

Installation Management Military Value Analysis Results
HSA #0127
COMNAVMARIANAS/Andersen AFB

Installation	MV	Rank
Ft. Bragg	0.538	1
Walter Reed Medical Center	0.48	2
NAVSTA Norfolk	0.412	3
NAVSTA Pearl Harbor	0.395	4
Ft. Lewis	0.355	5
COMNAVREG Washington D.C.	0.342	6
Schofield Barracks	0.311	7
Lackland AFB	0.296	8
MCB Quantico	0.288	9
Keesler AFB	0.261	10
Aberdeen Proving Ground	0.256	11
Ft. Carson	0.254	12
Langley AFB	0.249	13
Ft. Eustis	0.247	14
Ft. Sam Houston	0.233	15
Elmendorf AFB	0.23	16
Hickam AFB	0.229	17
NAS Patuxent River	0.223	18
Andrews AFB	0.222	19
Ft. Belvoir	0.22	20
Ft. Meade	0.218	21
Bolling AFB	0.214	22
MCB Hawaii Kaneohe	0.213	23
CBC Gulfport	0.211	24
McChord AFB	0.208	25
McGuire AFB	0.206	26
Randolph AFB	0.205	27
Ft. Dix	0.201	28
Peterson AFB	0.201	29
Dover AFB	0.2	30
Ft. Bragg	0.14	31
Walter Reed Medical Center	0.132	32
Dobbins ARB	0.188	33

Installation	MV	Rank
Charleston AFB	0.186	34
NAVWPNSTA Charleston	0.184	35
Pope AFB	0.184	36
NAS Oceana	0.182	37
Ft. Shafter	0.182	38
COMNAVMARIANAS_ GU	0.181	39
USAF Academy	0.176	40
Ft. McNair/Fort Myer	0.172	41
NAVMEDCEN PORTSMOUTH	0.169	42
Nat Naval Med Center Bethesda	0.169	43
Andersen AFB	0.162	44
NAVSHIPYD Norfolk	0.156	45
COMDR Camp Allen Norfolk	0.148	46
NAS_ATLANTA_GA	0.145	47
Letterkenny Army Depot	0.142	48
Schriever AFB	0.14	49
NAVPHIBASE Little Creek	0.14	50
Ft. Detrick	0.139	51
Ft. Monmouth	0.136	52
NAVAIRENGSTA Lakehurst	0.136	53
NAVSUPPACT Norfolk	0.135	54
Brooks-City Base	0.134	55
CO HQBN HQMC Henderson Hall	0.125	56
Adelphi Laboratory Center	0.125	57
Marine Corps Barracks 8th & I	0.122	58
WPNSTA Yorktown	0.118	59
Cheyenne Mountain AFS	0.113	60
NAVSTA Pascagoula	0.111	61
Ft. Monroe	0.11	62
Carlisle Barracks	0.106	63
Charleston AFB	0.103	64
NAVWPNSTA Charleston	0.1	65

Discussion: COMNAVMARIANAS military value score of .181 compared to the Andersen AFB military value score of .162 was the primary basis for recommending transfer of installation management functions from Andersen AFB to COMNAVMARIANAS.

AF Comments Concerning COBRA Costs/Savings

"The manpower data entered in Screen 6 of COBRA for this scenario only represents a theoretical execution methodology used to calculate an estimated overall dollar savings associated with this scenario. **It does not represent actual manpower authorizations that must be gained/lost as a result of implementing this BRAC scenario. Implementation of this scenario will be executed in accordance with OSD guidance on joint basing that has yet to be developed.**"

"Per our discussion, the AF would concur with your recommendation to delete the 1-time costs (IT and training) associated with all the joint basing/installation management scenarios with the understanding that these costs should/will be considered prior to the final COBRA cost estimate associated with final recommendations to the BRAC Commission. We understand the deletion of costs during this stage of the BRAC 2005 process is for comparative purposes only, not for estimating the costs/savings associated with individual scenarios."

Candidate Recommendation #HSA-0127

Candidate Recommendation: Realign Andersen AFB by relocating the installation management functions/responsibilities to COMNAVMARIANNAS Guam. The U.S. Navy will assume responsibility for the execution of all Base Operating Support (BOS) (with the exceptions of Health and Military Personnel Services) and the O&M portion of Sustainment, Restoration and Modernization (SRM).

Justification: Both COMNAVMARIANNAS and Andersen AFB employ military, civilian and contractor personnel to perform common functions in support of installation facilities and personnel. Both installations execute these functions using similar or near similar processes. Because these installations are in very close proximity, there is significant opportunity to reduce duplication of efforts with resulting reduction of overall manpower and facilities requirements capable of generating savings which will be realized by paring unnecessary management personnel and achieving greater efficiencies through economies of scale. Intangible savings are expected to result from opportunities to consolidate and optimize existing and future service contract requirements. Additional opportunities for savings are also expected to result from establishment of a single space management authority capable of generating greater overall utilization of facilities and infrastructure. Further savings are expected to result from opportunities to reduce and correctly size both owned and contracted commercial fleets of base support vehicles and equipment consistent with the size of the combined facilities and supported populations.

Regional efficiencies achieved as a result of the Navy's regionalization of installation management under Commander Naval Installations and specifically COMNAVMARIANNAS Guam will provide additional opportunities for overall savings as Andersen AFB is consolidated under this management structure.

Payback: The total estimated one-time cost to the Department of Defense to implement this recommendation is \$12.0 million. The net of all costs and savings to the Department during the implementation period is a savings of \$43.3 million. Annual recurring savings to the Department after implementation are \$9.8 million with an immediate payback expected. The net present value of the costs and savings to the Department over 20 years is a savings of \$131.4 million.

Impacts:

Economic Impact on Communities: Assuming no economic recovery, this recommendation could result in a maximum potential reduction of 174 jobs (95 direct jobs and 79 indirect jobs) over the 2006-2011 period in the Guam County, GU Metropolitan Statistical economic area, which is .32 percent of economic area employment.

Community Infrastructure: Review of community attributes indicates no issues regarding the ability of the community's infrastructure to support forces, missions, and personnel.

Environmental Impact: This recommendation has no impact on air quality; cultural, archeological, or tribal resources; dredging; land use constraints or sensitive resources areas; marine mammals, resources or sanctuaries; noise; threatened and endangered species or critical habitat; waste management; water resources; or wetlands. This recommendation does not impact the costs of environmental restoration, waste management, and environmental compliance activities.

8 Attachments:

- 1.) Competing Recommendations/Force Structure Capabilities
- 2.) Military Value Results
- 3.) Capacity Analysis
- 4.) COBRA Results
- 5.) Economic Impact Report
- 6.) Installation Criterion 7 Profile
- 7.) Summary of Scenario Environmental Impacts
- 8.) AF Comments Concerning COBRA Costs/Savings

Competing Recommendations: There are no known competing recommendations that affect this scenario.

Force Structure Capabilities: This recommendation has been constructed to accommodate the current and surge requirements. Since the manpower levels remain generally stable through FY 2011 within this Force & Infrastructure Category (F&IC) for all services, and end strength levels as reported in the 20-year Force structure plan remain relatively flat, it follows that this recommendation is consistent with the 20-Year Force Structure Plan.

Installation Management Capacity Analysis Results
HSA #0127
COMNAVMARIANAS/Anderson AFB

Discussion: The IM team's capacity analysis studied DOD installations in specified geographic clusters to determine the amount, if any, of redundant/duplicative IM support functions and the facilities associated with those support functions. Analysis confirmed redundancy of personnel and functions throughout all of the clusters reviewed. Analysis also indicates an overall under utilization of IM support functions and facilities. There are some exceptions; most notably Child Development Centers and Lodging facilities that generally reflect demand exceeding capacity. The following tables show excess/shortage capacity for 13 installation management capabilities/functions.

CLOSE HOLD

Material contained herein is sensitive. Release of data or analysis pertaining to evaluation of military Bases for closure or realignment is restricted until the Secretary of Defense forwards recommendations To the Defense Base Closure and Realignment Commission in May 2005. All individuals handling this Information should take steps to protect the material herein from disclosure.

Deliberative Document – For Discussion Purposes Only
Do Not Release Under FOIA

HSA 0127

Consolidate Andersen AFB and COMNAV MARIANAS



Headquarters & Support Activities
Joint Cross-Service Group
1401 Wilson Blvd, Suite 400
Arlington, VA 22209
(703) 696-9448

HSA-JCSG-D-05-115

Andersen AFB, GU

Demographics

The following tables provide a short description of the area near the installation/activity. Andersen AFB is miles from None, the nearest city with a population of 100,000 or more. The nearest metropolitan statistical area (MSA) is

MSA	Population
San Diego, CA MSA	2,813,833

The following entities comprise the military housing area (MHA):

County/City	Population
None	154805
Total	154,805

Child Care

This attribute captures the number of nationally accredited child-care centers within the local community: 2

Cost of Living

Cost of Living provides a relative measure of cost of living in the local community. General Schedule (GS) Locality Pay provides a relative scale to compare local salaries with government salaries and Basic Allowance for Housing (BAH) is an indicator of the local rental market. In-state tuition is an indicator of the support provided by the state for active duty family members to participate in higher-level education opportunities.

Median Household Income (US Avg \$41,994)	\$41,229	Basis: 1 of 1 county
Median House Value (US Avg \$119,600)	\$171,900	
GS Locality Pay ("Rest of US" 10.9%)	25.0%	
O-3 with Dependents BAH Rate	\$2,450	
In-state Tuition for Family Member		
In-state Tuition Continues if Member PCSs Out of State		

Education

This attribute defines the population in local school districts and identifies capacity. The pupil/teacher ratio, graduation rate, percentage of certified teachers and composite SAT I/ACT scores provide a relative quality indicator of education. This attribute also attempts to give communities credit for the potential intellectual capital they provide.

NOTE: “MFR” means a Memorandum For Record is on file at the installation/activity/agency to document problems in obtaining the required information. Reasons for not being able to obtain information may be that the school district refused to provide the information or the school district does not use or track the information.

If the installation/activity/agency has incomplete information from the local school system in order to accurately compute a score in this area, the number of school districts reporting information will be captured in addition to the computed answer.

		Basis
School District(s) Capacity	2,150	3 of 3 districts
Students Enrolled	1,653	3 of 3 districts
Average Pupil/Teacher Ratio	21.5:1	3 of 3 districts
High School Students Enrolled	435	1 of 1 district
Average High School Graduation Rate (US Avg 67.3%)	97.0%	1 of 1 district
Average Composite SAT I Score (US Avg 1026)	1083	1 of 1 district
Average ACT Score (US Avg 20.8)	25	1 of 1 district
Available Graduate/PhD Programs	3	
Available Colleges and/or Universities	3	
Available Vocational and/or Technical Schools	1	

Employment

Unemployment and job growth rates provide a relative merit of job availability in the local community. National rates from the Bureau of Labor Statistics are also provided.

The unemployment rates for the last five-years:

	1999	2000	2001	2002	2003
Local Data					
National	4.2%	4.0%	4.7%	5.8%	6.0%
Basis:					

The annual job growth rate for the last five-years:

	1999	2000	2001	2002	2003
Local Data					
National	1.5%	2.4%	.03%	-.31%	.86%
Basis:					

Housing

This attribute provides an indication of availability of housing, both sales and rental, in the local community. Note: according to the 2000 Census, Vacant Sale and Vacant Rental Units do not equal Total Vacant Housing Units; Total Vacant Housing Units may also include units that are vacant but not on the market for sale or rent.

Total Vacant Housing Units	8,909	Basis: 1 of 1 county
Vacant Sale Units	300	
Vacant Rental Units	4,777	

Medical Providers

This attribute provides an indicator of availability of medical care for military and DoD civilians in the local community. The table reflects the raw number of physicians/beds and ratio of physicians/beds to population.

	# Physicians	# Beds	Population	
Local Community			154,805	Basis:
Ratio	1:	1:		
National Ratio (2003)	1:421.2	1:373.7		

Safety/Crime

The local community's Uniform Crime Reports (UCR) Index for 2002 per 100,000 people and the national UCR based on information from the Federal Bureau of Investigation (FBI) for 2002:

Local UCR		Basis:
National UCR	4,118.8	

Transportation

Distance to an airport shows convenience and availability of airline transportation. Public transportation shows potential for members and DoD civilians to use it to commute to/from work under normal circumstances and for leisure.

Distance from Andersen AFB to nearest commercial airport: 13.5 miles

Is Andersen AFB served by regularly scheduled public transportation? No

Utilities

This attribute identifies a local community's water and sewer systems' ability to receive 1,000 additional people.

Does the local community's water system have the ability to meet an expanded need of an additional 1,000 people moving in the local community? Yes

Does the local community's sewer system have the ability to meet an expanded need of an additional 1,000 people moving in the local community? Yes

COMNAV Marianas_GU, GU

Demographics

The following tables provide a short description of the area near the installation/activity. COMNAV Marianas_GU is 3801 miles from Honolulu, HI, the nearest city with a population of 100,000 or more. The nearest metropolitan statistical area (MSA) is

MSA	Population
NA	

The following entities comprise the military housing area (MHA):

County/City	Population
Guam	154805
Total	154,805

Child Care

This attribute captures the number of nationally accredited child-care centers within the local community: 0

Cost of Living

Cost of Living provides a relative measure of cost of living in the local community. General Schedule (GS) Locality Pay provides a relative scale to compare local salaries with government salaries and Basic Allowance for Housing (BAH) is an indicator of the local rental market. In-state tuition is an indicator of the support provided by the state for active duty family members to participate in higher-level education opportunities.

Median Household Income (US Avg \$41,994)	\$39,317	Basis: 1 of 1 county
Median House Value (US Avg \$119,600)	\$171,869	
GS Locality Pay ("Rest of US" 10.9%)	25.0%	
O-3 with Dependents BAH Rate	\$2,855	
In-state Tuition for Family Member		
In-state Tuition Continues if Member PCSs Out of State		

Education

This attribute defines the population in local school districts and identifies capacity. The pupil/teacher ratio, graduation rate, percentage of certified teachers and composite SAT I/ACT scores provide a relative quality indicator of education. This attribute also attempts to give communities credit for the potential intellectual capital they provide.

NOTE: “MFR” means a Memorandum For Record is on file at the installation/activity/agency to document problems in obtaining the required information. Reasons for not being able to obtain information may be that the school district refused to provide the information or the school district does not use or track the information.

If the installation/activity/agency has incomplete information from the local school system in order to accurately compute a score in this area, the number of school districts reporting information will be captured in addition to the computed answer.

		Basis
School District(s) Capacity	31,535	1 of 1 district
Students Enrolled	31,340	1 of 1 district
Average Pupil/Teacher Ratio	15.0:1	1 of 1 district
High School Students Enrolled	9,081	1 of 1 district
Average High School Graduation Rate (US Avg 67.3%)	59.4%	1 of 1 district
Average Composite SAT I Score (US Avg 1026)		
Average ACT Score (US Avg 20.8)		
Available Graduate/PhD Programs	4	
Available Colleges and/or Universities	3	
Available Vocational and/or Technical Schools	1	

Employment

Unemployment and job growth rates provide a relative merit of job availability in the local community. National rates from the Bureau of Labor Statistics are also provided.

The unemployment rates for the last five-years:

	1999	2000	2001	2002	2003
Local Data	14.0%	15.3%	13.0%	11.0%	9.3%
National	4.2%	4.0%	4.7%	5.8%	6.0%
Basis:	1 of 1 county				

The annual job growth rate for the last five-years:

	1999	2000	2001	2002	2003
Local Data	-8.2%	-5.1%	-.1%	-7.3%	-1.8%
National	1.5%	2.4%	.03%	-.31%	.86%
Basis:	1 of 1 county				

Housing

This attribute provides an indication of availability of housing, both sales and rental, in the local community. Note: according to the 2000 Census, Vacant Sale and Vacant Rental Units do not equal Total Vacant Housing Units; Total Vacant Housing Units may also include units that are vacant but not on the market for sale or rent.

Total Vacant Housing Units	8,908	Basis: 1 of 1 county
Vacant Sale Units	300	
Vacant Rental Units	3,864	

Medical Providers

This attribute provides an indicator of availability of medical care for military and DoD civilians in the local community. The table reflects the raw number of physicians/beds and ratio of physicians/beds to population.

	# Physicians	# Beds	Population	
Local Community				Basis: 1 of 1 county
Ratio	1:	1:		
National Ratio (2003)	1:421.2	1:373.7		

Safety/Crime

The local community's Uniform Crime Reports (UCR) Index for 2002 per 100,000 people and the national UCR based on information from the Federal Bureau of Investigation (FBI) for 2002:

Local UCR	336.0	Basis: 1 of 1 county
National UCR	4,118.8	

Transportation

Distance to an airport shows convenience and availability of airline transportation. Public transportation shows potential for members and DoD civilians to use it to commute to/from work under normal circumstances and for leisure.

Distance from COMNAVMARIANAS_GU to nearest commercial airport: 14.0 miles
Is COMNAVMARIANAS_GU served by regularly scheduled public transportation? No

Utilities

This attribute identifies a local community's water and sewer systems' ability to receive 1,000 additional people.

Does the local community's water system have the ability to meet an expanded need of an additional 1,000 people moving in the local community? Yes

Does the local community's sewer system have the ability to meet an expanded need of an additional 1,000 people moving in the local community? Yes

Template Form 1

Justify all Changes
in this file and color

Option Package Name
Service

Guam Opt 1- 10 Feb 2005
Headquarters and Support JCSG

Base Code	Base Name	State	Close/Deact Yr	Close (1) / Deactivate (2) / Realign (3)
AJJY	Andersen AFB	GU		3
N61128	NAVY REGION GUAM	AP		3
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		
0	No Base Entered	N/A		

Auto Time Phase

Y

Populate from Database

Build COBRA Input File

- Transfer Comments to COBRA
- Do Not Transfer Comments to COBRA

Cell: D1

Comment: INSTRUCTIONS:

To use this template do the following (These instructions assume you know how to appropriately fill in the COBRA data):

1) Choose the bases involved in the scenario using the drop-down menu in the "Base Name" category.

NOTE: Some locations may not appear in the drop-down list because they were not analyzed by the Military Departments during the COBRA JPAT process. This is likely to be true for many leased facilities, as well as 4th estate locations. To remedy this, type in the name of the installation being examined, and ignore the warning message. Enter the state and Base code information if you know the information. At the minimum, overwrite the #N/A error message in the state column. Failure to do so will cause the COBRA export macro to fail.

2) Once all locations involved in the scenario are entered, press the "Populate from Database" button. This will create the required number of forms for all the screens, as well as fill in any information in the COBRA database.

3) Fill in the appropriate cells with data as dictated by the scenario. Don't forget to use comments to justify and explain the values entered.

4) Once the data is filled in, return to screen 1 and press the "Build COBRA Input File" button. This will create a .CBR file with the same name as the Option Package Name field. This can be opened by COBRA using the "Open Data File" option under the file menu. ALWAYS PRESS THE DATABASE BUTTON WHEN LOADING A SCENARIO.

For questions, help and support, contact 1Lt Patrick Chapin, patrick.chapin@wso-whs.mil or patrick.chapin@pentagon.af.mil, 703-696-9448. ext 205.

Cell: A2

Comment: This is a free text name for the realignment/closure option. This appears on most output reports. This gives a name for the analyzed scenario for documentation. The user can document the scenario further with footnotes that will enable the user to know exactly what was done in the scenario. (Allowed entries up to 20 characters)

Cell: A5

Comment: This is a unique code for each base, used by the databases for identification. The user must input the base code for each base that is included in the scenario. Basecodes will be available from Service Real Property Inventories (RPI). (Allowed entries up to six alphanumeric characters). Use Control-F and search for the base name to find the base code. The database is below starting on row 100.

Cell: B5

Comment: The name of each base involved in the scenario, up to 20 individual bases per scenario. When the base code is entered this field is automatically populated after the database key is clicked. The user should check to ensure that the names are those that are included in the scenario and that an error was not made in the base code entries. (Allowed entries up to 20 characters)

Cell: C5

Comment: The two letter abbreviation of the state where the base is located. When the base code is entered this field is automatically populated after the database key is clicked. (Allowed entries 2 characters)

Cell: D5

Comment: If the base is to be closed or deactivated, this is the year that the action will be accomplished. Closing a base requires moving or eliminating all personnel on the base and ceasing all activities. Deactivating a base allows for the establishment of a reserve component, or other type, enclave on the base. This is used in calculating the payback period. (Allowed entries 0 to 6) Entry of the default (0) means that the activity at the base is realignment only. Cost/savings algorithms are different if a base is not closing or deactivating.

Cell: E5

Comment: This field allows the user to indicate that the base is either deactivating or closing. For COBRA purposes, the main difference between deactivating and closing is that an enclave (Reserve Component or other) can be put on a deactivating base but not on a closing base. If the base is still to be a base, use "Realign"

Close = 1

Deactivate = 2

Realign = 3

Cell: B27

Comment: The default (enabled with a check mark) will cause the model to automatically schedule construction and shut downs based on the movement of personnel. Disabling this field, by clicking on it to remove the checkmark, allows user entered scheduling (on Screen Five) to be applied to construction and shutdown of facilities.

Cell: D27

Comment: Enter Y for yes, or N for no.

Cell: D30

Comment: These buttons will allow the user to not export any comments to the footnotes of COBRA.

Economic Impact Report

This report depicts the economic impact of the following Scenarios:

HSA-0127: Guam

The data in this report is rolled up by Region of Influence

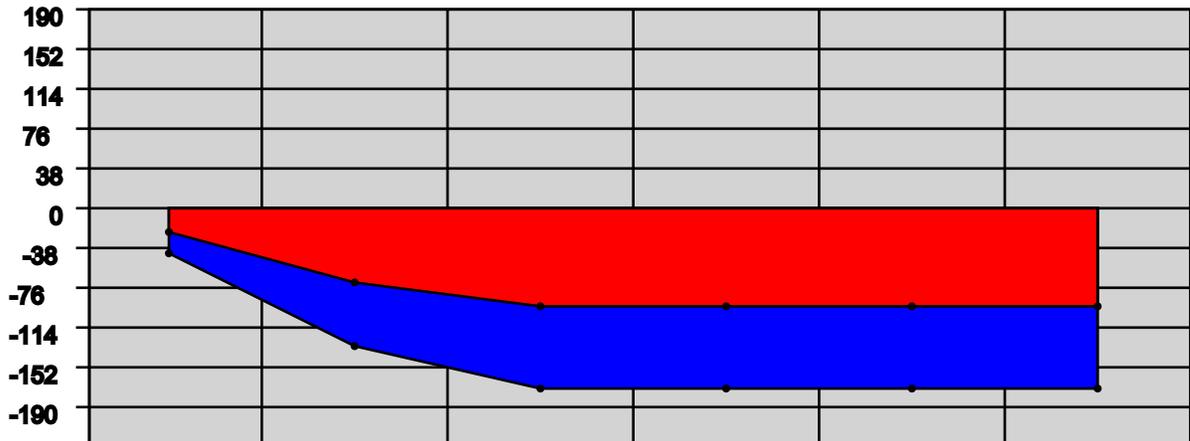
ECONOMIC IMPACT DATA

Scenario: All Selected (see title page)
Economic Region of Influence(ROI): Guam County, GU
Base: All Bases
Action: All Actions

Overall Economic Impact of Proposed BRAC-05 Action:

ROI Population (2002):	161,057
ROI Employment (2002):	54,980
Authorized Manpower (2005):	4,777
Authorized Manpower(2005) / ROI Employment(2002):	8.69%
Total Estimated Job Change:	-174
Total Estimated Job Change / ROI Employment(2002):	-0.32%

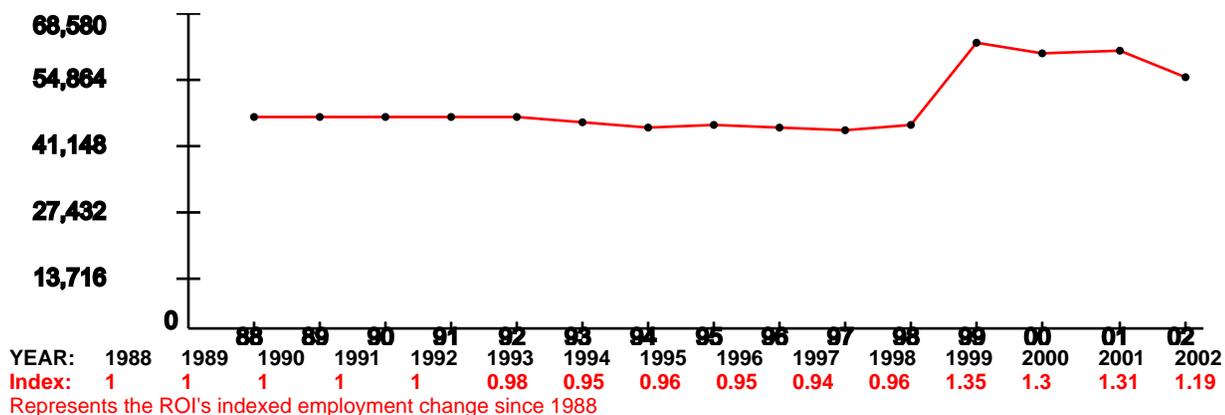
Cumulative Job Change (Gain/Loss) Over Time:



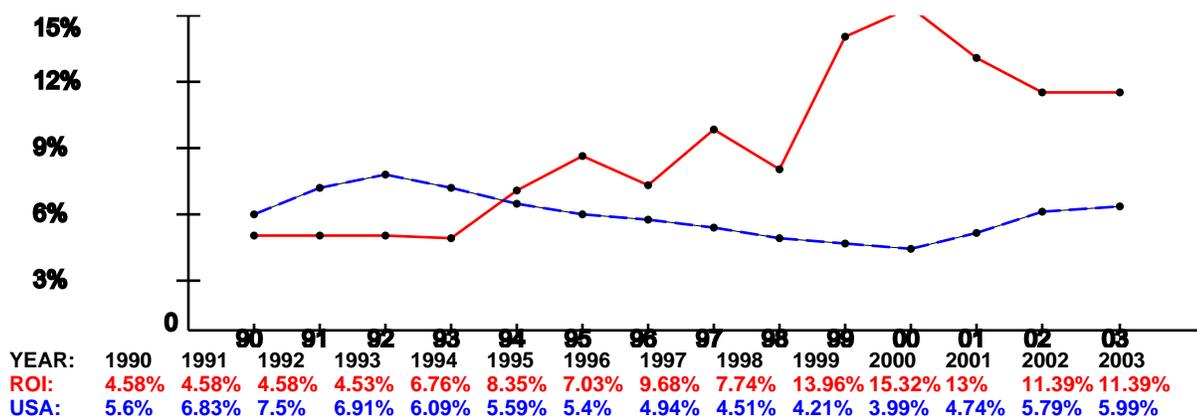
YEAR:	2006	2007	2008	2009	2010	2011
Direct Military:	-16	-33	-15	0	0	0
Direct Civilian:	-8	-15	-8	0	0	0
Direct Student:	0	0	0	0	0	0
Direct Contractor:	0	0	0	0	0	0
Cumulative Direct:	-24	-72	-95	-95	-95	-95
Cum Indir/Induc:	-20	-60	-79	-79	-79	-79
Cumulative Total:	-44	-132	-174	-174	-174	-174

Guam County, GU Trend Data

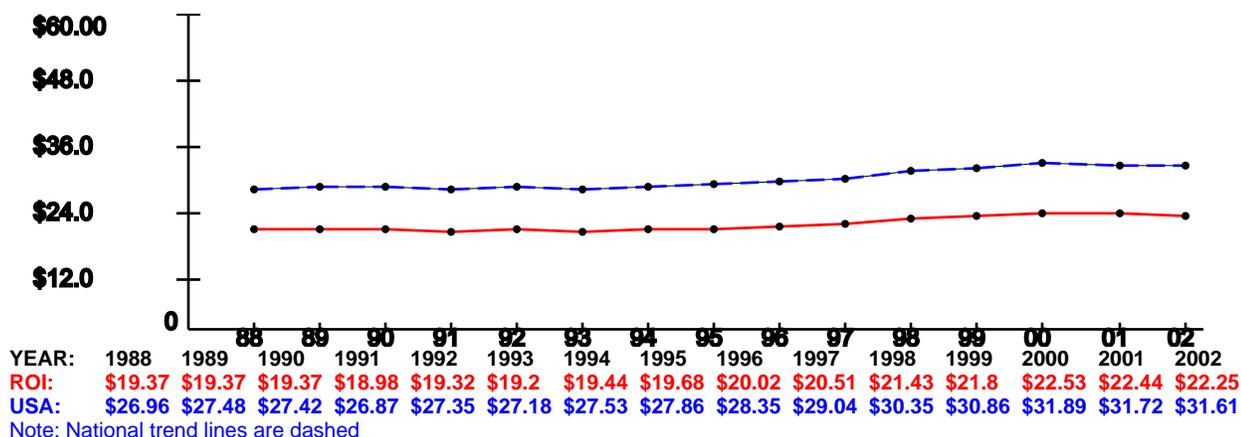
Employment Trend (1988-2002)



Unemployment Percentage Trend (1990-2003)



Per Capita Income x \$1,000 (1988-2002)





DEPARTMENT OF THE NAVY

OFFICE OF THE SECRETARY
1000 NAVY PENTAGON
WASHINGTON, D. C. 20350-1000

07 FEBRUARY 2005

MEMORANDUM FOR CHAIR, HEADQUARTERS AND SUPPORT ACTIVITIES JOINT
CROSS SERVICE GROUP

Subj: REQUEST FOR SUMMARY OF SCENARIO ENVIRONMENTAL IMPACTS
(SSEIs)

Ref: (a) HSA JCSG ltr of 11 Jan 05 Re: HSA-0127

Encl: (1) SSEI for HSA-0127

Per Memorandum, Acting Under Secretary of Defense (Acquisition, Technology & Logistics) and Chairman, Infrastructure Steering Group, dated December 7, 2004, Subject: Transformation Through Base Realignment and Closure (BRAC 2005) Policy Memorandum Four-Selection Criteria 7 and 8 and your request, reference (a), enclosures (1) is provided.

Each document is compiled by our environmental staff based on certified data for the Department of the Navy installations involved in the scenarios. The data continues to be reviewed and refreshed. If we discover changes, which alter our environmental analysis, we will notify you accordingly. If you have any questions or require any additional information, please feel free to contact my point of contact CDR Margy Carlson JAGC, USN at (703) 602-6528.

A handwritten signature in black ink, appearing to read "Anne Rathmell Davis".

Anne Rathmell Davis
Special Assistant to the Secretary of the Navy
for Base Realignment and Closure

Summary of Scenario Environmental Impacts

DON Scenario HSA-0127 (DON Installations only):

Action 1: Consolidate Andersen Air Force Base Installation Management functions with
Commander Naval Forces Marianas

General Environmental Impacts

Environmental Resource Area	COMNAVMAR Guam (Gaining Installation)
Air Quality	No impact.
Cultural/Archeological/Tribal Resources	No impact.
Dredging	No impact.
Land Use Constraints/Sensitive Resource Areas	No impact.
Marine Mammals/Marine Resources/ Marine Sanctuaries	No impact.
Noise	No impact.
Threatened& Endangered Species/Critical Habitat	No impact.
Waste Management	No impact.
Water Resources	No impact.
Wetlands	No impact.

Impacts of Costs

Selection Criterion 8 Environmental Points	COMNAVMAR Guam (Gaining Installation)
Environmental Restoration	DERA costs \$86.0M thru FY03; CTC \$31.2 M.
Waste Management	None
Environmental Compliance	None

SCENARIO ERROR REPORT (COBRA v6.07)

Data As Of 2/10/2005 12:42:25 PM, Report Created 2/10/2005 12:43:39 PM

Department : Headquarters and Support JCSG
Scenario File : C:\COBRA\COPY of Guam\Guam Opt 1- 10 Feb 2005.CBR
Option Pkg Name: Guam Opt 1- 10 Feb 2005
Std Fctrs File : C:\COBRA\COBRA 6.07 -- 9 Feb 05\BRAC2005.SFF

SCENARIO DATA:

"Headquarters and Support JCSG" is not a recognized Department.

COBRA REALIGNMENT SUMMARY REPORT (COBRA v6.07) - Page 1/2
 Data As Of 2/10/2005 12:42:25 PM, Report Created 2/10/2005 12:43:39 PM

Department : Headquarters and Support JCSG
 Scenario File : C:\COBRA\COPY of Guam\Guam Opt 1- 10 Feb 2005.CBR
 Option Pkg Name: Guam Opt 1- 10 Feb 2005
 Std Fctrs File : C:\COBRA\COBRA 6.07 -- 9 Feb 05\BRAC2005.SFF

Starting Year : 2006
 Final Year : 2008
 Payback Year : Immediate

NPV in 2025(\$K): -131,403
 1-Time Cost(\$K): 2,028

Net Costs in 2005 Constant Dollars (\$K)								
	2006	2007	2008	2009	2010	2011	Total	Beyond
	----	----	----	----	----	----	-----	-----
MilCon	0	0	0	0	0	0	0	0
Person	-955	-4,097	-7,650	-8,876	-8,876	-8,876	-39,330	-8,876
Overhd	-4	-549	-826	-961	-961	-961	-4,262	-961
Moving	71	106	71	0	0	0	248	0
Missio	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0
TOTAL	-888	-4,540	-8,405	-9,837	-9,837	-9,837	-43,344	-9,837
	2006	2007	2008	2009	2010	2011	Total	
	----	----	----	----	----	----	-----	
POSITIONS ELIMINATED								
Off	1	3	1	0	0	0	5	
Enl	15	30	14	0	0	0	59	
Civ	8	15	8	0	0	0	31	
TOT	24	48	23	0	0	0	95	
POSITIONS REALIGNED								
Off	0	0	0	0	0	0	0	
Enl	0	0	0	0	0	0	0	
Stu	0	0	0	0	0	0	0	
Civ	0	0	0	0	0	0	0	
TOT	0	0	0	0	0	0	0	

Candidate Recommendation: Realign Andersen AFB by relocating the installation management functions/responsibilities to COMNAVMARIANNAS Guam. The U.S. Navy will assume responsibility for the execution of all Base Operating Support (BOS) (with the exceptions of Health and Military Personnel Services) and the O&M portion of Sustainment, Restoration and Modernization (SRM).

Justification: Both COMNAVMARIANNAS and Andersen AFB employ military, civilian and contractor personnel to perform common functions in support of installation facilities and personnel. Both installations execute these functions using similar or near similar processes. Because these installations are in very close proximity, there is significant opportunity to reduce duplication of efforts with resulting reduction of overall manpower and facilities requirements capable of generating savings which will be realized by paring unnecessary management personnel and achieving greater efficiencies through economies of scale. Intangible savings are expected to result from opportunities to consolidate and optimize existing and future service contract requirements. Additional opportunities for savings are also expected to result from establishment of a single space management authority capable of generating greater overall utilization of facilities and infrastructure. Further savings are expected to result from opportunities to reduce and correctly size both owned and contracted commercial fleets of base support vehicles and equipment consistent with the size of the combined facilities and supported populations.

Regional efficiencies achieved as a result of the Navy's regionalization of installation management under Commander Naval Installations and specifically COMNAVMARIANNAS Guam will provide additional opportunities for overall savings as Andersen AFB is consolidated under this management structure.

COBRA REALIGNMENT SUMMARY REPORT (COBRA v6.07) - Page 2/2
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Costs in 2005 Constant Dollars (\$K)

	2006	2007	2008	2009	2010	2011	Total	Beyond
	----	----	----	----	----	----	----	-----
MilCon	0	0	0	0	0	0	0	0
Person	291	649	287	0	0	0	1,228	0
Overhd	239	179	134	0	0	0	552	0
Moving	71	106	71	0	0	0	248	0
Missio	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0
TOTAL	601	934	493	0	0	0	2,028	0

Savings in 2005 Constant Dollars (\$K)

	2006	2007	2008	2009	2010	2011	Total	Beyond
	----	----	----	----	----	----	----	-----
MilCon	0	0	0	0	0	0	0	0
Person	1,247	4,746	7,937	8,876	8,876	8,876	40,558	8,876
Overhd	243	728	961	961	961	961	4,814	961
Moving	0	0	0	0	0	0	0	0
Missio	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0
TOTAL	1,489	5,474	8,898	9,837	9,837	9,837	45,372	9,837

TOTAL COBRA ONE-TIME COST REPORT (COBRA v6.07) - Page 1/3
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(All values in 2005 Constant Dollars)

Category	Cost	Sub-Total
-----	----	-----
Construction		
Military Construction	0	
Total - Construction		0
Personnel		
Civilian RIF	841,047	
Civilian Early Retirement	40,540	
Eliminated Military PCS	288,300	
Unemployment	57,863	
Total - Personnel		1,227,751
Overhead		
Program Management Cost	551,871	
Support Contract Termination	0	
Mothball / Shutdown	0	
Total - Overhead		551,871
Moving		
Civilian Moving	0	
Civilian PPP	248,472	
Military Moving	0	
Freight	0	
Information Technologies	0	
One-Time Moving Costs	0	
Total - Moving		248,472
Other		
HAP / RSE	0	
Environmental Mitigation Costs	0	
Mission Contract Startup and Termination	0	
One-Time Unique Costs	0	
Total - Other		0

Total One-Time Costs		2,028,094

One-Time Savings		
Military Construction Cost Avoidances	0	
Military Moving	0	
One-Time Moving Savings	0	
Environmental Mitigation Savings	0	
One-Time Unique Savings	0	

Total One-Time Savings		0

Total Net One-Time Costs		2,028,094

COBRA ONE-TIME COST REPORT (COBRA v6.07) - Page 2/3

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Base: Andersen AFB, GU (AJJY)
 (All values in 2005 Constant Dollars)

Category	Cost	Sub-Total
-----	----	-----
Construction		
Military Construction	0	
Total - Construction		0
Personnel		
Civilian RIF	841,047	
Civilian Early Retirement	40,540	
Eliminated Military PCS	288,300	
Unemployment	57,863	
Total - Personnel		1,227,751
Overhead		
Program Management Cost	551,871	
Support Contract Termination	0	
Mothball / Shutdown	0	
Total - Overhead		551,871
Moving		
Civilian Moving	0	
Civilian PPP	248,472	
Military Moving	0	
Freight	0	
Information Technologies	0	
One-Time Moving Costs	0	
Total - Moving		248,472
Other		
HAP / RSE	0	
Environmental Mitigation Costs	0	
Mission Contract Startup and Termination	0	
One-Time Unique Costs	0	
Total - Other		0

Total One-Time Costs		2,028,094

One-Time Savings		
Military Construction Cost Avoidances	0	
Military Moving	0	
One-Time Moving Savings	0	
Environmental Mitigation Savings	0	
One-Time Unique Savings	0	

Total One-Time Savings		0

Total Net One-Time Costs		2,028,094

COBRA ONE-TIME COST REPORT (COBRA v6.07) - Page 3/3

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Base: NAVY REGION GUAM, AP (N61128)
 (All values in 2005 Constant Dollars)

Category	Cost	Sub-Total
-----	----	-----
Construction		
Military Construction	0	
Total - Construction		0
Personnel		
Civilian RIF	0	
Civilian Early Retirement	0	
Eliminated Military PCS	0	
Unemployment	0	
Total - Personnel		0
Overhead		
Program Management Cost	0	
Support Contract Termination	0	
Mothball / Shutdown	0	
Total - Overhead		0
Moving		
Civilian Moving	0	
Civilian PPP	0	
Military Moving	0	
Freight	0	
Information Technologies	0	
One-Time Moving Costs	0	
Total - Moving		0
Other		
HAP / RSE	0	
Environmental Mitigation Costs	0	
Mission Contract Startup and Termination	0	
One-Time Unique Costs	0	
Total - Other		0
-----		0
Total One-Time Costs		0

One-Time Savings		
Military Construction Cost Avoidances	0	
Military Moving	0	
One-Time Moving Savings	0	
Environmental Mitigation Savings	0	
One-Time Unique Savings	0	

Total One-Time Savings		0

Total Net One-Time Costs		0

TOTAL COBRA REALIGNMENT DETAIL REPORT (COBRA v6.07) - Page 1/9
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ONE-TIME COSTS	2006	2007	2008	2009	2010	2011	Total
-----(\$K)-----	----	----	----	----	----	----	-----
CONSTRUCTION							
MILCON	0	0	0	0	0	0	0
O&M							
CIV SALARY							
Civ RIF	194	453	194	0	0	0	841
Civ Retire	13	13	13	0	0	0	40
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	71	106	71	0	0	0	248
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	13	31	13	0	0	0	58
OTHER							
Info Tech	0	0	0	0	0	0	0
Prog Manage	239	179	134	0	0	0	552
Supt Contract	0	0	0	0	0	0	0
Mothball	0	0	0	0	0	0	0
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	70	151	66	0	0	0	288
OTHER							
HAP / RSE	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Misn Contract	0	0	0	0	0	0	0
1-Time Other	0	0	0	0	0	0	0
TOTAL ONE-TIME	601	934	493	0	0	0	2,028

TOTAL COBRA REALIGNMENT DETAIL REPORT (COBRA v6.07) - Page 2/9
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RECURRINGCOSTS -----(\$K)-----	2006 ----	2007 ----	2008 ----	2009 ----	2010 ----	2011 ----	Total -----	Beyond -----
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 COST	601	934	493	0	0	0	2,028	0
ONE-TIME SAVES -----(\$K)-----	2006 ----	2007 ----	2008 ----	2009 ----	2010 ----	2011 ----	Total -----	
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 -----(\$K)-----	2006 ----	2007 ----	2008 ----	2009 ----	2010 ----	2011 ----	Total -----	Beyond -----
FAM HOUSE OPS	0	0	0	0	0	0	0	0
O&M								
Sustainment	0	0	0	0	0	0	0	0
Recap	0	0	0	0	0	0	0	0
BOS	243	728	961	961	961	961	4,814	961
Civ Salary	300	1,162	2,024	2,323	2,323	2,323	10,455	2,323
MIL PERSONNEL								
Off Salary	62	312	562	625	625	625	2,812	625
Enl Salary	618	2,472	4,285	4,861	4,861	4,861	21,959	4,861
House Allow	266	800	1,066	1,066	1,066	1,066	5,332	1,066
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	1,489	5,474	8,898	9,837	9,837	9,837	45,372	9,837
TOTAL SAVINGS	1,489	5,474	8,898	9,837	9,837	9,837	45,372	9,837

TOTAL COBRA REALIGNMENT DETAIL REPORT (COBRA v6.07) - Page 3/9
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ONE-TIME NET -----(\$K)-----	2006	2007	2008	2009	2010	2011	Total	
CONSTRUCTION								
MILCON	0	0	0	0	0	0	0	
O&M								
Civ Retir/RIF	208	466	208	0	0	0	881	
Civ Moving	71	106	71	0	0	0	248	
Info Tech	0	0	0	0	0	0	0	
Other	252	210	147	0	0	0	610	
MIL PERSONNEL								
Mil Moving	70	151	66	0	0	0	288	
OTHER								
HAP / RSE	0	0	0	0	0	0	0	
Environmental	0	0	0	0	0	0	0	
Misn Contract	0	0	0	0	0	0	0	
1-Time Other	0	0	0	0	0	0	0	
TOTAL ONE-TIME	601	934	493	0	0	0	2,028	
RECURRING NET -----(\$K)-----	2006	2007	2008	2009	2010	2011	Total	Beyond
FAM HOUSE OPS	0	0	0	0	0	0	0	0
O&M								
Sustainment	0	0	0	0	0	0	0	0
Recap	0	0	0	0	0	0	0	0
BOS	-243	-728	-961	-961	-961	-961	-4,814	-961
Civ Salary	-300	-1,162	-2,024	-2,323	-2,323	-2,323	-10,455	-2,323
TRICARE	0	0	0	0	0	0	0	0
MIL PERSONNEL								
Mil Salary	-680	-2,784	-4,847	-5,486	-5,486	-5,486	-24,771	-5,486
House Allow	-266	-800	-1,066	-1,066	-1,066	-1,066	-5,332	-1,066
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	-1,489	-5,474	-8,898	-9,837	-9,837	-9,837	-45,372	-9,837
TOTAL NET COST	-888	-4,540	-8,405	-9,837	-9,837	-9,837	-43,344	-9,837

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Base: Andersen AFB, GU (AJJY)	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	194	453	194	0	0	0	841
Civ Retire	13	13	13	0	0	0	40
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	71	106	71	0	0	0	248
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	13	31	13	0	0	0	58
OTHER							
Info Tech	0	0	0	0	0	0	0
Prog Manage	239	179	134	0	0	0	552
Supt Contract	0	0	0	0	0	0	0
Mothball	0	0	0	0	0	0	0
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	70	151	66	0	0	0	288
OTHER							
HAP / RSE	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Misn Contract	0	0	0	0	0	0	0
1-Time Other	0	0	0	0	0	0	0
TOTAL ONE-TIME	601	934	493	0	0	0	2,028

COBRA REALIGNMENT DETAIL REPORT (COBRA v6.07) - Page 5/9
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Base: Andersen AFB, GU (AJJY)	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	601	934	493	0	0	0	2,028	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	2011	Total	Beyond
-----(\$K)-----	----	----	----	----	----	----	-----	-----
FAM HOUSE OPS	0	0	0	0	0	0	0	0
O&M								
Sustainment	0	0	0	0	0	0	0	0
Recap	0	0	0	0	0	0	0	0
BOS	243	728	961	961	961	961	4,814	961
Civ Salary	300	1,162	2,024	2,323	2,323	2,323	10,455	2,323
MIL PERSONNEL								
Off Salary	62	312	562	625	625	625	2,812	625
Enl Salary	618	2,472	4,285	4,861	4,861	4,861	21,959	4,861
House Allow	266	800	1,066	1,066	1,066	1,066	5,332	1,066
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	1,489	5,474	8,898	9,837	9,837	9,837	45,372	9,837
TOTAL SAVINGS	1,489	5,474	8,898	9,837	9,837	9,837	45,372	9,837

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Base: Andersen AFB, GU (AJJY)	2006	2007	2008	2009	2010	2011	Total	
ONE-TIME NET								
-----(\$K)-----	----	----	----	----	----	----	-----	
CONSTRUCTION								
MILCON	0	0	0	0	0	0	0	
O&M								
Civ Retir/RIF	208	466	208	0	0	0	881	
Civ Moving	71	106	71	0	0	0	248	
Info Tech	0	0	0	0	0	0	0	
Other	252	210	147	0	0	0	610	
MIL PERSONNEL								
Mil Moving	70	151	66	0	0	0	288	
OTHER								
HAP / RSE	0	0	0	0	0	0	0	
Environmental	0	0	0	0	0	0	0	
Misn Contract	0	0	0	0	0	0	0	
1-Time Other	0	0	0	0	0	0	0	
TOTAL ONE-TIME	601	934	493	0	0	0	2,028	
RECURRING NET	2006	2007	2008	2009	2010	2011	Total	Beyond
-----(\$K)-----	----	----	----	----	----	----	-----	-----
FAM HOUSE OPS	0	0	0	0	0	0	0	0
O&M								
Sustainment	0	0	0	0	0	0	0	0
Recap	0	0	0	0	0	0	0	0
BOS	-243	-728	-961	-961	-961	-961	-4,814	-961
Civ Salary	-300	-1,162	-2,024	-2,323	-2,323	-2,323	-10,455	-2,323
TRICARE	0	0	0	0	0	0	0	0
MIL PERSONNEL								
Mil Salary	-680	-2,784	-4,847	-5,486	-5,486	-5,486	-24,771	-5,486
House Allow	-266	-800	-1,066	-1,066	-1,066	-1,066	-5,332	-1,066
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	-1,489	-5,474	-8,898	-9,837	-9,837	-9,837	-45,372	-9,837
TOTAL NET COST	-888	-4,540	-8,405	-9,837	-9,837	-9,837	-43,344	-9,837

COBRA REALIGNMENT DETAIL REPORT (COBRA v6.07) - Page 7/9
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Base: NAVY REGION GUAM, AP (N61128)	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	0	0	0	0	0	0
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	0	0	0	0	0	0
OTHER							
Info Tech	0	0	0	0	0	0	0
Prog Manage	0	0	0	0	0	0	0
Supt Contract	0	0	0	0	0	0	0
Mothball	0	0	0	0	0	0	0
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	0	0	0	0	0	0
OTHER							
HAP / RSE	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Misn Contract	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

COBRA REALIGNMENT DETAIL REPORT (COBRA v6.07) - Page 8/9
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Base: NAVY REGION GUAM, AP (N61128)

RECURRINGCOSTS	2006	2007	2008	2009	2010	2011	Total	Beyond
-----(\$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 0 0 0 0 0 0 0 0 0

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

COBRA REALIGNMENT DETAIL REPORT (COBRA v6.07) - Page 9/9
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Base: NAVY REGION GUAM, AP (N61128)								
ONE-TIME NET	2006	2007	2008	2009	2010	2011	Total	
-----(\$K)-----	----	----	----	----	----	----	-----	
CONSTRUCTION								
MILCON	0	0	0	0	0	0	0	
O&M								
Civ Retir/RIF	0	0	0	0	0	0	0	
Civ Moving	0	0	0	0	0	0	0	
Info Tech	0	0	0	0	0	0	0	
Other	0	0	0	0	0	0	0	
MIL PERSONNEL								
Mil Moving	0	0	0	0	0	0	0	
OTHER								
HAP / RSE	0	0	0	0	0	0	0	
Environmental	0	0	0	0	0	0	0	
Misn Contract	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	
RECURRING NET	2006	2007	2008	2009	2010	2011	Total	Beyond
-----(\$K)-----	----	----	----	----	----	----	-----	-----
FAM HOUSE OPS	0	0	0	0	0	0	0	0
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								
Mil Salary	0	0	0	0	0	0	0	0
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	0	0	0	0	0	0	0	0
TOTAL NET COST	0	0	0	0	0	0	0	0

COBRA PERSONNEL/SF/SUSTAINMENT/RECAP/BOS DELTAS REPORT (COBRA v6.07)
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Base	Personnel				
	Start*	Finish*	Change	%Change	
Andersen AFB	3,172	3,077	-95	-3%	
NAVY REGION GUAM	1,604	1,604	0	0%	
TOTAL	4,776	4,681	-95	-2%	

Base	Square Footage				
	Start	Finish	Change	%Change	Chg/Per
Andersen AFB	2,979,000	2,979,000	0	0%	0
NAVY REGION GUAM	9,597,909	9,597,909	0	0%	0
TOTAL	12,576,909	12,576,909	0	0%	0

Base	Base Operations Support (2005\$)				
	Start*	Finish*	Change	%Change	Chg/Per
Andersen AFB	62,745,000	61,784,204	-960,795	-2%	10,114
NAVY REGION GUAM	152,383	152,383	0	0%	0
TOTAL	62,897,383	61,936,588	-960,795	-2%	10,114

Base	Sustainment (2005\$)				
	Start	Finish	Change	%Change	Chg/Per
Andersen AFB	37,998,000	37,998,000	0	0%	0
NAVY REGION GUAM	83,949,944	83,949,944	0	0%	0
TOTAL	121,947,944	121,947,944	0	0%	0

Base	Recapitalization (2005\$)				
	Start	Finish	Change	%Change	Chg/Per
Andersen AFB	25,457,066	25,457,066	0	0%	0
NAVY REGION GUAM	43,045,274	43,045,274	0	0%	0
TOTAL	68,502,340	68,502,340	0	0%	0

Base	Sustain + Recap + BOS (2005\$)				
	Start	Finish	Change	%Change	Chg/Per
Andersen AFB	126,200,066	125,239,271	-960,795	-1%	10,114
NAVY REGION GUAM	127,147,601	127,147,601	0	0%	0
TOTAL	253,347,667	252,386,872	-960,795	0%	10,114

Base	Plant Replacement Value (2005\$)				
	Start	Finish	Change	%Change	Chg/Per
Andersen AFB	3,080,305,000	3,080,305,000	0	0%	0
NAVY REGION GUAM	4,907,161,230	4,907,161,230	0	0%	0
TOTAL	7,987,466,230	7,987,466,230	0	0%	0

COBRA PERSONNEL/SF/SUSTAINMENT/RECAP/BOS DELTAS REPORT (COBRA v6.07) - Page 2
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* "Start" and "Finish" values for Personnel and BOS both include the Programmed Installation Population (non-BRAC) Changes, so that only changes attributable to the BRAC action are reflected in the "Change" columns of this report.

TOTAL COBRA MILITARY CONSTRUCTION ASSETS REPORT (COBRA v6.07)
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All values in 2005 Constant Dollars

Base Name	Total MilCon*	Milcon Cost Avoidance	Total Net Costs
-----	-----	-----	-----
Andersen AFB	0	0	0
NAVY REGION GUAM	0	0	0
-----	-----	-----	-----
Totals:	0	0	0

* All MilCon Costs include Design, Site Preparation, Contingency Planning, and SIOH Costs where applicable.

COBRA NET PRESENT VALUES REPORT (COBRA v6.07)

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Year	Cost(\$)	Adjusted Cost(\$)	NPV(\$)
-----	-----	-----	-----
2006	-888,534	-874,861	-874,861
2007	-4,539,630	-4,333,278	-5,208,140
2008	-8,405,222	-7,778,146	-12,986,286
2009	-9,836,940	-8,825,060	-21,811,347
2010	-9,836,940	-8,555,560	-30,366,907
2011	-9,836,940	-8,294,290	-38,661,197
2012	-9,836,940	-8,040,999	-46,702,196
2013	-9,836,940	-7,795,442	-54,497,639
2014	-9,836,940	-7,557,385	-62,055,023
2015	-9,836,940	-7,326,597	-69,381,620
2016	-9,836,940	-7,102,857	-76,484,477
2017	-9,836,940	-6,885,949	-83,370,427
2018	-9,836,940	-6,675,666	-90,046,093
2019	-9,836,940	-6,471,804	-96,517,897
2020	-9,836,940	-6,274,168	-102,792,065
2021	-9,836,940	-6,082,567	-108,874,632
2022	-9,836,940	-5,896,817	-114,771,449
2023	-9,836,940	-5,716,740	-120,488,189
2024	-9,836,940	-5,542,162	-126,030,351
2025	-9,836,940	-5,372,915	-131,403,266

TOTAL COBRA PERSONNEL IMPACT REPORT (COBRA v6.07) - Page 1/3
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	Rate	2006	2007	2008	2009	2010	2011	Total
	----	----	----	----	----	----	----	----
CIVILIAN POSITIONS REALIGNING OUT		0	0	0	0	0	0	0
Early Retirement*	8.10%	0	0	0	0	0	0	0
Regular Retirement*	1.67%	0	0	0	0	0	0	0
Civilian Turnover*	9.16%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilians Moving (the remainder)		0	0	0	0	0	0	0
Civilian Positions Available		0	0	0	0	0	0	0
CIVILIAN POSITIONS ELIMINATED		8	15	8	0	0	0	31
Early Retirement	8.10%	1	1	1	0	0	0	3
Regular Retirement	1.67%	0	0	0	0	0	0	0
Civilian Turnover	9.16%	1	1	1	0	0	0	3
Civs Not Moving (RIFs)*	6.00%	0	1	0	0	0	0	1
Priority Placement#	39.97%	3	6	3	0	0	0	12
Civilians Available to Move		3	6	3	0	0	0	12
Civilians Moving		0	0	0	0	0	0	0
Civilian RIFs (the remainder)		3	6	3	0	0	0	12
CIVILIAN POSITIONS REALIGNING IN		0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
New Civilians Hired		0	0	0	0	0	0	0
Other Civilian Additions		0	0	0	0	0	0	0
TOTAL CIVILIAN EARLY RETIRMENTS		1	1	1	0	0	0	3
TOTAL CIVILIAN RIFS		3	7	3	0	0	0	13
TOTAL CIVILIAN PRIORITY PLACEMENTS#		3	6	3	0	0	0	12
TOTAL CIVILIAN NEW HIRES		0	0	0	0	0	0	0

* Early Retirements, Regular Retirements, Civilian Turnover, and Civilians Not Willing to Move are not applicable for moves under fifty miles.

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

COBRA PERSONNEL IMPACT REPORT (COBRA v6.07) - Page 2/3

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Base: Andersen AFB, GU (AJJY)	Rate	2006	2007	2008	2009	2010	2011	Total
CIVILIAN POSITIONS REALIGNING OUT		0	0	0	0	0	0	0
Early Retirement*	8.10%	0	0	0	0	0	0	0
Regular Retirement*	1.67%	0	0	0	0	0	0	0
Civilian Turnover*	9.16%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilians Moving (the remainder)		0	0	0	0	0	0	0
Civilian Positions Available		0	0	0	0	0	0	0
CIVILIAN POSITIONS ELIMINATED		8	15	8	0	0	0	31
Early Retirement	8.10%	1	1	1	0	0	0	3
Regular Retirement	1.67%	0	0	0	0	0	0	0
Civilian Turnover	9.16%	1	1	1	0	0	0	3
Civs Not Moving (RIFs)*	6.00%	0	1	0	0	0	0	1
Priority Placement#	39.97%	3	6	3	0	0	0	12
Civilians Available to Move		3	6	3	0	0	0	12
Civilians Moving		0	0	0	0	0	0	0
Civilian RIFs (the remainder)		3	6	3	0	0	0	12
CIVILIAN POSITIONS REALIGNING IN		0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
New Civilians Hired		0	0	0	0	0	0	0
Other Civilian Additions		0	0	0	0	0	0	0
TOTAL CIVILIAN EARLY RETIRMENTS		1	1	1	0	0	0	3
TOTAL CIVILIAN RIFs		3	7	3	0	0	0	13
TOTAL CIVILIAN PRIORITY PLACEMENTS#		3	6	3	0	0	0	12
TOTAL CIVILIAN NEW HIRES		0	0	0	0	0	0	0

* Early Retirements, Regular Retirements, Civilian Turnover, and Civilians Not Willing to Move are not applicable for moves under fifty miles.

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

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Base: NAVY REGION GUAM, AP (N61128)	Rate	2006	2007	2008	2009	2010	2011	Total
CIVILIAN POSITIONS REALIGNING OUT		0	0	0	0	0	0	0
Early Retirement*	8.10%	0	0	0	0	0	0	0
Regular Retirement*	1.67%	0	0	0	0	0	0	0
Civilian Turnover*	9.16%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Civilians Moving (the remainder)		0	0	0	0	0	0	0
Civilian Positions Available		0	0	0	0	0	0	0
CIVILIAN POSITIONS ELIMINATED		0	0	0	0	0	0	0
Early Retirement	8.10%	0	0	0	0	0	0	0
Regular Retirement	1.67%	0	0	0	0	0	0	0
Civilian Turnover	9.16%	0	0	0	0	0	0	0
Civs Not Moving (RIFs)*	6.00%	0	0	0	0	0	0	0
Priority Placement#	39.97%	0	0	0	0	0	0	0
Civilians Available to Move		0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
Civilian RIFs (the remainder)		0	0	0	0	0	0	0
CIVILIAN POSITIONS REALIGNING IN		0	0	0	0	0	0	0
Civilians Moving		0	0	0	0	0	0	0
New Civilians Hired		0	0	0	0	0	0	0
Other Civilian Additions		0	0	0	0	0	0	0
TOTAL CIVILIAN EARLY RETIRMENTS		0	0	0	0	0	0	0
TOTAL CIVILIAN RIFS		0	0	0	0	0	0	0
TOTAL CIVILIAN PRIORITY PLACEMENTS#		0	0	0	0	0	0	0
TOTAL CIVILIAN NEW HIRES		0	0	0	0	0	0	0

* Early Retirements, Regular Retirements, Civilian Turnover, and Civilians Not Willing to Move are not applicable for moves under fifty miles.

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

COBRA PERSONNEL YEARLY PERCENTAGES REPORT (COBRA v6.07)
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Base: Andersen AFB, GU (AJJY)

Year	Pers Moved In/Added		MilCon TimePhase	Pers Moved Out/Eliminated		ShutDn TimePhase
	Total	Percent		Total	Percent	
2006	0	0.00%	66.67%	24	25.26%	25.26%
2007	0	0.00%	33.33%	48	50.53%	50.53%
2008	0	0.00%	0.00%	23	24.21%	24.21%
2009	0	0.00%	0.00%	0	0.00%	0.00%
2010	0	0.00%	0.00%	0	0.00%	0.00%
2011	0	0.00%	0.00%	0	0.00%	0.00%
TOTALS	0	0.00%	100.00%	95	100.00%	100.00%

Base: NAVY REGION GUAM, AP (N61128)

Year	Pers Moved In/Added		MilCon TimePhase	Pers Moved Out/Eliminated		ShutDn TimePhase
	Total	Percent		Total	Percent	
2006	0	0.00%	33.33%	0	0.00%	16.67%
2007	0	0.00%	16.67%	0	0.00%	16.67%
2008	0	0.00%	16.67%	0	0.00%	16.67%
2009	0	0.00%	16.67%	0	0.00%	16.67%
2010	0	0.00%	16.67%	0	0.00%	16.67%
2011	0	0.00%	0.00%	0	0.00%	16.67%
TOTALS	0	0.00%	100.00%	0	0.00%	100.00%

COBRA PERSONNEL SUMMARY REPORT (COBRA v6.07)

Data As Of 2/10/2005 12:42:25 PM, Report Created 2/10/2005 12:43:39 PM

Department : Headquarters and Support JCSG
 Scenario File : C:\COBRA\COPY of Guam\Guam Opt 1- 10 Feb 2005.CBR

Option Pkg Name: Guam Opt 1- 10 Feb 2005
 Std Fctrs File : C:\COBRA\COBRA 6.07 -- 9 Feb 05\BRAC2005.SFF

PERSONNEL SUMMARY FOR: Andersen AFB, GU (AJJY)

BASE POPULATION (FY 2005, Prior to BRAC Action) FOR: Andersen AFB, GU (AJJY)			
Officers	Enlisted	Students	Civilians
-----	-----	-----	-----
245	1,950	0	977

SCENARIO POSITION CHANGES FOR: Andersen AFB, GU (AJJY)							
	2006	2007	2008	2009	2010	2011	Total
	----	----	----	----	----	----	----
Officers	-1	-3	-1	0	0	0	-5
Enlisted	-15	-30	-14	0	0	0	-59
Civilians	-8	-15	-8	0	0	0	-31
TOTAL	-24	-48	-23	0	0	0	-95

BASE POPULATION (After BRAC Action) FOR: Andersen AFB, GU (AJJY)			
Officers	Enlisted	Students	Civilians
-----	-----	-----	-----
240	1,891	0	946

PERSONNEL SUMMARY FOR: NAVY REGION GUAM, AP (N61128)

BASE POPULATION (FY 2005):			
Officers	Enlisted	Students	Civilians
-----	-----	-----	-----
151	1,207	0	247

PROGRAMMED INSTALLATION (NON-BRAC) CHANGES FOR: NAVY REGION GUAM, AP (N61128)							
	2006	2007	2008	2009	2010	2011	Total
	----	----	----	----	----	----	----
Officers	0	0	0	0	0	0	0
Enlisted	0	0	-1	0	0	0	-1
Students	0	0	0	0	0	0	0
Civilians	0	0	0	0	0	0	0
TOTAL	0	0	-1	0	0	0	-1

BASE POPULATION (Prior to BRAC Action) FOR: NAVY REGION GUAM, AP (N61128)			
Officers	Enlisted	Students	Civilians
-----	-----	-----	-----
151	1,206	0	247

BASE POPULATION (After BRAC Action) FOR: NAVY REGION GUAM, AP (N61128)			
Officers	Enlisted	Students	Civilians
-----	-----	-----	-----
151	1,206	0	247

COBRA SUSTAINMENT/RECAP/BOS/HOUSING CHANGE REPORT (COBRA v6.07)
 Data As Of 2/10/2005 12:42:25 PM, Report Created 2/10/2005 12:43:39 PM

Department : Headquarters and Support JCSG
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 Option Pkg Name: Guam Opt 1- 10 Feb 2005
 Std Fctrs File : C:\COBRA\COBRA 6.07 -- 9 Feb 05\BRAC2005.SFF

Net Change(\$K)	2006	2007	2008	2009	2010	2011	Total	Beyond
Sustain Change	0	0	0	0	0	0	0	0
Recap Change	0	0	0	0	0	0	0	0
BOS Change	-243	-728	-961	-961	-961	-961	-4,814	-961
Housing Change	0	0	0	0	0	0	0	0
TOTAL CHANGES	-243	-728	-961	-961	-961	-961	-4,814	-961

Net Change(\$K)	2006	2007	2008	2009	2010	2011	Total	Beyond
Sustain Change	0	0	0	0	0	0	0	0
Recap Change	0	0	0	0	0	0	0	0
BOS Change	-243	-728	-961	-961	-961	-961	-4,814	-961
Housing Change	0	0	0	0	0	0	0	0
TOTAL CHANGES	-243	-728	-961	-961	-961	-961	-4,814	-961

Net Change(\$K)	2006	2007	2008	2009	2010	2011	Total	Beyond
Sustain Change	0	0	0	0	0	0	0	0
Recap Change	0	0	0	0	0	0	0	0
BOS Change	0	0	0	0	0	0	0	0
Housing Change	0	0	0	0	0	0	0	0
TOTAL CHANGES	0	0	0	0	0	0	0	0

COBRA INPUT DATA REPORT (COBRA v6.07)

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INPUT SCREEN ONE - GENERAL SCENARIO INFORMATION

Model Year One : FY 2006
 Model does Time-Phasing of Construction/Shutdown: Yes

Base Name, ST (Code)	Strategy:
-----	-----
Andersen AFB, GU (AJJY)	Realignment
NAVY REGION GUAM, AP (N61128)	Realignment

INPUT SCREEN TWO - DISTANCE TABLE

(Only shows distances where personnel or equipment are moving)

Point A:	Point B:	Distance:
-----	-----	-----

INPUT SCREEN THREE - MOVEMENT TABLE

INPUT SCREEN FOUR - STATIC BASE INFORMATION

Name: Andersen AFB, GU (AJJY)

Total Officer Employees:	245	Base Service (for BOS/Sust):	Air Force
Total Enlisted Employees:	1,950	Total Sustainment(\$K/Year):	47,367
Total Student Employees:	0	Sustain Payroll (\$K/Year):	9,369
Total Civilian Employees:	977	BOS Non-Payroll (\$K/Year):	62,745
Accomp Mil not Receiving BAH:	0.0%	BOS Payroll (\$K/Year):	16,938
Officer Housing Units Avail:	50	Family Housing (\$K/Year):	18,010
Enlisted Housing Units Avail:	239	Installation PRV(\$K):	3,080,305
Starting Facilities(KSF):	2,979	Svc/Agcy Recap Rate (Years):	121
Officer BAH (\$/Month):	2,855	Homeowner Assistance Program:	No
Enlisted BAH (\$/Month):	2,420		
Civ Locality Pay Factor:	1.250	TRICARE	In-Pat Out-Pat
Area Cost Factor:	2.02		Admits Visits Prescrip
Per Diem Rate (\$/Day):	215	CostFactor	0.00 0.00 0.00
Freight Cost (\$/Ton/Mile):	0.00	Actv MTF	0 0 0
Vehicle Cost (\$/Lift/Mile):	4.84	Actv Purch	0 0 0
Latitude:	13.577120	Retiree	0 0 0
Longitude:	144.933550	Retiree65+	0 0 0

COBRA INPUT DATA REPORT (COBRA v6.07) - Page 2

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INPUT SCREEN FOUR - STATIC BASE INFORMATION

Name: NAVY REGION GUAM, AP (N61128)

Total Officer Employees:	151	Base Service (for BOS/Sust):	Navy
Total Enlisted Employees:	1,207	Total Sustainment(\$K/Year):	83,950
Total Student Employees:	0	Sustain Payroll (\$K/Year):	0
Total Civilian Employees:	247	BOS Non-Payroll (\$K/Year):	152
Accomp Mil not Receiving BAH:	69.1%	BOS Payroll (\$K/Year):	1,125
Officer Housing Units Avail:	110	Family Housing (\$K/Year):	28,094
Enlisted Housing Units Avail:	1,084	Installation PRV(\$K):	4,907,161
Starting Facilities(KSF):	9,598	Svc/Agcy Recap Rate (Years):	114
Officer BAH (\$/Month):	2,855	Homeowner Assistance Program:	No
Enlisted BAH (\$/Month):	2,305		
Civ Locality Pay Factor:	1.250	TRICARE	In-Pat Out-Pat
Area Cost Factor:	2.02		Admits Visits Prescrip
Per Diem Rate (\$/Day):	215	CostFactor	0.00 0.00 0.00
Freight Cost (\$/Ton/Mile):	0.00	Actv MTF	0 0 0
Vehicle Cost (\$/Lift/Mile):	4.84	Actv Purch	0 0 0
Latitude:	13.280000	Retiree	0 0 0
Longitude:	-144.450000	Retiree65+	0 0 0

INPUT SCREEN FIVE - DYNAMIC BASE INFORMATION

Name: Andersen AFB, GU (AJJY)

	2006	2007	2008	2009	2010	2011
	----	----	----	----	----	----
1-Time Unique Cost (\$K):	0	0	0	0	0	0
1-Time Unique Save (\$K):	0	0	0	0	0	0
1-Time Moving Cost (\$K):	0	0	0	0	0	0
1-Time Moving Save (\$K):	0	0	0	0	0	0
Env Non-MilCon Req(\$K):	0	0	0	0	0	0
Activ Mission Cost (\$K):	0	0	0	0	0	0
Activ Mission Save (\$K):	0	0	0	0	0	0
Misn Contract Start(\$K):	0	0	0	0	0	0
Misn Contract Term (\$K):	0	0	0	0	0	0
Supt Contract Term (\$K):	0	0	0	0	0	0
Misc Recurring Cost(\$K):	0	0	0	0	0	0
Misc Recurring Save(\$K):	0	0	0	0	0	0
One-Time IT Costs (\$K):	0	0	0	0	0	0
Construction Schedule(%):	0%	0%	0%	0%	0%	0%
Shutdown Schedule (%) :	0%	0%	0%	0%	0%	0%
Misn Milcon Avoidnc(\$K):	0	0	0	0	0	0
Procurement Avoidnc(\$K):	0	0	0	0	0	0
MTF Closure Action:	None	Fac	ShDn(KSF):	0	FH ShDn:	0.000%

COBRA INPUT DATA REPORT (COBRA v6.07) - Page 3

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INPUT SCREEN FIVE - DYNAMIC BASE INFORMATION

Name: NAVY REGION GUAM, AP (N61128)	2006	2007	2008	2009	2010	2011
1-Time Unique Cost (\$K):	0	0	0	0	0	0
1-Time Unique Save (\$K):	0	0	0	0	0	0
1-Time Moving Cost (\$K):	0	0	0	0	0	0
1-Time Moving Save (\$K):	0	0	0	0	0	0
Env Non-MilCon Regd(\$K):	0	0	0	0	0	0
Activ Mission Cost (\$K):	0	0	0	0	0	0
Activ Mission Save (\$K):	0	0	0	0	0	0
Misn Contract Start(\$K):	0	0	0	0	0	0
Misn Contract Term (\$K):	0	0	0	0	0	0
Supt Contract Term (\$K):	0	0	0	0	0	0
Misc Recurring Cost(\$K):	0	0	0	0	0	0
Misc Recurring Save(\$K):	0	0	0	0	0	0
One-Time IT Costs (\$K):	0	0	0	0	0	0
Construction Schedule(%):	0%	0%	0%	0%	0%	0%
Shutdown Schedule (%):	0%	0%	0%	0%	0%	0%
Misn Milcon Avoidnc(\$K):	0	0	0	0	0	0
Procurement Avoidnc(\$K):	0	0	0	0	0	0
MTF Closure Action:	None Fac ShDn(KSF):			0	FH ShDn:	0.000%

INPUT SCREEN SIX - BASE PERSONNEL INFORMATION

Name: Andersen AFB, GU (AJJY)	2006	2007	2008	2009	2010	2011
Off Scenario Change:	-1	-3	-1	0	0	0
Enl Scenario Change:	-15	-30	-14	0	0	0
Civ Scenario Change:	-8	-15	-8	0	0	0
Off Prog nonBRAC Change:	0	0	0	0	0	0
Enl Prog nonBRAC Change:	0	0	0	0	0	0
Civ Prog nonBRAC Change:	0	0	0	0	0	0
Stu Prog nonBRAC Change:	0	0	0	0	0	0
Prog FH Privatization:	0%	0%	0%	0%	0%	0%

Name: NAVY REGION GUAM, AP (N61128)	2006	2007	2008	2009	2010	2011
Off Scenario Change:	0	0	0	0	0	0
Enl Scenario Change:	0	0	0	0	0	0
Civ Scenario Change:	0	0	0	0	0	0
Off Prog nonBRAC Change:	0	0	0	0	0	0
Enl Prog nonBRAC Change:	0	0	-1	0	0	0
Civ Prog nonBRAC Change:	0	0	0	0	0	0
Stu Prog nonBRAC Change:	0	0	0	0	0	0
Prog FH Privatization:	0%	0%	0%	0%	0%	0%

COBRA INPUT DATA REPORT (COBRA v6.07) - Page 4

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STANDARD FACTORS SCREEN ONE - PERSONNEL

SF File Descrip:

Perc Officers Accompanied:	72.00%	Priority Placement Program:	39.97%
Perc Enlisted Accompanied:	55.00%	PPP Actions Involving PCS:	50.70%
Officer Salary(\$/Year):	124,971.93	Civilian PCS Costs (\$):	35,496.00
Enlisted Salary(\$/Year):	82,399.09	Home Sale Reimburse Rate:	10.00%
Civilian Salary(\$/Year):	59,959.18	Max Home Sale Reimburs(\$):	50,000.00
Avg Unemploy Cost(\$/Week):	272.90	Home Purch Reimburse Rate:	5.00%
Unemployment Eligibility(Weeks):	16	Max Home Purch Reimburs(\$):	25,000.00
Civilians Not Willing To Move:	6.00%	Civilian Homeowning Rate:	68.40%
Civilian Turnover Rate:	9.16%	HAP Home Value Reimburse Rate:	13.46%
Civilian Early Retire Rate:	8.10%	HAP Homeowner Receiving Rate:	18.44%
Civilian Regular Retire Rate:	1.67%	RSE Home Value Reimburse Rate:	0.00%
Civilian RIF Pay Factor:	86.32%	RSE Homeowner Receiving Rate:	0.00%
Civ Early Retire Pay Factor:	18.03%		

STANDARD FACTORS SCREEN TWO - FACILITIES

	Army	Navy	Air Force	Marines
Service Sustainment Rate	87.00%	93.00%	92.00%	97.00%
Unit Cost Adjustment (BOS)	10332.00	8879.00	3032.00	3904.00
Program Management Factor:	10.00	MilCon Site Prep Cost (\$/SF):	0.74	
Mothball (Close) (\$/SF):	0.18	MilCon Contingency Plan Rate:	5.00%	
Mothball (Deac/Realn) (\$/SF):	0.45	MilCon Design Rate (Medical):	13.00%	
Rehab vs. MilCon (Default):	47.00%	MilCon Design Rate (Other):	9.00%	
Rehab vs. MilCon (Red):	64.00%	MilCon SIOH Rate:	6.00%	
Rehab vs. MilCon (Amber):	29.00%	Discount Rate for NPV/Payback:	3.15%	

STANDARD FACTORS SCREEN THREE - TRANSPORTATION

Material/Assigned Mil (Lb):	710	Storage-In-Transit (\$/Pers):	373.76
HHG Per Off Accomp (Lb):	15,290.00	POV Reimburse(\$/Mile):	0.20
HHG Per Enl Accomp (Lb):	9,204.00	Air Transport (\$/Pass Mile):	0.20
HHG Per Off Unaccomp (Lb):	13,712.00	IT Connect (\$/Person):	200.00
HHG Per Enl Unaccomp (Lb):	6,960.00	Misc Exp(\$/Direct Employee):	1,000.00
HHG Per Civilian (Lb):	18,000.00	Avg Mil Tour Length (Months):	30.02
Total HHG Cost (\$/100Lb):	8.78	One-Time Off PCS Cost(\$):	10,477.58
Equip Pack & Crate(\$/Ton):	180.67	One-Time Enl PCS Cost(\$):	3,998.52

COBRA INPUT DATA REPORT (COBRA v6.07) - Page 5

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FOOTNOTES FOR SCREEN TWO

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Example Screen 4, F14 Enlisted Housing Units Vacant

COBRA ECONOMIC IMPACT REPORT (COBRA v6.07)

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Andersen AFB, GU (AJJY)

	2006	2007	2008	2009	2010	2011	Total
Jobs Gained-Mil	0	0	0	0	0	0	0
Jobs Lost-Mil	16	33	15	0	0	0	64
NET CHANGE-Mil	-16	-33	-15	0	0	0	-64
Jobs Gained-Civ	0	0	0	0	0	0	0
Jobs Lost-Civ	8	15	8	0	0	0	31
NET CHANGE-Civ	-8	-15	-8	0	0	0	-31
Jobs Gained-Stu	0	0	0	0	0	0	0
Jobs Lost-Stu	0	0	0	0	0	0	0
NET CHANGE-Stu	0	0	0	0	0	0	0

NAVY REGION GUAM, AP (N61128)

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



REPLY TO
ATTENTION OF

DEPARTMENT OF THE ARMY
DEPUTY CHIEF OF STAFF, G-8
700 ARMY PENTAGON
WASHINGTON DC 20310-0700
HSA-JCSG-D-05-115

FEB 10 2005

DAPR-ZB

MEMORANDUM FOR CHAIRMAN, INFRASTRUCTURE STEERING GROUP (ISG)

SUBJECT: Headquarters and Support Activities Joint Cross-Service Group (HSA JCSG)
Submission of Candidate Recommendations for BRAC 2005 for HSA-

1. Reference memorandum, Chairman ISG, 2 Dec 04, subject: Submittal of BRAC 2005 Candidate Recommendations.
2. The following enclosed candidate recommendations for HSA JCSG have been reviewed by OSD General Counsel:

HSA-0127, Consolidate Andersen AFB and COMNAVMARIANAS.
3. Any questions your staff may have pertaining to the HSA JCSG recommendations may be directed to COL Carla Coulson or COL Chris Philbrick at 696-9448 (ext. 136, or ext 134).

v/r

Encl

DONALD C. TISON
Assistant Deputy Chief of Staff, G-8
Chairman Headquarters and
Support Activities JCSG

Coordination:

OSD Office of the General Counsel

Deliberative Document – For Discussion Purposes Only
Do Not Release Under FOIA



HSA-0127: Consolidate Andersen AFB and COMNAVMARIANAS

Candidate Recommendation: Realign Andersen AFB by relocating the installation management functions/responsibilities to COMNAVMARIANAS Guam. The U.S. Navy will assume responsibility for the execution of all Base Operating Support (BOS) (with the exceptions of Health and Military Personnel Services) and the O&M portion of Sustainment, Restoration and Modernization (SRM).

Justification

- ✓ Installation management mission consolidation eliminates redundancy and creates economies of scale
- ✓ Good potential for personnel and footprint reductions (minimum of 95 positions and associated footprint)
- ✓ Fuses synergy-type efficiencies to maximize potential for cost reductions and improved services

Military Value

- ✓ Comparison of BASOPS missions using Military Value model:
 - ✓ Andersen AFB - .162
 - ✓ COMNAVMARIANNAS – .181
- ✓ Enhances jointness

Payback

- ✓ One time costs: \$2.0M
- ✓ Net Implementation savings: \$43.3M
- ✓ Annual Recurring savings: \$9.8M
- ✓ Payback period: Immediate
- ✓ NPV (savings): \$131.4M

Impacts

- ✓ Criterion 6: - 174 jobs (-95 direct/-79 indirect); 0.32%
- ✓ Criterion 7: No issues
- ✓ Criterion 8: No impediments

- ✓ Strategy
- ✓ Capacity Analysis / Data Verification
- ✓ JCSG/MilDep Recommended
- ✓ De-conflicted w/JCSGs
- ✓ COBRA
- ✓ Military Value Analysis / Data Verification
- ✓ Criteria 6-8 Analysis
- ✓ De-conflicted w/MilDeps

Summary of Scenario Environmental Impacts - Criterion 8

Scenario ID#: HSA0127

Brief Description: Joint Installation Management of Andersen-COMNAVMARIANNAS

<u>General Environmental Impacts</u>	
Environmental Resource Area	Andersen AFB
Air Quality	No Impact
Cultural/ Archeological/ Tribal Resources	No Impact
Dredging	No Impact
Land Use Constraints/ Sensitive Resource Areas	No impact
Marine Mammals/ Marine Resources/ Marine Sanctuaries	No impact
Noise	No Impact
Threatened& Endangered Species/ Critical Habitat	No impact
Waste Management	No Impact
Water Resources	No Impact
Wetlands	No impact

<u>Impacts of Costs</u>	
	Andersen AFB
Environmental Restoration	DERA money spent through FY03 (\$K): 124,367 Estimated CTC (\$K): 52,225 DO NOT ENTER IN COBRA
Waste Management	No Costs
Environmental Compliance	No Costs