAC Action) FOR: W. Reese USARC/OMS, PA

PERSONNEL SUMMARY FOR: Germantown USARC, PA

BASE POPULATION (FY 2005, Prior to BRAC Action) FOR: Germantown USARC, PA

BASE POPULATION (After BRAC Action) FOR: Germantown USARC, PA

PERSONNEL SUMMARY FOR: AFRC Chester-Ger, PA

BASE POPULATION (FY 2005, Prior to BRAC Action) FOR: AFRC Chester-Ger, PA

BASE POPULATION (After BRAC Action) FOR: AFRC Chester-Ger, PA

PERSONNEL SUMMARY FOR: Horsham Mem USARC, PA

BASE POPULATION (FY 2005, Prior to BRAC Action) FOR: Horsham Mem USARC, PA

BASE POPULATION (After BRAC Action) FOR: Horsham Mem USARC, PA

PERSONNEL SUMMARY FOR: Musselman USARC, PA

BASE POPULATION (FY 2005, Prior to BRAC Action) FOR: Musselman USARC, PA

Horsham Mem USARC, PA Net Change(\$K)	2006	2007	2008	2009	2010	2011	Total	Beyond
Sustain Change	0	-112	-112	-112	-112	-112	-560	-132
BOS Change	0	0	-100	-100	-100	-100	-400	-100

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Musselman USARC, PA	2006	2007	2008	2009	2010	2011	Total	Beyond
Net Change(\$K)	2006	2007	2008	2009	2010	2011	Total	Beyond
Sustain Change	0	-153	-153	-153	-153	-153	-766	-180
BOS Change	0	0	-76	-76	-76	-76	-306	-76

North Penn USARC, PA	2006	2007	2008	2009	2010	2011	Total	Beyond
Net Change(\$K)	2006	2007	2008	2009	2010	2011	Total	Beyond
Sustain Change	0	-204	-204	-204	-204	-204	-1,022	-241
BOS Change	-0	-0	-178	-178	-178	-178	-712	-178

COBRA INPUT DATA REPORT (COBRA v6.10)

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

INPUT SCREEN ONE - GENERAL SCENARIO INFORMATION

Model Year One : FY 2006
 Model does Time-Phasing of Construction/Shutdown: No

Base Name, ST (Code)	Strategy:
W. Reese USARC/OMS, PA	Closes in FY 2008
Germantown USARC, PA	Closes in FY 2008
AFRC Chester-Ger, PA	Realignment
Horsham Mem USARC, PA	Closes in FY 2008
Musselman USARC, PA	Closes in FY 2008
North Penn USARC, PA	Closes in FY 2008

INPUT SCREEN TWO - DISTANCE TABLE

INPUT SCREEN THREE - MOVEMENT TABLE

INPUT SCREEN FOUR - STATIC BASE INFORMATION

Name: W. Reese USARC/OMS, PA

Enlisted BAH (\$/Month): 0

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

INPUT SCREEN FOUR - STATIC BASE INFORMATION

Name: Germantown USARC, PA

Enlisted BAH (\$/Month): 0

Name: AFRC Chester-Ger, PA

Enlisted BAH (\$/Month): 0

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

INPUT SCREEN FOUR - STATIC BASE INFORMATION

Name: Horsham Mem USARC, PA

Enlisted BAH (\$/Month): 0

Name: Musselman USARC, PA

Enlisted BAH (\$/Month): 0

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

INPUT SCREEN FOUR - STATIC BASE INFORMATION

Name: North Penn USARC, PA

Enlisted BAH (\$/Month): 0

INPUT SCREEN FIVE - DYNAMIC BASE INFORMATION

Name: W. Reese USARC/OMS, PA

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

INPUT SCREEN FIVE - DYNAMIC BASE INFORMATION

Name: Germantown USARC, PA

Name: AFRC Chester-Ger, PA

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

INPUT SCREEN FIVE - DYNAMIC BASE INFORMATION

Name: Horsham Mem USARC, PA

Name: Musselman USARC, PA

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

INPUT SCREEN FIVE - DYNAMIC BASE INFORMATION

Name: North Penn USARC, PA

INPUT SCREEN SIX - BASE PERSONNEL INFORMATION

Name: W. Reese USARC/OMS, PA

Civ Scenario Change:	0	-1	0	0	0	0
Enl Prog nonBRAC Change:	0	0	0	0	0	0
Stu Prog nonBRAC Change:	0	0	0	0	0	0

Name: North Penn USARC, PA

	2006	2007	2008	2009	2010	2011
Off Scenario Change:	-1	0	0	0	0	0
Civ Scenario Change:	-1	0	0	0	0	0

Enl Prog nonBRAC Change:	0	0	0	0	0	0
Stu Prog nonBRAC Change:	0	0	0	0	0	0

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

INPUT SCREEN SEVEN - BASE MILITARY CONSTRUCTION INFORMATION

Name: AFRC Chester-Ger, PA

 2144 SF 11,314 0 Default 0 144.69 3.56

STANDARD FACTORS SCREEN ONE - PERSONNEL

SF File Descrip:
 Perc Officers Accompanied: 72.00% Priority Placement Program: 39.97%
 Officer Salary(\$/Year): 124,971.93 Civilian PCS Costs (\$): 35,496.00
 Civilian Salary(\$/Year): 59,959.18 Max Home Sale Reimburs(\$): 50,000.00
 Unemployment Eligibility(Weeks): 16 Max Home Purch Reimburs(\$): 25,000.00
 Civilian Turnover Rate: 9.16% HAP Home Value Reimburse Rate: 13.46%
 Civilian Regular Retire Rate: 1.67% RSE Home Value Reimburse Rate: 0.00%
 Civ Early Retire Pay Factor: 18.03%

STANDARD FACTORS SCREEN TWO - FACILITIES

 Unit Cost Adjustment (BOS) 10332.00 8879.00 3032.00 3904.00
 Mothball (Close) (\$/SF): 0.18 MilCon Contingency Plan Rate: 5.00%
 Rehab vs. MilCon (Default): 47.00% MilCon Design Rate (Other): 9.00%
 Rehab vs. MilCon (Amber): 29.00% Discount Rate for NPV/Payback: 2.80%

STANDARD FACTORS SCREEN THREE - TRANSPORTATION

HHG Per Off Accomp (Lb): 15,290.00 POV Reimburse(\$/Mile): 0.20
 HHG Per Off Unaccomp (Lb): 13,712.00 IT Connect (\$/Person): 200.00
 HHG Per Civilian (Lb): 18,000.00 Avg Mil Tour Length (Months): 30.02
 Equip Pack & Crate(\$/Ton): 180.67 One-Time Enl PCS Cost(\$): 3,998.52

Data As Of 05/20/2005 10:24:58 AM, Report Created 3/23/2006 4:19:06 PM

Department : Army
 Scenario File : E:\Data\Final Army\11 - 49 RC Transformation\40 - RC Transformation in Pennsylvania\AFRC
 Chester-Germantown, PA.CBR
 Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

FOOTNOTES FOR SCREEN ONE

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 PIMS #236 USA #0162 AFRC CHESTER-GERMANTOWN, PA

facilities to support activities of the Reserve Component.

FOOTNOTES FOR SCREEN FOUR

=====

USES PHILADELPHIA AREA COST FACTOR

Drilling Reserve Component Personnel reduction numbers are based on unit inactivations using a full time equivalent (FTE) formula. FTE = number of personnel x 65 days per year (48 IDT days plus 17 days of annual training) divided by 365 days. Officer and enlisted numbers are calculated separately.

FOOTNOTES FOR SCREEN FIVE

=====

Closing facility non-payroll federal BOS (67,639.95 + 78.293.38 + 100,096.46 + 76353.94, +177,879.53) x .75 joint efficiency factor = \$375,197.45 BOS for new AFRC facility.

Complex EBS for Closing Facilities = \$20,000

Basic EBS For Closing Facilities = \$32,000

NEPA for New Facility = \$5,000

One-time cost for utilities calculated using the Army's Support Utility Tool = \$6366K

No land acquisition cost. New AFRC will be constructed on Willow Grove Joint Reserve Base on an enclave to be transferred from the Department of the Navy to the United States Army Reserve.

FOOTNOTES FOR SCREEN SIX

=====

Drilling Reserve Component Personnel reduction numbers are based on unit inactivations using a full time equivalent (FTE) formula. FTE = number of personnel x 65 days per year (48 IDT days plus 17 days of annual training) divided by 365 days. Officer and enlisted numbers are calculated separately.

FOOTNOTES FOR SCREEN SEVEN

=====

SF requirement for new facility: total from two facility 232493 * 78.2% (2 units/270 personnel) =181,809.52

POC from 99th provided the following information: Combined unheated storage for on existing is 2129 sq ft. Combined OMS existing is 11314 sq ft.

COBRA ECONOMIC IMPACT REPORT (COBRA v6.10)

Data As Of 05/20/2005 10:24:58 AM, Report Created 3/23/2006 4:19:06 PM

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

W. Reese USARC/OMS, PA

	2006	2007	2008	2009	2010	2011	Total
Jobs Gained-Mil	0	0	0	0	0	0	0
NET CHANGE-Mil	0	-9	0	0	0	0	-9
Jobs Lost-Civ	0	1	0	0	0	0	1
Jobs Gained-Stu	0	0	0	0	0	0	0
NET CHANGE-Stu	0	0	0	0	0	0	0

Germantown USARC, PA

	2006	2007	2008	2009	2010	2011	Total
Jobs Lost-Mil	0	0	0	0	0	0	0
Jobs Gained-Civ	0	0	0	0	0	0	0
NET CHANGE-Civ	0	0	0	0	0	0	0
Jobs Lost-Stu	0	0	0	0	0	0	0

AFRC Chester-Ger, PA

	2006	2007	2008	2009	2010	2011	Total
Jobs Gained-Mil	0	0	0	0	0	0	0

NET CHANGE-Mil	0	0	0	0	0	0	0
Jobs Lost-Civ	0	0	0	0	0	0	0
Jobs Gained-Stu	0	0	0	0	0	0	0
NET CHANGE-Stu	0	0	0	0	0	0	0

Horsham Mem USARC, PA

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Jobs Lost-Mil	0	0	0	0	0	0	0
Jobs Gained-Civ	0	0	0	0	0	0	0
NET CHANGE-Civ	0	0	0	0	0	0	0
Jobs Lost-Stu	0	0	0	0	0	0	0

Department : Army

Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF

Musselman USARC, PA	2006	2007	2008	2009	2010	2011	Total
Jobs Gained-Mil	0	0	0	0	0	0	0
NET CHANGE-Mil	0	0	0	0	0	0	0
Jobs Lost-Civ	0	0	0	0	0	0	0
Jobs Gained-Stu	0	0	0	0	0	0	0
NET CHANGE-Stu	0	0	0	0	0	0	0
North Penn USARC, PA							
-----	----	----	----	----	----	----	-----
Jobs Lost-Mil	22	0	0	0	0	0	22
Jobs Gained-Civ	0	0	0	0	0	0	0
NET CHANGE-Civ	-1	0	0	0	0	0	-1
Jobs Lost-Stu	0	0	0	0	0	0	0

COBRA INDIVIDUAL INSTALLATION ROLLUP (COBRA v6.10)

Department : Army
 Scenario File : E:\Data\Final Army\11 - 49 RC Transformation\40 - RC Transformation in Pennsylvania\AFRC
 Chester-Germantown, PA.CBR
 Option Pkg Name: AFRC Chester / Germantown, PA
 Std Fctrs File : E:\projects\cobra\BRAC2005.SFF