

Agenda Report

June 19, 2006

TO: City Council

FROM: City Manager

SUBJECT: Information Update on Reuse of the Desiderio Army Reserve Center

RECOMMENDATION:

This report is provided for information only.

BACKGROUND:

The Desiderio Army Reserve Center, located beneath the Colorado Street Bridge, was included in the final recommendations of the 2005 Base Realignment and Closure Commission (BRAC) approved by Congress in November 2005. In April, 2006, the City took action to be designated the Local Redevelopment Authority responsible for the drafting of a reuse plan for the site. In early May the City was granted that status and a notice was published in the *Federal Register* and the *Pasadena Star News*.

On May 9, 2006, the City received official notice that no Federal agencies submitted interest in the property and the 5.1 acre parcel was posted as surplus property in the *Federal Register*. Per Federal regulations, the City was required to publish ads in local newspapers on or before June 8 requesting Notices of Interest in the property. Ads were published in the *Star News*, the *Pasadena Weekly* and the *Pasadena Journal* stating that Notices of Interest would be received for a 90-day period, closing on September 8. (See Attachment A) Applicants must describe their proposal, qualifications and financial plan. Only those proposals submitted during the 90-day period, and meeting the submittal criteria, may be considered during the planning process. Proposals will be reviewed as part of a nine-month community planning process to begin in September, with a final reuse plan expected to be presented to City Council next summer.

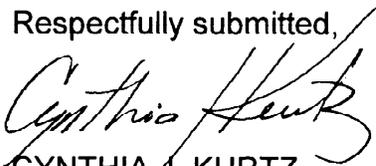
The City is also required to hold a workshop on site to allow interested parties to tour the property and gather further information. This workshop has been set for Friday, June 30, at 9:00 a.m. in conjunction with representatives from the Army.

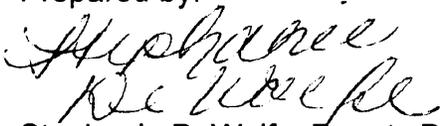
More than a dozen interested parties have already contacted the City for more information. The organizations include private schools, housing agencies, non-profits, and private development corporations. An information packet has been sent to each.

A new page has been established on the City's website (under *Hot Topics*) that includes all information sent out in the inquiry packet, including the legal notice, background information, maps, photographs and a brief summary of the Federal surplus land process. An article will also be included in the July/August issue of *Pasadena In Focus*.

FISCAL IMPACT:

This report is for information only.

Respectfully submitted,

CYNTHIA J. KURTZ
City Manager

Prepared by:

Stephanie DeWolfe, Deputy Director
Planning & Development

Approved by:

Richard Bruckner, Director
Planning & Development

Attachment A

Availability of Surplus Federal Property to State and Local Eligible Parties, Including Homeless Service Providers

City of Pasadena

As required by the Base Closure Community Redevelopment and Homeless Assistance Act of 1994, as amended and its implementing regulations, the City of Pasadena, as the local redevelopment authority, is seeking notices of interest for surplus property at the Desiderio Army Reserve Center located at 665 Westminster Drive in Pasadena. A listing of surplus property at the Desiderio Army Reserve Center was published by the Department of the Army in the *Federal Register* on May 9, 2006. The site is 5.1 acres and is zoned WGSP-2 which allows for government office, institutional, or low-density residential.

State and local governments, homeless service providers, and other interested parties may submit a notice of interest (NOI) no later than 5 p.m. on Friday, September 8. Notices of Interest for homeless assistance may be submitted by any State or local government agency or private nonprofit organization that provides or proposes to provide services to homeless persons and/or families residing in the City of Pasadena.

A workshop will be held at the Desiderio Army Reserve Center on Friday, June 30 at 9:00 a.m., which will include an overview of the base redevelopment planning process, a tour of the installation, information on land use constraints, and information on the NOI process. To register for this workshop, please call the LRA contact person identified below by Wednesday, June 28. Attendance at this workshop is not required to submit an NOI, but is highly encouraged.

NOIs from homeless service providers must include the following:

- (i) a description of the homeless assistance program that the homeless service provider proposed to carry out at the site;
- (ii) a description of the need for the program;
- (iii) a description of the extent to which the program is or will be coordinated with other homeless assistance program in the communities in the vicinity of the site;
- (iv) information about the physical requirements necessary to carry out the program, including a description of the buildings and property at the site that are necessary in order to carry out the program;
- (v) a description of the financial plan, the organizational structure and capacity, prior experience, and qualifications of the organization to carry out the program; and,
- (vi) an assessment of the time required to commence carrying out the program.

NOIs from entities other than representatives of the homeless must specify the name of the entity, describe the interest in the property and the proposed use (including a rough concept plan), describe the entity's capacity to carry out the program, and describe its financial plan for implementing the program.

Entities interested in obtaining property through a public benefit conveyance (PBC), other than a homeless assistance conveyance, are invited to contact the following Federal agency offices to find out more about each agency's PBC program and to discuss with the agency the entity's potential for qualifying for a conveyance of property:

Parks and Recreation:

Wendy Ormont
National Center for Recreation &
Conservation
Federal Lands to Parks Program
U.S. Department of the Interior
National Park Service
1849 C Street, NW
Washington, DC 20240
Telephone: 202-354-6915
E-mail: wendy_ormont@nps.gov

Education:

Peter Wieczorek, Director
Federal Real Property Group
U.S. Department of Education
33 Arch Street, Suite 1140
Boston, MA 02110
Telephone: 617-289-0172
E-Mail: peter.wieczorek@ed.gov

Public Health:

John Hicks, Chief
Space Management Branch
Division of Property Management/PSC
Department of Health & Human
Services
Parklawn Building, Room 5B-41
5600 Fishers Lane
Rockville, MD 20857
Telephone: 301-443-2265
E-mail: rpb@psc.gov

Corrections and Law Enforcement:

Janet Quist,
Special Projects Manager
Bureau of Justice Assistance
Office of Justice Programs

U.S. Department of Justice
810 7th Street, NW, Room 4413
Washington, DC 20531
Telephone: 202-353-2392
E-mail: janet.quist@usdoj.gov

Self Help Housing:

Janet Golrick, Assistant Deputy-
Assistant Secretary
Office of Multi-Family Housing
Department of Housing and Urban
Development
451 7th Street, SW, Room 6110
Washington, DC 20410
Telephone: 202-708-2495
E-mail: janet_m.golrick@hud.gov

Emergency Management:

Bill (Cheri) A. Smith,
Program Manager
Excess Federal Real Property Program
Facilities Management and Services
Division
Federal Emergency Management
Agency
500 C Street, SW, Room 505
Washington, D.C. 20472
Telephone: 202-646-3383
E-mail: bill.smith1@dhs.gov

Historic Monument:

Contact the Military Department
(Disposal Agency)

**Wildlife Conservation (Only States
May Apply)**

Contact the Military Department
(Disposal Agency)

For further information, please contact: Stephanie DeWolfe, Deputy Director of Planning & Development, City of Pasadena, 175 N. Garfield Avenue, Pasadena, CA 91104 or call (626) 744-7143; sdewolfe@cityofpasadena.net.