DEPARTMENT OF THE NAVY
THE ASSISTANT SECRETARY OF THE NAVY
(INSTALLATIONS AND ENVIRONMENT)
1000 NAVY PENTAGON
WASHINGTON, D.C. 20350-1000

DEC 23 2008

MEMORANDUM FOR HEADS OF DoD AND FEDERAL AGENCIES

SUBJECT: Notice of Availability of Navy Real Property

Congress has approved the recommendations of the 2005 Defense Base Closure and Realignment Commission, which include properties currently under the control of the Department of the Navy. The base closure and realignment process requires that surplus property be identified as soon as possible in order to speed the recovery of the communities that will be affected by base closures and realignments. Accordingly, this Notice of Availability is to inform your agency that the properties described on the attachment may be available to the Department of Defense (DoD) components or Federal agencies for possible utilization.

If your agency has an interest in acquiring any portion of the property, you are requested to advise this office no later than 30 days from the date of this letter. In order to have the interest further considered, agencies/components expressing such interest will be required to confirm that interest and provide all the following not later than 60 days from the date of this letter:

a. For non-DoD agencies, a completed GSA Form 1334 is required. For DoD components, a DD Form 1354 is required. The head of the Federal agency or DoD component requesting the property must sign these forms. If the authority to acquire property has been delegated, a copy of the delegation must accompany the form.

b. A statement from the head of the requesting agency/component that the request does not establish a new program.

c. A statement that the requesting agency/component has reviewed/screened its real property holdings and cannot satisfy the requirement with existing property. This review must include all property under the requester's accountability, including permits or out lease to other entities.

d. A statement that the requested property would provide greater long-term economic benefits for the program than acquisition of a new facility or other property.

e. A statement that the program for which the property is requested has long-term viability.

f. A statement that considerations of design, layout, geographic location, age, state of repair, and expected maintenance costs of the requested property clearly demonstrate that the transfer will prove more economical than acquiring a new facility.

g. A statement that the size of the property requested is consistent with the actual requirement.

h. A statement that fair market value reimbursement will be made at the time of transfer.

i. A statement that the requesting agency/component aggress to accept the care and custody costs for the property on the date (as determined by the Department of the Navy) that the property is available for transfer.

j. A statement that the requesting agency agrees to accept transfer of the property in its existing condition.

In addition to Fair Market Value, requesting agencies will be required to pay certain transfer costs as applicable, including but not limited to an appraisal and a metes and bounds land survey.

Please submit interest for this property to Ms. Kimberly Kesler at 1455 Frazee Road, Suite 900, San Diego, CA 92108. If you have additional questions about the property, contact Mr. Gregory Preston at (215) 897-4910 or via e-mail at Gregory.Preston@navy.mil.

BJ Penn

Attachment:
As stated

PROPERTY IDENTIFICATION

The following seven non-contiguous parcels of land and facilities are located at the Newport Naval Complex, Newport, Rhode Island. The installation is situated on the western shore of Aquidneck Island, along Narragansett Bay, in southeastern Rhode Island. Respondents may address the use of either all the land parcels, or individual land and facilities.

FORMER NAVAL HOSPITAL, NEWPORT, RI

The Naval Health Care New England, Newport is located at the south end of the Newport Naval Complex at 43 Smith Road, Newport, Rhode Island. The excess property consists of approximately 10 acres of government-owned property, consisting of 7 acres of land and facilities and 3 acres of submerged land. The property is located in a coastal zone. The improvements include the former main hospital building (Building No. 1), which is a three-story concrete and brick H-plan structure containing approximately 147,566 square feet. Building No. 1 was constructed in 1913 and used as an inpatient hospital until 1997; the building is currently vacant. Also included on the premises are 7 buildings (46,930 square feet) supporting administrative, storage and warehouse functions, and a 490 square yard pier. The property is in a National Register Eligible District. Four of the buildings, including Building No. 1, have been determined to be contributing elements.

FORMER NAVY LODGE, MIDDLETOWN, RI

The former Navy Lodge is located on West Main Road, State Route 114, in a commercial district in the Town of Middletown. The property consists of approximately 3 acres of government-owned land. The lodge has been demolished. A small utility (telephone) hut will remain on the property under an easement.

TANK FARMS 1, 2, 3 AND 4, PORTSMOUTH, RI

The Tank Farms were originally constructed to support the Navy Supply mission to store and distribute fuel to Navy ships. All of the Tank Farms were used to store Navy Special, a heavy grade fuel. The fuel storage mission ceased in 1973, and Tank Farms 1, 2 and 3 were subsequently used by the Defense Logistics Agency/Defense Energy Support Center (DESC) for operation of a fuel distribution terminal known as the Defense Fuel Support Point Melville. DESC ceased its fuel terminal operations in winter 1998. Tank Farm 4

has remained vacant since the 1970's. The Navy plans to retain approximately 30 acres from either Tank Farms 3 and/or 4 for renewable energy projects.
The available property consists of the following:

Tank Farm 1: Approximately 49 acres of government-owned land and facilities, which include 2 partially buried concrete underground fuel storage tanks (2.56 million-gallon capacity), 6 steel underground fuel storage tanks (1.176 million-gallon capacity) 2 above-ground steel fuel storage tanks (2.35 million-gallon capacity), 1 underground water tank (1 million-gallon capacity), and 3 support facilites (22,738 square feet).

Tank Farm 2: Approximately 96 acres of government-owned land and facilities, which include 11 concrete underground fuel storage tanks (2.5 million-gallon capacity), and 3 support facilities (6,308 square feet).

Tank Farm 3: Approximately 41 acres of government-owned land and facilities, which include 5 concrete underground fuel storage tanks (1.176 million-gallon capacity), 2 steel underground fuel storage tanks (2.1 million-gallon capacity), and 4 support facilities (2,964 square feet).

Tank Farm 4: Approximately 83 acres of government-owned land and facilities with 1 support structure. There were 12 concrete fuel tanks on the property which were imploded. The tanks were cleaned, roofs and support columns imploded and the remaining holes filled with clean fill.

MIDWAY/GREEN LANE PARCEL, STRINGHAM ROAD AND PORTION OF DEFENSE HIGHWAY

Approximately 67 acres of government-owned land, located in the Towns of Middletown and Portsmouth. Property includes an approximate 15-acre land parcel located adjacent to the railroad right-of-way, along Narragansett Bay, Stringham Road (1-mile long, 2-lane asphalt roadway), and a portion of Defense Highway (3.6 miles long, 2-lane asphalt roadway and bike lanes). An abandoned fuel pipeline runs along Defense Highway.