

The senior real property officer would continually monitor real property assets to ensure that they are being used and invested in a way that supports the goals and objectives of the agency's strategic plan.

Mandate that the Federal Real Property Council set a governmentwide surplus property reduction goal, with each agency developing an agency-specific plan for disposing of unneeded property and making use of existing property before obtaining new property. The bill would also require the Council to establish performance measures to determine the effectiveness of federal real property management. The performance measures should enable Congress and heads of federal agencies to track progress and also hold top managers accountable for achieving goals.

Begin the process of evaluating and potentially ending costly leases by requiring agencies to submit a justification to Congress for leasing property when building ownership would be more cost effective. Moreover, many agencies have received their own independent statutory leasing authority, which authorizes them to acquire leased space. Congress provided these agencies with independent leasing authority either through their enabling legislation or through an appropriations act. The authority may be for a particular type of space or for general leasing authority. For example, the Commodity Credit Corporation of the Department of Agriculture has leasing authority for office space and storage space, while other agencies, such as the Patent and Trademark Office, have general leasing authority. In an effort to increase oversight and facilitate compliance with applicable laws and regulations governing the acquisition of leases, the bill would prevent agencies with independent leasing authority from procuring above threshold leases without obtaining Congressional approval prior to executing the transaction.

Require agencies to dispose of property determined to be surplus as of the date of enactment within two years. Properties could be sold, demolished, or disposed of in any other way as appropriate. Congress and the public would be kept up to date on disposal activity through a central web site. Agencies that do not comply with the two-year requirement for disposing of surplus property they possess would not be permitted to buy or lease new property unless they receive a waiver and could be subject to a 1time penalty equal to 80 percent of the fair market value of the underutilized asset.

Utilize the proceeds from the sale of unneeded property for purposes of deficit reduction. Any remaining proceeds from those sales would be divided between three accounts: 80 percent would be deposited in the Treasury as miscellaneous receipts, 18 percent would be allocated to federal agencies for property management and disposal activities, while the remaining 2 percent would be spent for homeless assistance grants.

Create a process that would adequately address the needs of the homeless and state and local governments. The bill authorizes the Department of Housing and Urban Development (HUD) to make grants to nonprofit entities for the purchase of real property suitable to assist the homeless. The HUD Secretary is directed to give preference to nonprofit entities in the areas in which real property is being sold through the pilot program.

Fed funds sought to buy would-be UAS test site (GrandForksHerald.com)

GrandForksHerald.com

(3/9/2012 9:22 AM, Kevin Bonham)

[Cavalier County aims to buy Nekoma, N.D., complex.](#)

A group working to redevelop the mothballed antiballistic missile site at Nekoma, N.D., applied for a \$600,000 federal grant Friday to acquire the property. The potential grant from the federal Economic Development Administration would match a \$600,000 appropriation from the state Legislature, according to Carol Goodman, executive director of the Cavalier County Job Development Authority.

GRAND FORKS – A group working to redevelop the mothballed antiballistic missile site at Nekoma, N.D., applied for a \$600,000 federal grant Friday to acquire the property.

The potential grant from the federal Economic Development Administration would match a \$600,000 appropriation from the state Legislature, according to Carol Goodman, executive director of the Cavalier County Job Development Authority.

"It's exciting to get to this point because it removes so much of the uncertainty," Goodman said. "There's a timeline and some hard facts to look at."

The Stanley R. Mickelsen Safeguard Complex, located about 100 miles northwest of Grand Forks and 15 miles southeast of Langdon, N.D., was closed almost as soon as it opened in the 1970s. But CCJDA hopes to convert it into a multipurpose facility featuring:

- An unmanned aircraft system research, development and business park, specializing in nonmilitary applications.

- An education and training center for military, government and civil organizations.

- A historical interpretive center, which would focus on Cold War history and North Dakota's role in the era.

The U.S. General Services Administration late last month gave final approval to CCJDA to begin negotiations for acquisition of the site, according to Goodman.

A data center?

Goodman said the Nekoma property purchase could be completed by the end of the year.

"There's pressure from the federal side to get unused real estate off the books, for the budgeting process," she said. "However, there are a number of things that have to be accomplished to get this done."

Besides the three major projects proposed for the Nekoma site, the CCJDA also is looking at other potential uses for the base.

Among them is a proposal to convert the missile site control building — the one commonly referred to as the "pyramid on the prairie" — for online or cloud data storage.

"There's a huge demand for that," Goodman said. "It's certainly a secure structure. It's a nuclear-hardened building. It needs some renovations, but this is quite an active industry, finding locations for offsite data storage around the world."

UAS test sites

Meanwhile, North Dakota is moving ahead with a campaign to become one of six proposed UAS test sites around the nation.

The FAA this week formally requested public input on its test site plan.

Congress mandated the FAA establish UAS test sites through the National Defense Authorization Act and the 2012 FAA Reauthorization bill.

"Unmanned aircraft can help us meet a number of challenges, from spotting wildfires to assessing natural disasters," U.S. Transportation Secretary Ray LaHood said in a news release Friday. "But these test sites will help us ensure that our high safety standards are maintained as the use of these aircraft becomes more widespread."

Following the 60day comment period, the federal government will issue a request for proposals, according to Al Palmer, chairman of the Governor's Airspace Integration Team and director of UND's UAS Center of Excellence.

Palmer expects the six sites to be designated by September.

"I'm an optimist at heart, so I believe we're going to get it," he said.

Group Looks to Redevelop Anti-Missile Site (WDAY News 6)

[WDAY News 6](#)

(3/10/2012 9:31 AM, Associated Press)

NEKOMA, N.D. (AP) — A group working to redevelop the mothballed anti-ballistic missile site at Nekoma has applied for a \$600,000 federal grant to acquire the property.

Cavalier County Job Development Authority executive director Carol Goodman tells the Grand Forks Herald (<http://bit.ly/xdOQDE>) that the federal Economic Development Administration grant would match a \$600,000 appropriation from the state Legislature.

The Stanley R. Mickelsen Safeguard Complex was closed almost as soon as it opened in the 1970s. It's located about 100 miles northwest of Grand Forks and 15 miles southeast of Langdon.

The authority hopes to convert it into a facility featuring an unmanned aircraft system research and development park, an education and training center and a historical interpretive center.

The U.S. General Services Administration last month said the authority could begin negotiations for acquisition.

Financers of D.C.'s Sentinel Square comfortable with spec (Washington Business Journal)

[Washington Business Journal](#)

(3/9/2012 11:13 AM, Daniel J. Sernovitz)

In the strictest sense, spec construction means a commercial building is being constructed speculatively and there are no guarantees the developer will find tenants to fill the proposed project.