

From: (b) (6)
To: (b) (6)
Subject: RE: FOIA Request - CBP-OA-2016-018165
Date: Thursday, July 14, 2016 5:45:40 PM
Attachments: [CIR Draft 130905 \(2\).pptx](#)
[O-1,2,3 MFR & Map Exhibits_01Aug12.pdf](#)
[RGV SPC 2013 Issue Paper - RGV Redefine PF 225 Fence Requirements for O-....pdf](#)
[O1 to O3 Risk Register BPFTI PMO Risk Contingency Calculation Template All Programs V2 4-24-13.xls](#)
[O1 to O3 Risk Register BPFTI PMO Risk Contingency Calculation Template All Programs V2 4-24-13.xls](#)
[O-3 IBWC Alignment Map.pdf](#)

(b) (6) Attached are the only documents I located in my files related to the O1 to O3 fence segments.

From: (b) (6)
Sent: Thursday, July 14, 2016 11:50 AM

(b) (6)

Subject: FOIA Request - CBP-OA-2016-018165
Importance: High

Good Afternoon,

The Sierra Club has requested that we please produce documents pertaining to the construction of fence in the vicinity of Roma, Rio Grande City and Los Ebanos, TX (O-1 through O-3) Please see below for the request in its entirety.

We have received a similar request previously, and as such I have already completed a partial release of responsive documents. I would like to do another look to be sure we have captured all documents that might be responsive to this request. I suspect the latest we have on these fence segments was during CIR planning a couple of years ago.

When you have a moment, please search your records for any documents that may be responsive to this request. I have provided suggested search terms below, however, these are simply suggested terms. Please use any additional terms you think may be helpful in locating these documents. Please send any responsive documents by COB 7/21/16. Thanks in advance and please let me know if you have any questions.

Suggested Search Terms:

O-1 – O-3
O-1 through O-3
CIR fence
Rio Grande Valley CIR

Rio Grande Valley TI

FOIA Request:

The Sierra Club requests records dating from January 1, 2010 to the present pertaining to the construction of border fencing (also commonly referred to as the border wall, pedestrian fence, and tactical infrastructure) in the vicinity of the communities of Roma, Rio Grande City, and Los Ebanos, Texas. These sections of border fencing will be built in the Border Patrol's Rio Grande Valley sector have been designated O-1, O-2, and O-3. Very little information has been released to the public regarding these sections of border fencing, despite a great deal of local public interest. The Sierra Club is particularly interested in the impact of these fencing sections on the Lower Rio Grande Valley National Wildlife Refuge and the potential for the impedance of flood waters that may accompany the erection of fencing in the Rio Grande flood plain.

(b) (6)

Tasking Coordinator, Business Operations Division

Border Patrol Facilities and Tactical Infrastructure

Program Management Office

Facilities Management and Engineering

Mobile: (b) (6)

Excel as a trusted strategic partner enhancing Border Patrol's proud legacy.

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Comprehensive Immigration Reform (CIR) Planning Briefing

ECSO
5 SEP 13



U.S. Customs and
Border Protection





Agenda

Purpose: Provide information on CIR Planning Process and achieve concurrence on proposed path forward

- CIR Current Situation
- Notional CIR Requirements
- Acquisition and Execution Strategies
- Budget
- Design
- Real Estate
- Environmental
- Steel
- Risks
- Approach and Engagement
- Path Forward





CIR Current Situation

CIR Current Language

- (b) (5) for fence construction
- Standing up the Southern Border Fencing Strategy
- Use of National Guard
- [REDACTED]
- Bill passed the Senate and is currently with the House for consideration





Acquisition Strategy and Timeline

- ✓ Suite of Contract Vehicles
- ✓ 3 overlapping phases
- **3-Phase Strategy:**
 - Early. Existing MATOCs for early projects
 - Middle. 'C' Contracts as gap fillers
 - Late. New MATOC for later projects
- **Base Plan:**

Sched Code	Type	Start	RE Cert	Const Awd	Const Comp	Q1 '14	Q2 '14	Q3 '14	Q4 '14	Q1 '15	Q2 '15	Q3 '15	Q4 '15	Q1 '16	Q2 '16	Q3 '16	Q4 '16	Q1 '17	
Existing MATOCs						o	n	i	a	l	f	m	a	m	j	y	a	s	o
A				(b) (5)		(b) (5)													
B																			
C	D-3			(b) (5)															
Gap Filler																			
D																			
E				(b) (5)															
F																			
G																			
New MATOCs																			
H				(b) (5)															
I																			
J																			


PA

RE

P&RE

CONST

Assumes:
(b) (5)



PA-Pre-Award
RE-Real Estate
PA&RE-Pre-Award and Real Estate Concurrent
CONST-Construction
Awd-Award

PA RE PA&RE CONST

Assumes:
(b) (5)





Execution Strategy

Standard Designs:

- ▶ **D-B-B: New Fence and any Sole Source Replacement Projects**
 - Design: In-house (centralized); In-house (de-centralized), Contractor
- ▶ **D-B: Most Replacement Projects**
 - Site adapt standard designs

Construction: (b) (5)

										Acquisition Strategy															
Perimeter Fence			Vehicle Fence			New Construction				Sector Totals			Existing IIR Sub70C		IIR TC Contract		SR TC Contract		R&D New Source		New IIR Sub70C		New SR Sub70C		
State	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001	ACRPA	ACRPA-2001
CA																									
SDC																									
EC																									
CAJAZ																									
YUM																									
AZ																									
TCA																									
NM																									
EPT																									
MT																									
ST																									
DET																									
TX																									
URT																									
RDV																									





Budget

Preliminary ROM

Total: (b) (5) (not yet risk-laden)

Primary Drivers:

- Fence Construction:
- Road Construction:
- Real Estate:
- Construction Management:
- Design:
- Environmental:
- Project Management:
- Contingency*:

Included in
Construction
estimates

(b) (5)

Not yet calculated

*Contingency will be based on risk assessment of projects (see slide 12)

All estimates are Rough Order of Magnitude (ROM) only
Actual costs could be up to 50% lower or 100% higher



Design

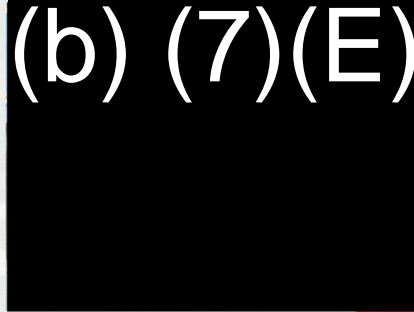
CIR will be implemented using BP TI Design Standards

Examples:

Bollard with Steel Plate



Automated (b) (7)(E)






Real Estate

- Base ROM RE Budget: (b) (5)
- Key Budget Assumptions:
 - (b) (5)
 - (b) (5)
- RE Schedule:
 - (b) (5)
 - (b) (5)
 - (b) (5)
 - (b) (5)
- RE commences for each fence project once approved & requirements well defined




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 U.S. Customs and Border Protection

Environmental

- (b) (5)
 - CBP would continue its strong commitment to responsible environmental stewardship of natural and cultural resources.
- ROM ENV Cost: (b) (5)
- Projected ENV Requirements
 - (b) (5)
 - (b) (5)
 - (b) (5)
 - (b) (5)
 - (b) (5)
 - (b) (5)
 - (b) (5)
 - (b) (5)
 - (b) (5)

10

 BUILDING STRONG®

- 2008 waiver would apply for O1, O2, and O3 (b) (5)
(b) (5)
- (b) (5)
- (b) (5)
- Monitors are planned during construction activities to address BMPs identified in ESPs.
- Mitigation costs for new fencing or replacement unknown.
- (b) (5)
- (b) (5)
- Assuming we complete environmental for O1-O3 under one ESP, the process and estimated durations would be as follows:

(b) (5)



Steel Approach

- PF70 suffered from contractors competing for steel: delays and higher costs
- PF225: centralized purchase reduced schedules and market impact but had costs of contract and excess steel at end

- Options:

- (b) (5)
-
-

Will develop strategy based on actual requirements and schedule





Qualitative Risk

- Top risk categories:

- (b) (5)
-
-





Approach

Aggressive planning and execution; retain flexibility to accommodate changing requirements

Consistent, Scalable Approach:

- Centralized Program Management
[REDACTED]
- De-centralized project execution
- Leverage existing capabilities and capacities
- Augment with organizational resources and contractors as needed





Enterprise Engagement

- HQ – Support (OPORD)
- SWD – Supported Command
- SPD – Supporting Command (potentially others)
- ECSO – PMO
- SPL, SPA, SWF, SWG – Supporting Districts
- Functional Areas (supporting District, supporting Region, SWF, SWD, Contract)
 - ▶ Contracting
 - ▶ E&C
 - ▶ Counsel
 - ▶ PM
 - ▶ RM
 - ▶ RE
 - ▶ ENV





Path Forward

- Plan at deliberate pace in anticipation of Congressional action
- Acquisition planning
- Enterprise engagement
- Functional strategies
- Be prepared to adjust plan to address actual requirements



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MEMORANDUM FOR RECORD

MEETING HELD: August 1, 2012 at 9:00 AM EST

SUBJECT: Fence Segments (O-1, O-2, O-3) – Requirements Discussion with OBP

MEETING ATTENDEES:

- (b) (6) (BPFTI PMO)
- (b) (6) (BPFTI PMO)
- (b) (6) (OBP)
- (b) (6) (OBP)
- (b) (6) (OBP)
- (b) (6) (OCC)
- (b) (6) (OCC)
- (b) (6) (BPFTI PMO)
- (b) (6) (BPFTI PMO)

REQUIREMENTS DISCUSSION:

OBP reviewed the attached maps generated in order to illustrate their requirements along each segment (O-1, O-2, O-3).

OBP explained that the requirements as presented are based on the current operational assessment, and in consideration of the complete current plan, to include (b) (7)(E)
(b) (7)(E)

1. OBP REQUIREMENTS ALONG 'IBWC-APPROVED' FENCE SWATH:

The 'IBWC-approved' swath is depicted by a yellow line on the attached maps. Fence is not currently required along the totality of the 'IBWC-approved' swath.

Fence is currently only required along the yellow line between the 'start' and 'end' point icons annotated on the attached maps. Fence is not required along the yellow line beyond those 'start' and 'end' points.

2. OBP REQUIREMENTS ALONG ORIGINALLY CONDEMNED SWATH:

The original fence swath is depicted by a red line on the attached maps.

Fence is currently required between the start and stop points in the red-line original swath only to the extent it overlaps with the yellow-line IBWC-approved swath and where the yellow line is independent of the red.

Where the red-line original swath is not in line with the yellow-line IBWC-approved swath, the current requirement is for a road. This does not preclude road being constructed adjacent to future fence alignments if required.

MEMORANDUM FOR RECORD

3. NEXT STEP:

OCC & PMO will meet with DOJ & USACE to brief them and discuss next steps regarding real estate acquisitions necessary to support fence and road requirements as cited above. One key objective coming out of that meeting is to develop a schedule and budget to clear real estate to support OBP's requirements.

O-1 Current and Proposed Fence Alignments

O-1


(b) (7)(E), (b) (5)

Page 1 of 3

Fence

-  Original Fence Alignment
-  Proposed Fence Alignment

Proposed Floodplain*

-  Proposed Floodplain*

(b) (7)(E), (b) (5)



Fence Start/Stop Point

*The floodplain limit represents proposed conditions, after the fence is installed, and is not indicative of existing conditions.

*If sheet measures less than 11x17" it is a reduced print.
Reduce scale accordingly.

1 in = 0.25 mi

1:15,840





March 28, 2012
Michael Baker Jr., Inc.


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(b) (7)(E), (b) (5)

Fence

-  Original Fence Alignment
 Proposed Fence Alignment

Proposed Floodplain*

-  Proposed Floodplain*

(b) (7)(E), (b) (5)



Fence Start/Stop Point

Site

*The Floodplain limit represents proposed conditions, after the fence is installed, and is not indicative of existing conditions.

*If sheet measures less than 11x17" it is a reduced print.
Reduce scale accordingly.

1 in = 0.5 mi

1:31,680



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(b) (7)(E), (b) (5)

Fence



Original Fence Alignment



Proposed Fence Alignment

Proposed Floodplain*



Proposed Floodplain*

(b) (7)(E), (b) (5)

*The floodplain limit represents proposed conditions, after the fence is installed, and is not indicative of existing conditions.

*If sheet measures less than 11x17" it is a reduced print.
Reduce scale accordingly.

1 in = 0.13 mi

1:7,920



March 28, 2012
Michael Baker Jr., Inc.

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FM&E # & Project Title	Program	Tactical Infrastructure
		O-1 to O-3 Fence
	Date	
	Project Manager	
	Project Base Cost Est.	\$ (b) (5)
	PBC + Est. Impact	\$ (b) (5)

Border Patrol Facilities and Tactical Infrastructure

Risk Matrix



RISK MANAGEMENT SUMMARY RESULTS (planned)

3 Point Impact Estimate		
Low	Medium	High
(b) (5)		

Total Expected Impact - Dollars \$ (b) (5)

Total Expected Impact - Days (b) (5)

Impact to Critical Path - Total Days -

ID #	Month/F Y	Risk May Affect Critical Path	Milestone Affected	Risk Category	Detailed Description of Risk (Specific, Measurable, Attributable, Relevant, Timebound)	Mitigation of Risk	Estimated Impact - Days	Probability (%)	\$ Impact	Estimated Impact (\$)	Risk Level
1				Changes	(b) (5)						
2				Environmental	(b) (5)						
3				Environmental	(b) (5)						
4				Latent Conditions	(b) (5)						
5					(b) (5)						
6				Latent Conditions	(b) (5)						
7				Latent Conditions	(b) (5)						
8				Estate	(b) (5)						
9				Design	(b) (5)						
10				Design	(b) (5)						

FM&E # & Project Title	Program	Tactical Infrastructure
		O-1 to O-3 Fence
	Date	
	Project Manager	
	Project Base Cost Est.	\$ (b) (5)
	PBC + Est. Impact	\$ (b) (5)

Border Patrol Facilities and Tactical Infrastructure

Risk Matrix



RISK MANAGEMENT SUMMARY RESULTS (planned)

3 Point Impact Estimate		
Low	Medium	High

(b) (5)

Total Expected Impact - Dollars \$ (b) (5)

Total Expected Impact - Days (b) (5)

Impact to Critical Path - Total Days -

ID #	Month/FY	Risk May Affect Critical Path	Milestone Affected	Risk Category	Detailed Description of Risk (Specific, Measurable, Attributable, Relevant, Timebound)	Mitigation of Risk	Estimated Impact - Days	Probability (%)	\$ Impact	Estimated Impact (\$)	Risk Level
12				External Entity Compliance	(b) (5)						(b) (5)
13				Contractor Performance	(b) (5)						(b) (5)
14				Contractor Performance	(b) (5)						(b) (5)
15				Latent Conditions	(b) (5)						(b) (5)
16				Latent Conditions	(b) (5)						(b) (5)
17				Latent Conditions	(b) (5)						(b) (5)
18				Design	(b) (5)						(b) (5)
21				Design	(b) (5)						(b) (5)
23				Real Estate	(b) (5)						(b) (5)

Program FM&E # & Project Title Date Project Manager Project Base Cost Est. PBC + Est. Impact	Tactical Infrastructure	
	O-1 to O-3 Fence	
	\$	(b) (5)
	\$	

Border Patrol Facilities and Tactical Infrastructure

Risk Matrix



RISK MANAGEMENT SUMMARY RESULTS (planned)

3 Point Impact Estimate		
Low	Medium	High
(b) (5)		

Total Expected Impact - Dollars \$ (b) (5)

Total Expected Impact - Days (b) (5)

Impact to Critical Path - Total Days -

ID #	Month/FY	Risk May Affect Critical Path	Milestone Affected	Risk Category	Detailed Description of Risk (Specific, Measurable, Attributable, Relevant, Timebound)	Mitigation of Risk	Estimated Impact - Days	Probability (%)	\$ Impact	Estimated Impact (\$)	Risk Level
24				Real Estate	(b) (5)						(b) (5)
25				Real Estate							
26				Real Estate							
27											
28											
29				Contractor Performance							
30				Real Estate							
31										\$ -	
32										\$ -	

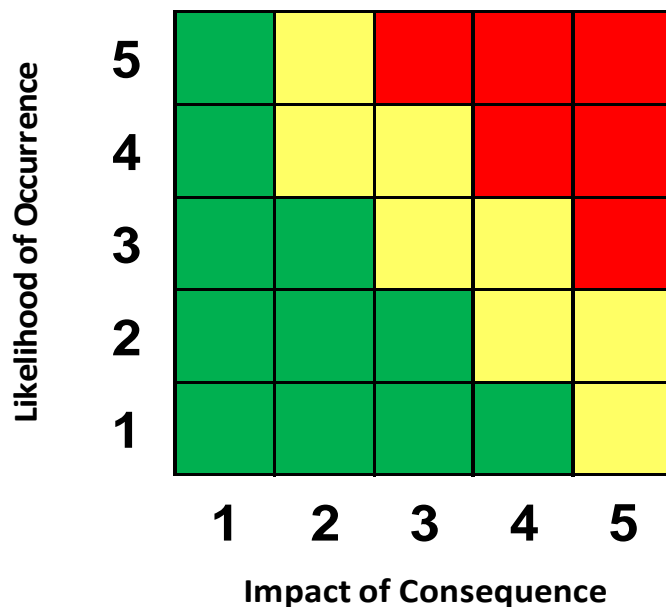
Border Patrol Facilities Tactical Infrastructure PMO Risk Categories		
Category	Definition	Examples
Construction	Any non-design related issues occurring during the performance period of the Construction contract that could affect project cost and/or schedule. Risks with potential impact due to weather. This also includes risks related to border activity that impact construction execution.	<ul style="list-style-type: none"> * Weather delays * Border violence * Encountering tunnels
Contractor Performance	Risks with potential impact to project cost or schedule due to unanticipated performance on the contractor's behalf. This also includes bid risk. Specific risks related lack of resources.	<ul style="list-style-type: none"> * Underestimation of cost * Underestimation of schedule * Lack of material, human, or capital resources
Design	Any required change in the architectural and/or engineering design from approved plans and specs, resulting in changes to cost and schedule, inclusive of: <ul style="list-style-type: none"> - Discrepancies/conflicts with the design standards, - Changes due to errors and omissions, - Ambiguity in RFP - Any required change that reasonably should have been accounted for during initial design 	<ul style="list-style-type: none"> * Modification of irrigation structures * Changes to gates * Design errors * Necessary enhancements in road materials * Meeting LEED related goals * Internal Affairs (IA) requirements * Office of Information Technology (OIT) requirements
Environmental	Unforeseen archaeological and/or environmental findings requiring some level of mitigation. NOTE: State Historic Preservation Office (SHPO), U.S. Fish and Wildlife Service (USFWS) and other government agency coordination directly resulting from unforeseen archaeological and/or environmental findings should be considered here. DOES NOT INCLUDE mitigation due to hazardous waste.	<ul style="list-style-type: none"> * Additional surveying support requirements * Additional costs related to archaeological investigations * Biological monitoring requirements
External Entity Compliance	Risks related to requirements of additional analysis and negotiations with Tribal Nations, international, federal, state, and local regulatory agencies. Addresses the risk of not accounting for requirements during the Planning phase. This is also inclusive of any permitting that must be obtained/granted. Also includes specific changes in project scope due to pressure/influence outside of the CBP mission.	<ul style="list-style-type: none"> * Labor regulations * International Boundary & Water Commission (IBWC) * U.S. Fish and Wildlife Service (USFWS) * Bureau of Land Management (BLM) * Department of Transportation (DOT) * Congressional direction * State or municipal government interference
Latent Conditions	Encountering unforeseen sub-surface water/public/private underground structures/ underground rock/Latent Conditions resulting in project delays and adding cost. Also includes changes in cost or schedule that are related to mitigation of unanticipated hazardous waste issues (including cost for storage, testing and disposal.)	<ul style="list-style-type: none"> * Government-Furnished Material (GFM) corrosion * Terrain modifications * Unstable soil conditions * Dewatering operations * Hazardous Waste * Heavy metals * Hydrocarbons * Polychlorinated biphenyl (PCB)
Real Estate	Results in additional real estate and land acquisition or condemnation actions or events not originally planned impacting cost, resources required, and schedule durations. Includes price volatility (appraised, listed, negotiated) for land.	<ul style="list-style-type: none"> * Change in construction location * Change in size of plot * Change in ROE or ROW access requirement
Scope	Addresses a change in scope that was never intended to be considered and was not included in the original project plan. Activities outside of the overall parameters of the agreed to solution. DOES NOT INCLUDE changes in scope due to design related issues.	<ul style="list-style-type: none"> * Increase in fence length * Additional gates * Change in alignment * Changes in operational requirements

Risk Level

A 5x5 risk matrix represents the product of likelihood and consequence. It is an effective tool for communicating the results of analyses and the interrelationship among risks.

Risk levels are frequently portrayed with familiar “stoplight colors”, with high risk as red, moderate risk as yellow, and low risk as green. It is important to note that the risk levels are reflected or written as (X, Y). A sample risk matrix is provided in Figure 1 below:

Figure 1. Risk Matrix



Risk Likelihood (Probability %)

Likelihood is defined as the probability that a risk will occur.

Risk Likelihood Levels	
5 - Near Certainty	Most always encountered; practically unavoidable risk (100%-81%)
4 - Highly Likely	Expected to occur; typically occurs in efforts of a similar nature (80%-61%)
3 - Possible	Even likelihood of occurrence; often encountered in similar efforts (60%-41%)
2 - Unlikely	Hypothetically possible, but uncommon in programs of similar type (40%-21%)
1 - Very Unlikely	Rarely encountered; standard practices will effectively avoid risk (20%-1%)

Risk Consequence (\$ Impact)

Evaluate each risk in terms of its possible consequence.

Consequence is defined as an unfavorable result of a risk.

Each risk should be categorized by type for consequence to the programs' cost, schedule and/or technical requirements.

Impact of Consequence Levels			
	Cost	Schedule	Performance
1 - Very Low	Minor cost increase; absorbable within budget	Minor schedule variance; no milestone impacts	Minimal reduction in technical performance; all operational requirements met
2 - Low	Cost increase may exceed authorized budget; sufficient funds available	Some schedule slips that are recoverable at program level; no major program delivery impacted	Minimum or slight reduction in technical performance; all operational requirements still met
3 - Medium	Cost increase exceeds authorized budget; funding increase may be necessary	Significant schedule slip partially recoverable at program level; program delivery may be impacted	Decrease in technical performance; some operational requirements may not be met
4 - High	Cost increase exceeds authorized budget; funding increase necessary	Significant schedule slip may not be recoverable at program level; program delivery likely to be impacted	Decrease in technical performance; some operational requirements will not be met; mission success questionable
5 - Very High	Cost increase greatly exceeds authorized budget; large funding increase necessary	Major impact to schedule; program delivery will be impacted	Significant shortfall in technical performance; critical operational requirements not achieved; mission success unattainable

(b) (7)(E), (b) (6), (b) (5)



From: (b) (6)
To: (b) (6)
Subject: FW: CIR Project Pre-Planning
Attachments: [CIR Planning Development \(2\).pptx](#)
[O1-3 Draft PRD 32513.docx](#)
[CIR Agenda 032613 Final.docx](#)

When: Tuesday, March 26, 2013 1:00 PM-4:00 PM (GMT-05:00) Eastern Time (US & Canada).
Where: VTC/(b) (6) PIN (b) (6)

~~*~*~*~*~*~*~*~*

Please attend...

From: (b) (6)
Sent: Monday, February 25, 2013 3:08 PM
To: (b) (6)

Cc: (b) (6)

Subject: CIR Project Pre-Planning
When: Tuesday, March 26, 2013 1:00 PM-4:00 PM (GMT-05:00) Eastern Time (US & Canada).
Where: VTC/ (b) (6)

3/26- updated handouts. Print attached versions.

3/25- Read aheads attached. More to come. If you cannot join via VTC (all in DC, Eules, Laguna should participate via VTC), call in added.

<<CIR Planning Development (2).pptx>> <<O1-3 Draft PRD 32513.docx>> <<CIR Agenda 032613 Final.docx>>

--

3/7- meeting is now a half day VTC meeting. If you cannot participate via VTC, please let me know and I will request a telecon. Agenda forthcoming.

R/
(b) (6)

--

All- date is tentative and you will be notified once it has been confirmed.

Please identify any other key staff that need to be included.

CBP Office of Administration Facilities Management and Engineering

Comprehensive Immigration Reform (CIR)
Planning for O-1, 2, 3

March 1, 2013



U.S. Customs and
Border Protection



U.S. Customs and Border Protection
Facilities Management & Engineering

Border Patrol Facilities and Tactical Infrastructure (BPFTI)
Program Management Office (PMO)

Comprehensive Immigration Reform (CIR) Meeting

Agenda

Tuesday, March 26, 2013

VTC/Conference Line: (b) (6)

I. Opening Remarks

(b) (6)

- A. Update on status of the CIR initiatives
- B. CIR Team Organization

II. TI 01-03 Planning

Lead: (b) (6)

- A. Review of key lessons learned from VF/PF.
- B. Project Requirements Document (PRD) review
- C. Review the CIR planning assumptions, risks, costs and schedule
- D. Develop parking lot
- E. Keeping the proposal warm
- F. Next steps
- G. TI Team organization

III. Facilities Planning: (b) (7)(E) and 1 FOB location TBD

Lead: (b) (6)

- A. Develop the FOBs Assumptions, risks, cost est. and schedule
- B. Market survey
- C. Facilities team organization
- D. Develop PRD
- E. Develop parking lot
- F. Keeping the proposal warm
- G. Next steps

O-1 thru O-3 Scope



- Scope
 - Customer requirements
 - (b) (7)(E) miles in RGV Sector
 - Bollard-style fence with in-ground foundation system
 - Alignments coordinated with RGV Sector and IBWC with following goals:
 - Satisfy operational requirement
 - Minimize floodplain impacts
 - Stay within areas covered by 2008 DHS Waiver
- Real Estate
 - Collaboration with DOJ
 - ROE-S will take (b) (5)
 - Land Usage Agreements must be complete within 21 months



U.S. Customs and
Border Protection

O-1 thru O-3 Scope (cont'd)

- Environmental
 - Covered by the April 2008 DHS Waiver
 - Environmental monitoring?
 - Any alignment changes may require updates and notifications

- Design
 - Full Design
 - Maximize setback from river (within RE and ENV constraints)
 - Minimize floodplain impacts
 - GFM incorporation dependent upon scale (lessons learned from PF/VF)
 - Multiple (b) (7)(E) requirements
 - Stakeholder coordination (USFWS, IBWC)
 - Dependent upon geotech and topo surveys
 - Access and staging



Acquisition Strategy

(b) (5)



U.S. Customs and
Border Protection

Staffing



- Dedicated PgM with 2-3 PMs in support: In-house; KTR; hybrid
- OPCELL: 4 pax: In-house; KTR (8(a)); hybrid
- Functional Area support: matrix with KTR augmentation
 - CT
 - ENV
 - RE
 - Construction (QA, Contract Admin)



U.S. Customs and
Border Protection

Funding & Logistics



- IAA vs RWA: IAA introduces schedule risk
- GFM economy of scale



U.S. Customs and
Border Protection

Major Milestones

- Initiate new acquisitions: (b) (5)
- Achieve ROE-S: (b) (5)
- Authority receipt: (b) (5)
- Funds receipt: (b) (5)
- Survey complete: (b) (5)
- Construction MATOC award: (b) (5)
- Design complete: (b) (5)
- RE Acquisition complete: (b) (5)
- Task Order award(s): (b) (5)
- Construction NTP: (b) (5)
- Construction Complet (b) (5)
- Required Completion: (b) (5)



Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Project Name: O-1-O-3 RGV (b) (7)(E) Primary Fence Construction

Purpose of PRD: This document authorizes designation of project, baselines, scope, cost and schedule. This document authorizes funding for all planning, acquisition, environmental assessment, programming design and construction activities.

OBP Requirement: FY [XXXX]

[This section should be developed by the OBP HQ Strategic Planning, Policy, & Analysis Division. It should detail the OBP Mission Need and Operational Requirement being met by this project. Language should cover what the need is and how operations will be affected.]

PROJECT SUMMARY	
Project Type:	Primary Pedestrian Fence
Project #:	O-1 - (b) (7)(E) O-2 - (b) (7)(E) O-3 - (b) (7)(E)
Reporting Metric:	Total Miles: (b) (7)(E) O-1 - (b) (5) ; O-2 - (b) (5) ; O-3 - (b) (5)
Service Provider:	USACE
Initial Cost Estimate:	TBD
Planned Start Date:	October/2013
Planned End Date:	June/2016

Project Description/Objective:

This project involves the construction of an estimated (b) (7)(E) miles of new primary pedestrian fence (PF). The project consist of 3 separate fence segments, segments O-1 and O-2 are located in Roma and Rio Grande City, Starr County, Texas. Segment O-3 is located in Los Ebanos, Hidalgo County, Texas; along the International Border. The new PF will be comprised of bollard style fence. This project is to be a design, bid, build construction contract.

This fence is located both within urban areas and undeveloped wildlife habitat areas, where there are numerous houses, utilities and miscellaneous structures in proximity to the proposed alignments. There are also dump-sites, significant drainage arroyos, erosive soils and areas of dense vegetation in the undeveloped areas, which presents significant challenges. The presence of many drainage features and potential sinkhole areas increases the probability of multiple (b) (7)(E). The area is situated in an area identified by USFWS as a significant migratory pathway for two endangered species of cats (ocelot and jaguarundi), and is known to be the site of several different populations of rare, threatened, and endangered plants including Zapata Bladderpod, Star Cactus, Walker's manioc and Johnson's Frankenia.

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

The proposed alignments have been strategically analyzed by CBP from a law enforcement perspective and by USACE and IBWC from a flood control perspective. The USACE and CBP in conjunction with USFWS have analyzed the area from a habitat, vegetation, and a wildlife habitat perspective. A hydraulic model has been developed by USACE and review and approved by IBWC for the proposed alignments.

Other challenges include: significant potential opposition from local public officials, landowners, environmental NGOs and Mexico; Security issues; and high level political involvement (congressional and Whitehouse)

Points of Contact and Roles

Name	Role
TBD	BPFTI PMO Project Manager
TBD	USACE Project Manager
(b) (6)	BPFTI PMO M&R PM/COR
	BPFTI PMO Design Lead
	BPFTI PMO Real Estate Lead
	USACE Real Estate Lead
	BPFTI PMO Environmental Lead
	USACE Environmental Lead
	BPFTI PMO Financial Management Branch Analyst
	BPFTI PMO Project Analyst
	OBP Representative
	BP Field Contact (Include location and position)

Diagrams/Exhibits/Conceptual Designs:

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

(b) (7)(E)

Photographs:

Real Estate Acquisitions

BACKGROUND:

The real estate process for O-1, 2, 3 was initiated back in 2007 as part of 225 to acquire privately-owned land required along the original 60-foot-wide swath. Approximately (b) (7)(E) of the original (b) (7)(E) swath was on U.S. Fish and Wildlife Service (USFWS) refuge land, thus it was cleared by virtue of the 2008 waiver. Soon after the project was de-scoped from PF225 because of the lack of International Boundary and Water Commission (IBWC) concurrence with the original proposed alignments, all negotiations and any active condemnation cases that had already been filed were placed 'on-hold'.

(b) (5)

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(b) (5)

Since that time, the alignment has shifted as a result of consultation with IBWC and Border Patrol. Of the total (b) (7)(E) miles, approximately (b) (7)(E) of the new alignment overlaps with the original alignment. (b) (5)

(b) (5)

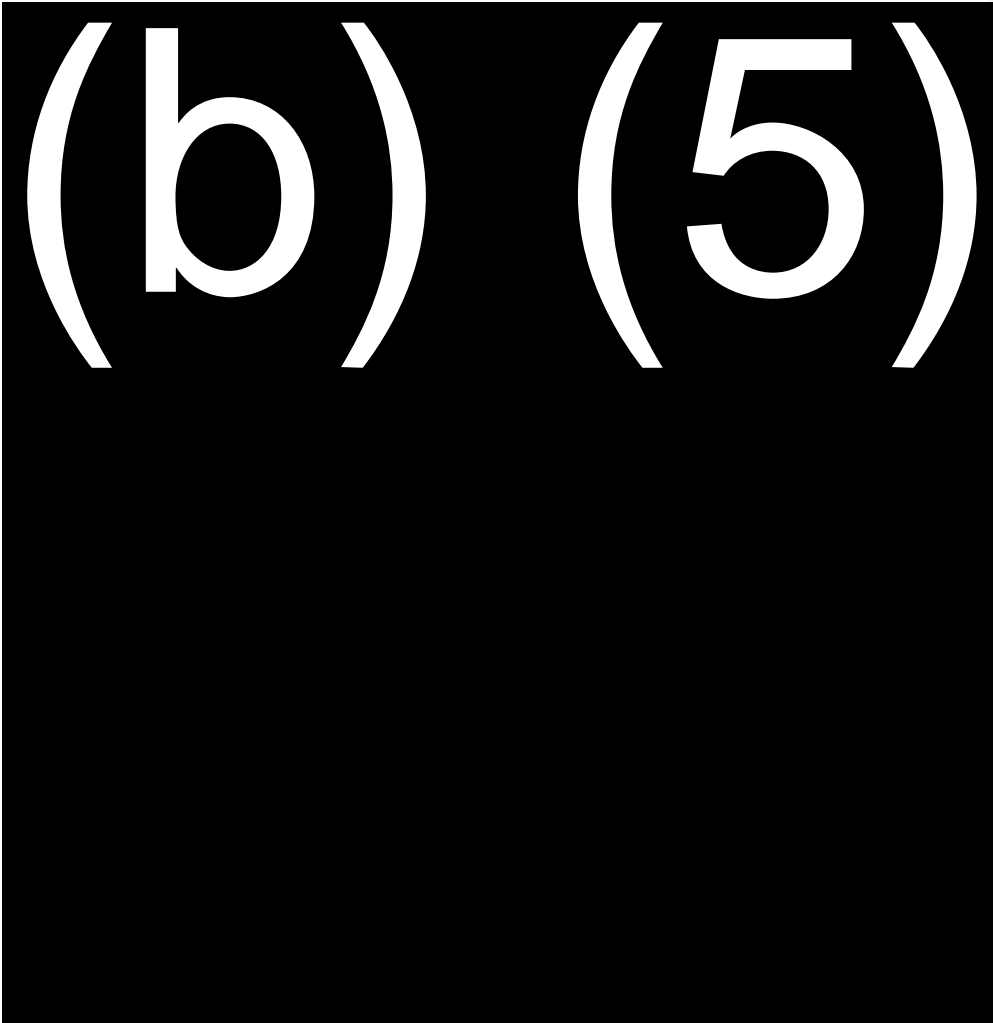
(b) (5)

REAL ESTATE ACQUISITION PROCESS GOING FORWARD:

(b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

REAL ESTATE SCHEDULE:



NEPA/Environmental Permits

(b) (5)

. However, under the 2008 waiver, CBP strongly supports the Secretary's commitment to responsible environmental

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

stewardship. To that end, CBP prepared an Environmental Stewardship Plan (ESP) for all segments in RGV in 2008 which includes a Biological Resources Plan (BRP). The ESP and BRP analyzes the potential environmental impacts associated with construction of tactical infrastructure in the entire U.S. Border Patrol (USBP) Rio Grande Valley Sector. This ESP will need to be substantially supplemented due to its age and due to the change in the O1-O3 project from what was originally planned and analyzed in that ESP, but, in general establishes given mitigation ratios, the requirement for construction Best Management Practices which include onsite environmental and cultural resources monitoring plans, public outreach, and inclusion of (b) (7)(E) design.

“Other” Approvals

(b) (5)
(b) (5) As previously stated, USIBWC has already approved the general proposed alignments from a floodplain impacts perspective.

Schedule of Deliverables

[List key deliverables and their anticipated start date, duration and end date. Attach a detailed schedule as an addendum]

Schedule of Deliverables														End Date	
Key Deliverables	Costs	Start Date	FY14				FY15				FY16				
			1 st	2 nd	3 rd	4 th	1 st	2 nd	3 rd	4 th	1 st	2 nd	3 rd		4 th
Project Management			(b) (5)												
Real Estate	(b) (5)														
Environmental (Monitoring)															
Design															
Construction															
Construction Oversight															

Q1 Oct – Dec; Q2 Jan – Mar; Q3 Apr – Jun; Q4 Jul – Sep

Schedule Assumption(s):

Environmental scheduling assumptions include:

- a)
- b)
- c)

(b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Initial Cost Estimate

\$ Total Project Cost	FY13	FY14	FY16	FY16
<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D
\$	\$	\$	\$	\$

[Note: A detailed WBS and cost analysis will be required and submitted as a separate document post-PRD approval. Template will be provided.]

Cost Assumption(s):

Environmental cost assumptions include:

- d)
- e)
- f)
- g)
- h)

(b) (5)

Potential Project Risks/Mitigations

Project Risks				
Category	Risk	Probability (%)	Impact	Mitigation Strategy
Contractor Performance	(b) (5)			
Contractor Performance				

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Contractor Performance	<div>(b) (5)</div>
Contractor Performance	
Design	
Design	
Environmental	

Commented [SBW1]: Per (b) (6) don't agree with this risk.
(b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Environmental	<div>(b) (5)</div>
Environmental	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	

Commented [SBW2]: Per (b) (6) - I don't concur this is a likely risk (b) (5)

Commented [SBW3]: Per (b) (6) (b) (5)

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Tactical Infrastructure Project Requirements Document

Latent Conditions	<div>(b) (5)</div>
Latent Conditions	
Latent Conditions	
Latent Conditions	
Latent Conditions	
Latent Conditions	
Latent Conditions	
Real Estate	

Commented [SBW4]: Per (b) (6); (b) (5)

Commented [SBW5]: Per (b) (6); (b) (5)

Commented [SBW6]: Per (b) (6); (b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Real Estate	(b) (5)
Real Estate	
Real Estate	
Scope	

Interrelated Projects

[List any interrelated project dependencies on other projects including projects such as Military Deployment Constraints, Facilities, SBInet towers, or projects within other agencies or private construction. The Acquisition Directive refers to this as "Interoperability."]

#	Interrelated Projects
001	
002	
003	
004	

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Disposal Plan

[As directed in the FM&E Policy Document on Project Management, effective November 1, 2012, and in the FM&E RPAM 10042, the method, timeline, and all costs associated with a property disposal must be documented.]

DRAFT

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

PROJECT EXECUTION TEAM

[Name], Project Manager
BPFTI PMO, Facilities Division

Date

[Name], Project Manager
USACE, [Location] District

Date

DRAFT

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

APPROVAL: Constructability

(b) (6), TI Branch Chief
ECSO, USACE

Date

APPROVAL: OBP Mission Needs

(b) (6),
Office of Border Patrol, SPPA

Date

APPROVAL: Financial

(b) (6), Branch Chief
BPFTI PMO, Financial Management Branch

Date

APPROVAL: Real Estate & Environmental

(b) (6), Director
BPFTI PMO, Real Estate & Environmental Division

Date

APPROVAL: Architecture and Engineering

[Name], Director
BPFTI PMO, A&E Services Division

Date

PROJECT APPROVAL

(b) (6), Director
BPFTI PMO, TI Division

Date

From: (b) (6)
To: (b) (6)
Subject: FW: CIR Project Pre-Planning
Attachments: [CIR Planning Development \(2\).pptx](#)
[O1-3 Draft PRD 32513.docx](#)
[CIR Agenda 032613 Final.docx](#)
[O1-2-3 IMS Project 03-25-2013.pdf](#)
[CIR Budget Estimate RSD V4 \(26 Mar 13\).xls](#)
[O-1 O-2 O-3 Fence Draft Acq Schedule 25 Mar 13.xlsx](#)
[Risk Drivers.docx](#)

When: Tuesday, March 26, 2013 1:00 PM-4:00 PM (GMT-05:00) Eastern Time (US & Canada).
Where: VTC (b) (6)

~~*~*~*~*~*~*~*~*

From: (b) (6)
Sent: Monday, February 25, 2013 3:08 PM
To: (b) (6)

Cc: (b) (6)

Subject: CIR Project Pre-Planning
When: Tuesday, March 26, 2013 1:00 PM-4:00 PM (GMT-05:00) Eastern Time (US & Canada).
Where: VTC/ (b) (6)

3/26- updated handouts. Print attached versions.

3/25- Read aheads attached. More to come. If you cannot join via VTC (all in DC, Eules, Laguna should participate via VTC), call in added.

<<CIR Planning Development (2).pptx>> <<O1-3 Draft PRD 32513.docx>> <<CIR Agenda 032613 Final.docx>> <<O1-2-3 IMS Project 03-25-2013.pdf>> <<Risk Drivers.docx>> <<O-1 O-2 O-3 Fence Draft Acq Schedule 25 Mar 13.xlsx>> <<CIR Budget Estimate RSD V4 (26 Mar 13).xls>>

--

3/7- meeting is now a half day VTC meeting. If you cannot participate via VTC, please let me know and I will request a telecon. Agenda forthcoming.

R/
(b) (6)

--

All- date is tentative and you will be notified once it has been confirmed.

Please identify any other key staff that need to be included.

CBP Office of Administration Facilities Management and Engineering

Comprehensive Immigration Reform (CIR)
Planning for O-1, 2, 3

March 1, 2013



U.S. Customs and
Border Protection



O-1 thru O-3 Scope



- Scope
 - Customer requirements
 - (b) (7)(E) miles in RGV Sector
 - Bollard-style fence with in-ground foundation system
 - Alignments coordinated with RGV Sector and IBWC with following goals:
 - Satisfy operational requirement
 - Minimize floodplain impacts
 - Stay within areas covered by 2008 DHS Waiver
- Real Estate
 - Collaboration with DOJ
 - ROE-S will take (b) (5)
 - Land Usage Agreements must be complete within 21 months



U.S. Customs and
Border Protection

O-1 thru O-3 Scope (cont'd)



- Environmental
 - Covered by the April 2008 DHS Waiver
 - Environmental monitoring?
 - Any alignment changes may require updates and notifications

- Design
 - Full Design
 - Maximize setback from river (within RE and ENV constraints)
 - Minimize floodplain impacts
 - GFM incorporation dependent upon scale (lessons learned from PF/VF)
 - Multiple (b) (7)(E) requirements
 - Stakeholder coordination (USFWS, IBWC)
 - Dependent upon geotech and topo surveys
 - Access and staging



U.S. Customs and
Border Protection

Acquisition Strategy

(b) (5)



U.S. Customs and
Border Protection

Staffing



- Dedicated PgM with 2-3 PMs in support: In-house; KTR; hybrid
- OPCELL: 4 pax: In-house; KTR (8(a)); hybrid
- Functional Area support: matrix with KTR augmentation
 - CT
 - ENV
 - RE
 - Construction (QA, Contract Admin)



U.S. Customs and
Border Protection

Funding & Logistics



- IAA vs RWA: IAA introduces schedule risk
- GFM economy of scale



U.S. Customs and
Border Protection

Major Milestones

- Initiate new acquisitions: (b) (5)
- Achieve ROE-S: (b) (5)
- Authority receipt: (b) (5)
- Funds receipt: (b) (5)
- Survey complete: (b) (5)
- Construction MATOC award: (b) (5)
- Design complete: (b) (5)
- RE Acquisition complete: (b) (5)
- Task Order award(s): (b) (5)
- Construction NTP: (b) (5)
- Construction Complet (b) (5)
- Required Completion: (b) (5)



Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Project Name: O-1-O-3 RGV (b) (7)(E) Primary Fence Construction

Purpose of PRD: This document authorizes designation of project, baselines, scope, cost and schedule. This document authorizes funding for all planning, acquisition, environmental assessment, programming design and construction activities.

OBP Requirement: FY [XXXX]

[This section should be developed by the OBP HQ Strategic Planning, Policy, & Analysis Division. It should detail the OBP Mission Need and Operational Requirement being met by this project. Language should cover what the need is and how operations will be affected.]

PROJECT SUMMARY	
Project Type:	Primary Pedestrian Fence
Project #:	O-1 - (b) (7)(E) O-2 - (b) (7)(E) O-3 - (b) (7)(E)
Reporting Metric:	Total Miles: (b) (7)(E) O-1 - (b) (5); O-2 - (b) (5); O-3 - (b) (5)
Service Provider:	USACE
Initial Cost Estimate:	TBD
Planned Start Date:	October/2013
Planned End Date:	June/2016

Project Description/Objective:

This project involves the construction of an estimated (b) (7)(E) miles of new primary pedestrian fence (PF). The project consist of 3 separate fence segments, segments O-1 and O-2 are located in Roma and Rio Grande City, Starr County, Texas. Segment O-3 is located in Los Ebanos, Hidalgo County, Texas; along the International Border. The new PF will be comprised of bollard style fence. This project is to be a design, bid, build construction contract.

This fence is located both within urban areas and undeveloped wildlife habitat areas, where there are numerous houses, utilities and miscellaneous structures in proximity to the proposed alignments. There are also dump-sites, significant drainage arroyos, erosive soils and areas of dense vegetation in the undeveloped areas, which presents significant challenges. The presence of many drainage features and potential sinkhole areas increases the probability of multiple (b) (7)(E). The area is situated in an area identified by USFWS as a significant migratory pathway for two endangered species of cats (ocelot and jaguarundi), and is known to be the site of several different populations of rare, threatened, and endangered plants including Zapata Bladderpod, Star Cactus, Walker's manioc and Johnson's Frankenia.

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

The proposed alignments have been strategically analyzed by CBP from a law enforcement perspective and by USACE and IBWC from a flood control perspective. The USACE and CBP in conjunction with USFWS have analyzed the area from a habitat, vegetation, and a wildlife habitat perspective. A hydraulic model has been developed by USACE and review and approved by IBWC for the proposed alignments.

Other challenges include: significant potential opposition from local public officials, landowners, environmental NGOs and Mexico; Security issues; and high level political involvement (congressional and Whitehouse)

Points of Contact and Roles

Name	Role
TBD	BPFTI PMO Project Manager
TBD	USACE Project Manager
(b) (6)	BPFTI PMO M&R PM/COR
	BPFTI PMO Design Lead
	BPFTI PMO Real Estate Lead
	USACE Real Estate Lead
	BPFTI PMO Environmental Lead
	USACE Environmental Lead
	BPFTI PMO Financial Management Branch Analyst
	BPFTI PMO Project Analyst
	OBP Representative
	BP Field Contact (Include location and position)

Diagrams/Exhibits/Conceptual Designs:

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

(b) (7)(E)

Photographs:

Real Estate Acquisitions

BACKGROUND:

The real estate process for O-1, 2, 3 was initiated back in 2007 as part of 225 to acquire privately-owned land required along the original 60-foot-wide swath. Approximately (b) (7)(E) of the original (b) (7)(E) swath was on U.S. Fish and Wildlife Service (USFWS) refuge land, thus it was cleared by virtue of the 2008 waiver. Soon after the project was de-scoped from PF225 because of the lack of International Boundary and Water Commission (IBWC) concurrence with the original proposed alignments, all negotiations and any active condemnation cases that had already been filed were placed 'on-hold'.

(b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

(b) (5)

Since that time, the alignment has shifted as a result of consultation with IBWC and Border Patrol. Of the total (b) (7)(E) approximately (b) (7)(E) of the new alignment overlaps with the original alignment. (b) (5)

(b) (5)

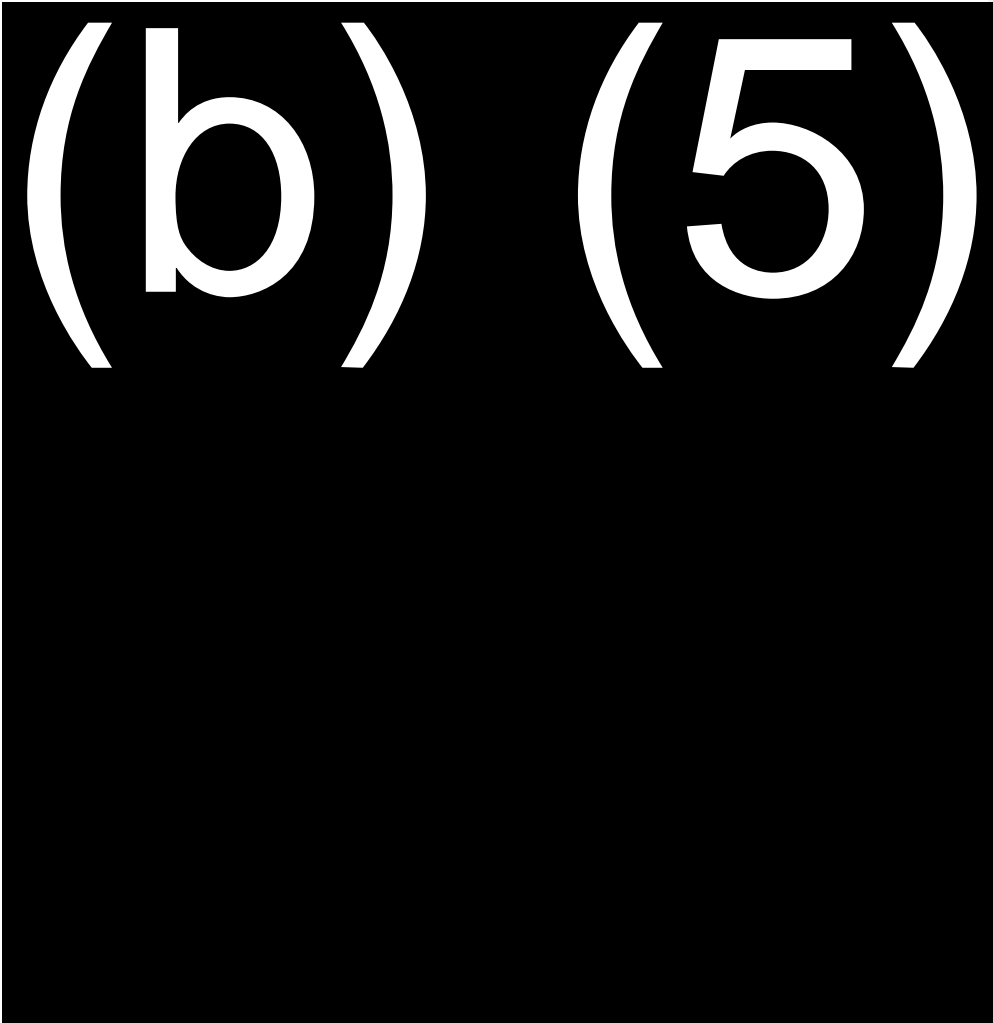
(b) (5)

REAL ESTATE ACQUISITION PROCESS GOING FORWARD:

(b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

REAL ESTATE SCHEDULE:



NEPA/Environmental Permits

(b) (5)
[Redacted text]
[Redacted text]. However, under
the 2008 waiver, CBP strongly supports the Secretary's commitment to responsible environmental

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

stewardship. To that end, CBP prepared an Environmental Stewardship Plan (ESP) for all segments in RGV in 2008 which includes a Biological Resources Plan (BRP). The ESP and BRP analyzes the potential environmental impacts associated with construction of tactical infrastructure in the entire U.S. Border Patrol (USBP) Rio Grande Valley Sector. This ESP will need to be substantially supplemented due to its age and due to the change in the O1-O3 project from what was originally planned and analyzed in that ESP, but, in general establishes given mitigation ratios, the requirement for construction Best Management Practices which include onsite environmental and cultural resources monitoring plans, public outreach, and inclusion of (b) (7)(E)

“Other” Approvals

(b) (5)
(b) (5) As previously stated, USIBWC has already approved the general proposed alignments from a floodplain impacts perspective.

Schedule of Deliverables

[List key deliverables and their anticipated start date, duration and end date. Attach a detailed schedule as an addendum]

Schedule of Deliverables														End Date	
Key Deliverables	Costs	Start Date	FY14				FY15				FY16				
			1 st	2 nd	3 rd	4 th	1 st	2 nd	3 rd	4 th	1 st	2 nd	3 rd		4 th
Project Management			(b) (5)												
Real Estate	(b) (5)														
Environmental (Monitoring)															
Design															
Construction															
Construction Oversight															

Q1 Oct – Dec; Q2 Jan – Mar; Q3 Apr – Jun; Q4 Jul – Sep

Schedule Assumption(s):

Environmental scheduling assumptions include:

- (b) (5)
- (b) (5)
- (b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Initial Cost Estimate

\$ Total Project Cost	FY13	FY14	FY16	FY16
<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D
\$	\$	\$	\$	\$

[Note: A detailed WBS and cost analysis will be required and submitted as a separate document post-PRD approval. Template will be provided.]

Cost Assumption(s):

Environmental cost assumptions include:

- d)
- e)
- f)
- g)
- h)

(b) (5)

Potential Project Risks/Mitigations

Project Risks				
Category	Risk	Probability (%)	Impact	Mitigation Strategy
Contractor Performance	(b) (5)			
Contractor Performance				

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Contractor Performance	<div>(b) (5)</div>
Contractor Performance	
Design	
Design	
Environmental	

Commented [SBW1]: Per (b) (6) don't agree with this risk.
(b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Environmental	<div>(b) (5)</div>
Environmental	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	

Commented [SBW2]: Per (b) (6) - I don't concur this is a likely risk (b) (5)

Commented [SBW3]: Per (b) (6) (b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Latent Conditions	<div>(b) (5)</div>
Latent Conditions	
Latent Conditions	
Latent Conditions	
Latent Conditions	
Latent Conditions	
Latent Conditions	
Real Estate	

Commented [SBW4]: Per (b) (6); (b) (5)

Commented [SBW5]: Per (b) (6); (b) (5)

Commented [SBW6]: Per (b) (6); (b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Real Estate	(b) (5)
Real Estate	
Real Estate	
Scope	

Interrelated Projects

[List any interrelated project dependencies on other projects including projects such as Military Deployment Constraints, Facilities, SBInet towers, or projects within other agencies or private construction. The Acquisition Directive refers to this as "Interoperability."]

#	Interrelated Projects
001	
002	
003	
004	

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Disposal Plan

[As directed in the FM&E Policy Document on Project Management, effective November 1, 2012, and in the FM&E RPAM 10042, the method, timeline, and all costs associated with a property disposal must be documented.]

DRAFT

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

PROJECT EXECUTION TEAM

[Name], Project Manager
BPFTI PMO, Facilities Division

Date

[Name], Project Manager
USACE, [Location] District

Date

DRAFT

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

APPROVAL: Constructability

(b) (6), TI Branch Chief
ECSO, USACE

Date

APPROVAL: OBP Mission Needs

(b) (6),
Office of Border Patrol, SPPA

Date

APPROVAL: Financial

(b) (6), Branch Chief
BPFTI PMO, Financial Management Branch

Date

APPROVAL: Real Estate & Environmental

(b) (6), Director
BPFTI PMO, Real Estate & Environmental Division

Date

APPROVAL: Architecture and Engineering

[Name], Director
BPFTI PMO, A&E Services Division

Date

PROJECT APPROVAL

(b) (6), Director
BPFTI PMO, TI Division

Date

U.S. Customs and Border Protection
Facilities Management & Engineering

Border Patrol Facilities and Tactical Infrastructure (BPFTI)
Program Management Office (PMO)

Comprehensive Immigration Reform (CIR) Meeting

Agenda

Tuesday, March 26, 2013

VTC/Conference Line: (b) (6)

I. Opening Remarks

(b) (6)

- A. Update on status of the CIR initiatives
- B. CIR Team Organization

II. TI 01-03 Planning

Lead: (b) (6)

- A. Review of key lessons learned from VF/PF.
- B. Project Requirements Document (PRD) review
- C. Review the CIR planning assumptions, risks, costs and schedule
- D. Develop parking lot
- E. Keeping the proposal warm
- F. Next steps
- G. TI Team organization

III. Facilities Planning: (b) (7)(E) **and 1 FOB location TBD**

Lead: (b) (6)

- A. Develop the FOBs Assumptions, risks, cost est. and schedule
- B. Market survey
- C. Facilities team organization
- D. Develop PRD
- E. Develop parking lot
- F. Keeping the proposal warm
- G. Next steps

The purpose of the Project Requirements Document Baseline Cost Estimate (PRDBCE) is to calculate a cost estimate for a project as part of the Project Requirements Document development (PRD). Once the PRD is approved this cost estimate is baselined and should not be changed.

The following information will explain the layout of the PRDBCE Worksheet. A detailed explanation of the header and first sub-heading (Project Management) will be given. The structure for all sub-headings is the same therefore the instructions are applicable to the remaining sub-headings. The alpha-numeric symbols (A2, A3, etc.) refer to the excel spreadsheet cell where the information is located.

The worksheet is divided into six sections: **Project Management, Real Estate, Environmental, Design, Construction, and Construction Oversight**. These sections contain the activities that account for the varying costs of each individual project. To ensure the accuracy of the cost estimate, each activity needs to have the correct resource, org code (organizational code must be the specific office where the work is being done, not at the executive level, for construction it must be the field office that is in control of RMS), hours (estimated time to be spent on each activity) and the fully burdened rate. The default equation automatically populates the sub-heading amount in column I by multiplying the hours by the fully burdened rate.

Project Heading Instructions

A2 – Project Heading - enter project title in B2 to include FM&E project number.

A3 – Sector - enter Border Patrol Sector or other controlling agency identifier in B3.

E3 - USACE District - Enter USACE District Name in F3.

A4 – Duration - Enter number of calendar days projected for the project in B4 – is this by 5 working days or 7 working days (most use 5 in P2).

E4 – Date - Enter date worksheet is completed in F4.

B5 - Enter Project P2#.

Sub-Heading Instructions

A6 – This cell is set to auto-populate based on the P2# entered in cell B5.

B6 – Activity Identification Number – Found in P2 Report.

C6 – Name of the project sub-heading.

H6 – This cell contains an equation that calculates the estimated total cost of the sub-heading activities. Verify that the formula includes all necessary values in the final sum (to included added cells). Cells H7-H16 are included in the default summation.

C7 - Project Management – If needed, additional rows shall be added to account for District Project Manager, Program Manager, PPMD Support Staff, and any other costs that fall under this umbrella.

C9 - PM Contract Support - Select type of support from drop down menu on cell E9 (OTHCONSV).

I9 - Enter Contract monetary value.

D10 - Contract Type - select contract type from drop down menu on cell E10.

D11 - Contract Acquisition Codes – The entries for cells E12-E14 are mandatory for P2 entries.

D12 - Contracting Type - select type from drop down menu on cell E12.

D13 - Contracting Method - select method from drop down menu in cell E13.

D14 - Set-Aside Decision - select decision from drop down menu in cell E14.

Repeat the above steps to the proceeding sub-headings.

Non-USACE Expenses

-This section deals with those expenses that may be funded to USACE for work under the construction contract but for reporting purposes should be separated as Non-USACE costs. The BPFTI PM will coordinate this with the USACE PM and will ensure that these costs are not double counted.

-Category 4 "Other" should be addressed on the Assumptions tab and explain what other costs are included.

Assumptions Tab

-Each section of the PRD Baseline Cost Estimate has a corresponding section for assumptions on the Assumptions Tab of the workbook.

-The Assumptions that are already listed are Base Assumptions and should be identified as applicable via the Y and N check boxes to the left.

-Additional Assumptions for each sub-section can be added below and can be explained how ever necessary.

Project Requirements Document Baseline Cost Estimate					
Project Title: O-1,2,& 3 (Comprehensive Immigration Reform)					
Sector: Rio Grande Valley			FM&E#:	Insert FM&E#	
Duration: 990 Days		Insert Date		USACE District:	SWF & SWG
P2#	XXXXXX	Activities	Resource	Org Code	Org Code Description Amount \$
XXXXXX	.10000	Project Management			
		1 Project Management	LABOR		
			TRAVEL		
		2 PM Contract Support	AESVCS		
		Contract Type	IDC AE		
		Contract Acquisition Codes			
		Contracting Type A - Fixed Price Re-determination			
		Contracting Method MISC - Competitive Credit Card, Small Purchases			
		Set-Aside Decision SV - Service Disabled Veteran Owned SB			
		3 Operations Cell	LABOR		
		4 PM Reserve	CONTINGY		
		5 USACE Contracting Support			
		a. PM Services	LABOR		
		b. Real Estate			
		Title Contract	LABOR		
		Survey Contract	LABOR		
		Appraisal Contract	LABOR		
		c. Environmental			
		Environmental Services Contract	LABOR		
		Environmental Remediation	LABOR		
		Phase I ESA	LABOR		
		Biomonitoring	LABOR		
		d. Engineering/Design			
		Scope/Requirements Contract	LABOR		
		RFP Prep Contract	LABOR		
		Design (D/B/B)	LABOR		
		e. Construction			
		Construction Contract	LABOR		
		Oversight Contract	LABOR		
		f. Peer Review	LABOR		
*add the information above for each additional contracting action required					
XXXXXX	.90000	Real Estate			
		1 USACE District RE Support	LABOR		
			TRAVEL		
		2 Land Payment	LAND		
		3 Relocation Costs			
		4 Condemnation Costs	DOJ Costs, Damages, etc		
		5 Title Contract	ADV&ASTSVC		
		Contract Type	BPA New		
		Contract Acquisition Codes			
		Contracting Type			
		Contracting Method			
		Set-Aside Decision			
		6 Survey Contract	OTHCONSVC		
		Contract Type	BPA New		
		Contract Acquisition Codes			
		Contracting Type			
		Contracting Method			
		Set-Aside Decision			
		7 Appraisal Contract	OTHCONSVC		
		Contract Type	BPA New		
		Contract Acquisition Codes			
		Contracting Type			
		Contracting Method			
		Set-Aside Decision			
		8 RE Reserve	CONTINGY		
XXXXXX	.95000	Environmental			
		1 USACE District ENV Support	LABOR		
			TRAVEL		
		2 Environmental Services Contract	OTHCONSVC		
		Contract Type	MATOC Task Order		
		Contract Acquisition Codes			
		Contracting Type			
		Contracting Method			
		Set-Aside Decision			
		3 Environmental Remediation	OTHCONSVC		
		Contract Type	MATOC Task Order		
		Contract Acquisition Codes			
		Contracting Type			
		Contracting Method			
		Set-Aside Decision			
		4 Mitigation			
		5 Phase I ESA	OTHCONSVC		

(b) (5)

	Contract Type	MATOC Task Order	
	Contract Acquisition Codes		
	Contracting Type		
	Contracting Method		
	Set-Aside Decision		
6	Biomonitors	OTHCONSVC	
	Contract Type	MATOC Task Order	
	Contract Acquisition Codes		
	Contracting Type		
	Contracting Method		
	Set-Aside Decision		
7	ENV Reserve	CONTINGY	
XXXXXX	.40000	Design	
	1 Scope/Requirements Definition	LABOR	
	Contract Type	N/A	
	Contract Acquisition Codes		
	Contracting Type		
	Contracting Method		
	Set-Aside Decision		
	2 RFP Prep	OTHCONSVC	
	Contract Type	N/A	
	Contract Acquisition Codes		
	Contracting Type		
	Contracting Method		
	Set-Aside Decision		
	3 Design (D/B/B)	AESVCS	
	Contract Type	IDC AE	
	Contract Acquisition Codes		
	Contracting Type		
	Contracting Method		
	Set-Aside Decision		
	4 Design Review	LABOR	
	5 Cost Estimating/Specifications	LABOR	
	6 Source Selection Evaluation Board	LABOR	
		TRAVEL	
	7 BCOE Review	LABOR	
	8 Design Reserve	CONTINGY	
XXXXXX	.61000.01	Construction	
	1 Construction Contract	CONSTSVCS	
	Contract Type	Complex Task Order	
	Contract Acquisition Codes		
	Contracting Type		
	Contracting Method		
	Set-Aside Decision		
	<u>Tactical Infrastructure</u>		
	<i>Design (D/B)</i>		
	<i>Construction - Fence</i>		
	<i>Construction - Lights</i>		
	<i>Construction - Roads</i>		
	<i>Military Deployment (M&E)</i>		
	<i>Other</i>	Construction Trailer (Office, Util, Admin Tools)	
	<u>Facilities</u>		
	<i>Design (D/B)</i>		
	<i>R&A</i>		
	<i>New Construction</i>		
	<i>Modular Construction</i>		
	<i>Other</i>		
	<i># of Agents</i>	<i>Insert #</i>	
	2 Management Reserve	CONTINGY	
* If construction project will be managed out of RMS, the RMS P2 plug-in must be used at creation of the project			
*Note which Districts RMS vs which District is awarding construction contract. Set up P2 accordingly			
XXXXXX	.61000.02	Construction Oversight	
	1 Construction Oversight	LABOR	ConReps & Proj Engr
		LABOR	Res Ofc & Admin
		TRAVEL	ConReps & Proj Engr
		GSAVEH	ConReps & Proj Engr
	<i>Oversight Contract</i>	OTHCONSVC	
	Contract Type	N/A	
	Contract Acquisition Codes		
	Contracting Type		
	Contracting Method		
	Set-Aside Decision		
	2 Contract Closeout/Warranty	LABOR	
	3 Construction Oversight Reserve	CONTINGY	
			PROJECT TOTAL

(b) (5)

Assumptions - PRD Baseline Cost Estimate	
Project Title: O-1,2,& 3 (Comprehensive Immigration Reform)	
Sector: Rio Grande Valley	USACE District: Insert FM&E#
Duration: 990 Days	Date: SWF & SWG
P2# XXXXXX	
XXXXXX .10000	Project Management
(b) (5)	
Additional Assumptions:	
(b) (5)	
XXXXXX .90000	Real Estate
(b) (5)	
Additional Assumptions:	
(b) (5)	
XXXXXX .95000	Environmental
(b) (5)	
Additional Assumptions:	
(b) (5)	
XXXXXX .40000	Design
__ Y N	(b) (5)

(b) (5)

XXXXXX .61000 Construction

(b) (5)

Additional Assumptions:

(b) (5)

.61000.10 Construction Oversight

(b) (5)

Additional Assumptions:

(b) (5)

NON USACE EXPENSES

State Assumptions and Explanation of 4.Other Expense

N/A

In HouseResources	Support Contracts	Design
LABOR	OTHCONSVCS	LABOR
TRAVEL	AESVCS	TRAVEL
GSAVEH	ADV&ASTSVC	OTHCONSVCS
N/A	CONSTSVCS	AESVCS
	N/A	CONSTSVCS
		N/A

Acquisition Strategy
N/A

0

(b) (5)

Contracting Type

- A - Fixed Price Re-determination
- B - Firm Fixed Price Level of Effort
- C - Basic Ordering Agreement
- D - Purchase Order
- J - Firm Fixed Price
- K - Fixed Price w/ Economic Price Adjustment
- L - Fixed Price Incentive
- M - Fixed Price Award Fee
- R - Cost Plus Award Fee
- S - Cost No Fee
- T - Cost Sharing
- U - Cost Plus Fixed Fee
- V - Cost Plus Incentive
- Y - Time and Materials
- Z - Labor Hours
- 2 - Combination (Awards only)
- 3 - Other (Nothing else apply)
- 5 - Fixed Ceiling Price w/ Retroactive Price Redetermination
- 6 - Fixed Price Incentive (firm target)
- 7 - Fixed Price Incentive (successive targets)
- 8 - Letter Contract
- 9 - Blanket Purchase Agreement

Contracting Method

- IDC - Competitive DO/TO against existing contract
- IDCN - Non-Competitive DO/TO against existing contract
- IFB - Sealed Bid Low Bid
- MISC - Competitive Credit Card, Small Purchases
- MISCN - Non-Competitive Credit Card, Small Purchases
- MOD - Competitive Modification
- MODN - Non-Competitive Modification
- OCM - Competitive Other Contracting Method
- OCMN - Non-Competitive Other Contracting Method
- RFP1 - Competitive RFP 1 Step
- RFP1N - Non-Competitive RFP 1 Step
- RFP2 - RFP 2 Step
- SP1 - Competitive Simplified Acquisition Procedures over \$100K
- SP1N - Non-Competitive Simplified Acquisition Procedures over \$100K
- SP3 - Competitive Simplified Acquisition Procedures under \$100K
- SP3N - Non-Competitive Simplified Acquisition Procedures under \$100K

Set Aside Decision

8a - 8(a)

HZ - HUB Zone SB

MI - Minority Serving Institutions

NONE - No set aside used

SB - Small Business

SV - Service Disabled Veteran Owned SB

WO - Woman Owned SB



US Army Corps of Engineers
I-1, O-2, & O-3 Potential Acquisition Strategies
26-Mar-12

		# of Days
Strategy 1: 3 Stand Alone "C" Contracts		
Contract # 1	Acquisition Planning Phase	(b) (5)
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Contract # 2	Construction Phase	
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Contract # 3	Construction Phase	
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Total # of Days:		

		# of Days
Strategy 2: Issue 3 Task Orders off the SWD Construction MATOC		
Contract # 1	Acquisition Planning Phase	(b) (5)
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Contract # 2	Construction Phase	
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Contract # 3	Construction Phase	
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Total # of Days:		

		# of Days
Strategy 3: Award new TI MATOC and and issue 3 Task Orders off New MATOC		
Contract # 1	Acquisition Planning Phase	(b) (5)
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Contract # 2	Construction Phase	
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Contract # 3	Construction Phase	
	Base Contract Solicitation Phase	
	"C" Contract Solicitation Phase	
	Task Order Solicitation Phase	
	Award Phase	
Total # of Days:		

Assumptions:

- 1 (b) (5)
- 2
- 3

Assumptions:

- 1 (b) (5)
- 2
- 3

Assumptions:

- 1 (b) (5)
- 2
- 3

Acquisition Risks:

- 1 Real Estate (b) (5)
- 2 Schedule: (b) (5)
- 3 Unknowns:

(b) (5)

Start Date: (b) (5)

Days between Advertisement:

Strategy 1: 3 Stand Alone "C" Con

Activity	Duration	Start	Finish	(b) (5)																																																		
Acquisition Planning Phase																																																						
Sources Sought	(b) (5)	(b) (5)																																																				
Analysis of Market Research																																																						
Prepare Acquisition Strategy																																																						
District Staffing of Acq Plan																																																						
District Approval of Acq Plan																																																						
PARC Review of Acq Plan																																																						
PARC Approval of Acq Plan																																																						
HCA Review of Acq Plan																																																						
HCA Approval of Acq Plan																																																						
Base Contract Solicitation Phase																																																						
RFP Preparation			NOT APP																																																			
Legal Review																																																						
Advertise RFP																																																						
Proposals Due																																																						
Pre-SSEB Activities																																																						
SSEB																																																						
PNO																																																						
Negotiations																																																						
Revised Proposals																																																						
"C" Contract Solicitation Phase																																																						
RFP Preparation	(b) (5)	(b) (5)																																																				
Legal Review																																																						
Advertise RFP																																																						
Proposals Due																																																						
Pre-SSEB Activities																																																						
SSEB																																																						
PNO																																																						
Negotiations																																																						
Revised Proposals																																																						
Task Order Solicitation Phase																																																						
RFP Preparation																																																						
Legal Review																																																						

NOT APP

Advertise RFP	(b) (5)		
Proposals Due			
Pre-SSEB Activities			
SSEB			
PNO			
Negotiations			
Revised Proposals			
Award Phase			
Award Doc Prep		(b) (5)	
Legal Review			
Congressional Notification			
Award			

NOT APP

tracts

(b) (5)

PLICABLE

(b) (5)

PLICABLE

(b) (5)

Strategy 2: Issue 3 Task Orders off the SWD Construction MATOC

Start

Finish

(b) (5)

NOT APPLICABLE

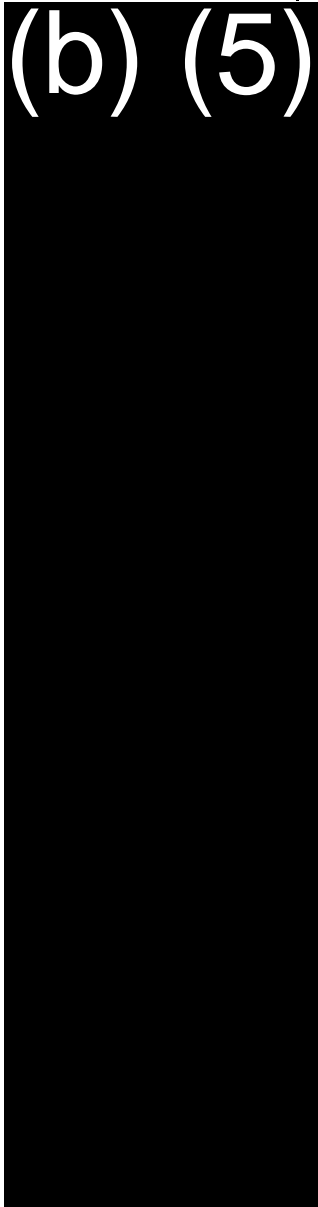
NOT APPLICABLE

NOT APPLICABLE

(b) (5)

(b) (5)

(b) (5)



Start

Finish

(b) (5)

(b) (5)

NOT APPLICABLE

(b) (5)

(b) (5)

(b) (5)



Risk Drivers

O-1, 2, 3

1. Real Estate

(b) (5)

2. Design/
Construction

3. Environmental

4. Acquisition

5. Funding

From: (b) (6)
To: (b) (6)
Cc: (b) (6)
Subject: O-123 -- Background RE Documents
Date: Monday, November 14, 2016 12:19:07 PM
Attachments: [8 May Brief V 1 1.ppt](#)
[DRAFT O-1,2,3 Detail Brief.11-29-12.ppt](#)
[O-1,2,3 Letter fm IBWC 15Feb12.pdf](#)
[O-1,2,3 Gantt Charts 04Apr13.pdf](#)
[O-1,2,3 MFR & Map Exhibits 01Aug12.pdf](#)
[RGV SPC 2013 Issue Paper - RGV Redefine PF 225 Fence Requirements for O-.pdf](#)
[PRD Budget Estimate 2012 V5 032512 RE Markup \(b\) \(6\).xlsx](#)
[O1-3 Draft PRD 32513.docx](#)
Importance: High

Good afternoon (b) (6)

As promised, attached are the key background documents I have regarding O-123.

1. 5/8/13 – DRAFT power point, I don't have the final version; slide #6 is the real estate snapshot.
2. 11/29/12 – Power Point, also a DRAFT; it is a more detailed representation of issues raised in the RE Planning Report (REPR).
3. 2/15/12 – Letter from IBWC approving the new fence swath realignment.
4. 3/25/12 – Projected schedule for each segment
5. 8/1/12 – MFR regarding OBP's priority re fence *{I believe this was superseded by the 10/11/13 Issue Paper}*
6. 10/11/13 – RGV issue paper re no more O-123 fence requirement
7. 3/25/12 – RE Budget Estimate, basis cost est. for PRD (Excel Spreadsheet), approx. \$43M
8. 3/25/13 – DRAFT PRD – I do not have the final version, this is the most current one I have

I hope that helps. If you need anything further, please let me know.

The REPR is deeply into the weeds on each fence segment, and it's too large to email.

If you like, I can ask USACE to burn a copy to CD and have it mailed to you.

Very Respectfully,

(b) (6), MBA PMP
Real Estate Program Manager
LMI Government Consulting
Border Patrol Facilities & Tactical Infrastructure
Program Management Office
Facilities Management and Engineering
U.S. Customs and Border Protection

(b) (6)

*Excel as a trusted strategic partner enhancing
Border Patrol's proud legacy.*

Situation

Rio Grande Valley (RGV)

- (b) (7)(E) miles of border with Mexico
- (b) (7)(E) Border Patrol Stations
- Rio Grande City and McAllen Stations about O-1 to O-3

Existing Pedestrian Fence is XX X miles

O-1 to O-3 last segment under Pedestrian Fence (PF) 225

- Comprises approximately (b) (7)(E) of border between Roma and Rio Grande City
(see map)
- Original alignment adjusted due to flood plan agreement with IBWC
- Does not comprise existing (b) (7)(E) in RGV

South Texas is a high priority for Border Patrol



Acquisition Strategy and Timeline

- ✓ Flexible Approach;
- ✓ Leverage multiple vehicles (Existing MATOC, New MATOC, Stand-Alones)

Course of Action:

- Concurrently pursue Acquisition plans for both 'C' and MATOC strategies;
- Keep all options on the table;
- Develop branch and sequel strategies with clearly defined decision points.

Base Plan:

Segment	O-1	O-2	O-3
Acquisition Strategy	(b)	(5)	
Start			
Acquisition Plan Complete			
Base Contract Award			
Real Estate Certified			
Construction Complete			



Design

O-1 through O-3 will be constructed using:

- Existing Design
- TI Design Standards
- Bollard with Steel Plate

Bollard



U.S. Customs and
Border Protection

RE Activities TI – RGV – Segments O-1,2,3



- ROM RE Budget: (b) (5)

- Projected RE Schedule: (b) (5)

- O-3: (b) (5) – In Hidalgo County; Owners already ID'd; Title work underway)

- O-1: (b) (5) – Starr County; (b) (5))

- O-2: (b) (5) – Starr County + more new owners; (b) (5)

- Key Assumptions:

- (b) (5)
 - (b) (5)

- Land Acquisition Options: (will be evaluated tract-by-tract)

(b) (5)

- Significant Risks: (b) (5)



U.S. Customs and
Border Protection



Un-constructed PF Segments O-1,2,3

Real Estate Issues and Recommendations

DRAFT (Pre-Decisional) – as of 11/29/12

JOINTLY PREPARED BY USACE SWF & BPFTI PMO

Purpose & Overview

- **This presentation primarily serves to highlight issues that require CBP decisions and/or further analysis prior to USACE proceeding with real estate acquisition.**

- **Presentation is intended to augment work products prepared by USACE Real Estate in Fort Worth, TX:**
 - **Detailed Property Maps** – for each segment
 - **RE Tracking Spreadsheet** – provides critical data on each tract
 - **RE Planning Report (REPR)** – DRAFT planning document

Property Maps (for each segment)

■ Serve to illustrate:

- Original vs. IBWC-approved fence swaths (assuming (b) (7)(E) width)
- Originally designated Access Roads & Staging Areas
- OBP-directed fence Start/Stop points
- Proposed (b) (7)(E) locations
- Boat Ramp locations
- Potential Residential/Business relocations (b) (5)
()
- Planned (b) (7)(E) locations in proximity to fence
- US Fish & Wildlife Service (USFWS) Refuge Lands
- Tract ID's with
 - Owner names
 - 'Parent tract' boundaries
 - Recommended acquisition (Fee, Perpetual/Temporary Easement)
 - Areas designated that were never condemned

RE Tracking Spreadsheet

- **Highlights critical data for each tract:**
 - **Tract ID & Owner**
 - Newly-added tracts are not yet numbered
 - **Tracts within OBP Start/Stop Points are in Yellow for O-1 & O-2**
 - **Case Number** (if originally condemned)
 - **Condemned Acreage vs. Surveyed Acreage**
 - **Offered Value** (Based on condemned acreage)
 - **Value** (Based on surveyed acreage)
 - **Amount dispersed** (if original case settled)

RE Planning Report

- **Essentially a RE acquisition project management plan, it highlights:**
 - **ROM Budget**
 - **Authority to Acquire Land**
 - **Background on Project**
 - **Potential for Relocations and/or Access Cures** (Depending on CBP alignment/construction/gate decisions)
 - **Public Sentiment toward the project**
 - **Comparable Sales w/Supporting Data & other valuation notes**
 - **Acquisition Recommendations ‘Estates’** (i.e. Fee, easement)
 - **Acquisition Schedule** (based on assumptions)
 - **Required CBP-decisions** (will dictate acquisition for certain tracts)

O-1 in Roma, TX – Starr County Decisions / Recommendations

1. Potential (b) (7)(E) Location:

A. (b) (7)(E): REPR outlines three options for a (b) (7)(E) location within this tract as an access cure to (b) (7)(E) to the east, each potential location has varying considerations, costs & benefits

2. (b) (7)(E): (b) (5)

3. (b) (7)(E): Current alignment will require retaining wall into slope vs. fence based on topography – need to validate that is the intent, (b) (5)

4. (b) (7)(E) : (b) (5)

5. (b) (7)(E): Constructability decision – (b) (5)

6. (b) (7)(E) (b) (5)

O-2 in Rio Grande City, TX – Starr County Decisions / Recommendations

1. (b) (7)(E): [REDACTED] (b) (5)
[REDACTED]
2. **Require constructability vs realignment decisions** (*steep slope into approx. 30' high bluff*)...impacts following tract acquisitions:
[REDACTED] (b) (5), (b) (7)(E)
[REDACTED]
 - A. (b) (7)(E): [REDACTED] (b) (5)
[REDACTED]
 - B. (b) (7)(E): Need to confirm, retaining wall in current alignment...need width?
 - C. (b) (7)(E): [REDACTED] (b) (5)
[REDACTED]
 - D. (b) (7)(E): [REDACTED] (b) (5)
[REDACTED]
 - E. (b) (7)(E): Need to confirm; [REDACTED] (b) (5)
3. (b) (7)(E): [REDACTED] (b) (5)
4. (b) (7)(E) [REDACTED]: [REDACTED] (b) (5)
5. (b) (7)(E) [REDACTED] (b) (5)

O-3 in Roma, TX – Starr County Decisions / Recommendations

1.

(b) (5)

2.

O-1,2,3



INTERNATIONAL BOUNDARY AND WATER COMMISSION
UNITED STATES AND MEXICO

OFFICE OF THE COMMISSIONER
UNITED STATES SECTION

February 15, 2012

(b) (6) P.E., Project Manager
Customs and Border Protection
1301 Constitution Avenue NW
West Building, B-155
Washington, DC 20299

Dear (b) (6)

The U.S. Section of the International Boundary and Water Commission has completed its review of the Drainage Report dated August 2011, and associated two-dimensional hydraulic models prepared by Michael Baker, Jr. Inc., on behalf of the U.S. Department of Homeland Security (DHS), for the erection of approximately (b) (7)(E) of security fence within the limits of the Rio Grande floodplain in Roma, Texas (Segment O-1, (b) (7)(E)), Rio Grande City, Texas (Segment O-2, (b) (7)(E)), and Los Ebanos, Texas (Segment O-3, (b) (7)(E)). After an in depth and thorough review, the USIBWC has concluded that the proposed fence project(s) will not cause significant deflection or obstruction of the normal or flood flows of the Rio Grande and is, therefore, consistent with the stipulations in Article IV-B of the 1970 Boundary Treaty. With this in mind, the USIBWC has no objection to the erection of the fence segments within the limits of the Rio Grande floodplain, provided that the fence closely follows the proposed alignment and standard design details (b) (7)(E)

(b) (7)(E) described in the respective Drainage Report. The USIBWC hereby requests that the DHS comply with the following conditions:

1. Implement a maintenance program to remove any trash and/or debris found along the alignment of each fence including the approaches to the fence on a regular basis, especially after a storm event.
2. To the USIBWC's satisfaction, provide any future repair along the adjacent banks pertinent to the fence segments mentioned above, should any damage occur.

It should be noted that the USIBWC did not review these fence projects for any potential environmental impacts since they are covered by the Environmental Waiver obtained by DHS in April 2008. If you have any questions, please contact me at (b) (6) or via email at

(b) (6)

Sincerely,

(b) (6)

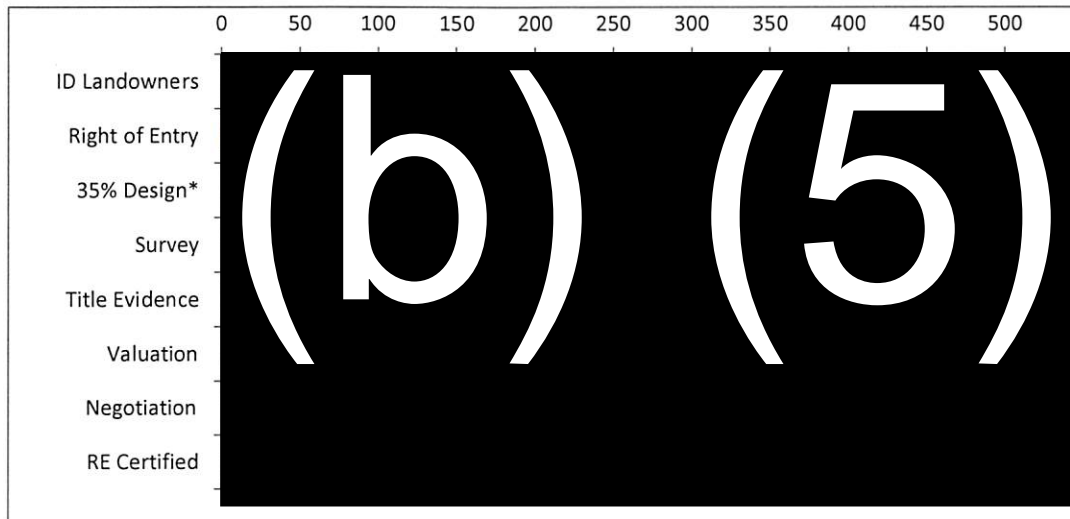
Principal Engineer

Segment O-3: Projected RE Schedule
(LOWEST Ranking for RE Schedule Risk)

	Activity Start (Day #)	Activity Duration (No. of Days)	Activity Finish (Day #)	Activity Finish (Total # of Months From DAY-0)
ID Landowners	(b)	(5)	(5)	
Right of Entry				
35% Design*				
Survey				
Title Evidence				
Valuation				
Negotiation				
RE Certified				

FENCE MILEAGE (b) (7)(E)
 Est. # of TRACTS (b) (5)
 Est. # of RELOCATIONS**
 Estimates considered +/- 20%

(b) (5)



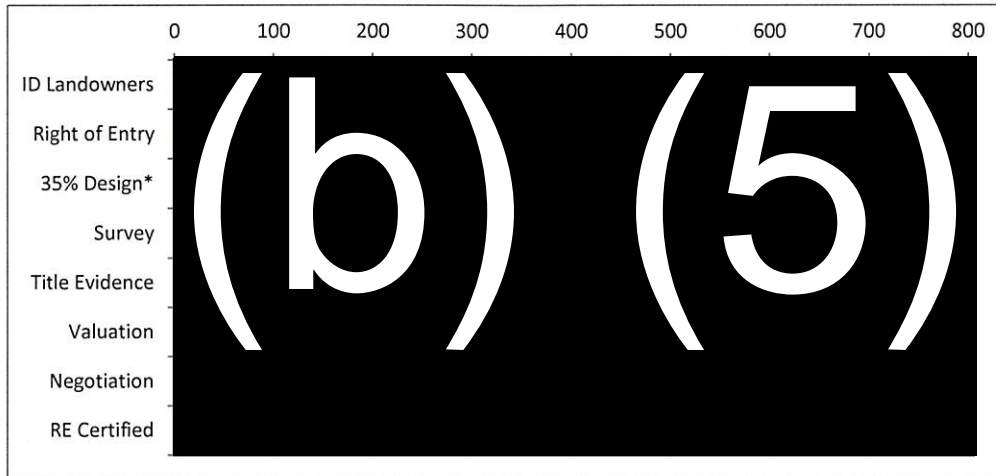
Segment O-1: Projected RE Schedule
(MIDDLE Ranking for RE Schedule Risk)

	Activity Start (Day #)	Activity Duration (No. of Days)	Activity Finish (Day #)	Activity Finish (Total # of Months From DAY-0)
ID Landowners	(b) (5)		(5)	
Right of Entry				
35% Design*				
Survey				
Title Evidence				
Valuation				
Negotiation				
RE Certified				

FENCE MILEAGE **(b) (7)(E)**
 Est. # of TRACTS **(b) (5)**
 Est. # of RELOCATIONS**

Estimates considered +/- 20%

(b) (5)

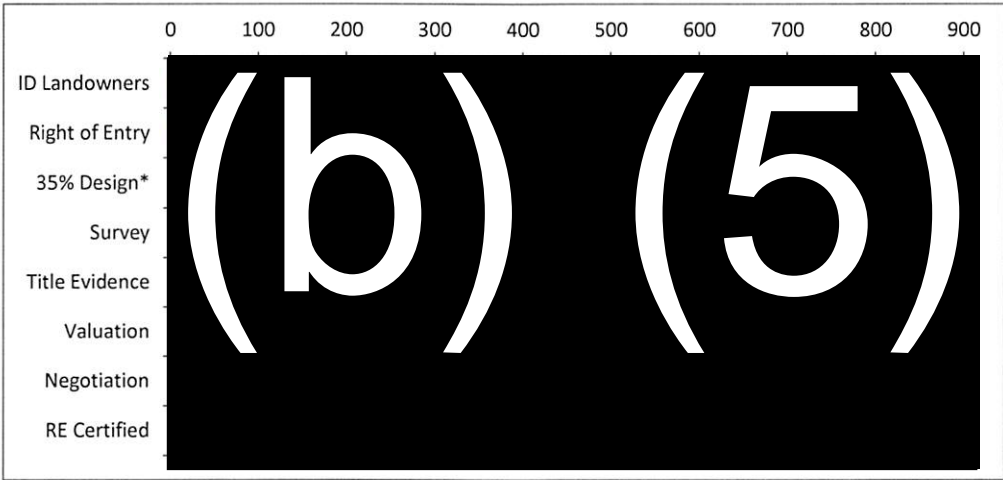


Segment O-2: Projected RE Schedule
(HIGHEST Ranking for RE Schedule Risk)

	Activity Start (Day #)	Activity Duration (No. of Days)	Activity Finish (Day #)	Activity Finish (Total # of Months From DAY-0)
ID Landowners	(b)		(5)	
Right of Entry				
35% Design*				
Survey				
Title Evidence				
Valuation				
Negotiation				
RE Certified				

FENCE MILEAGE **(b) (7)(E)**
 Est. # of TRACTS **(b) (5)**
 Est. # of RELOCATIONS**
 Estimates considered +/- 20%

(b) (5)



MEMORANDUM FOR RECORD

MEETING HELD: August 1, 2012 at 9:00 AM EST

SUBJECT: Fence Segments (O-1, O-2, O-3) – Requirements Discussion with OBP

MEETING ATTENDEES:

- (b) (6) (BPFTI PMO)
- (b) (6) (BPFTI PMO)
- (b) (6) (OBP)
- (b) (6) (OBP)
- (b) (6) (OBP)
- (b) (6) (OCC)
- (b) (6) (OCC)
- (b) (6) (BPFTI PMO)
- (b) (6) (BPFTI PMO)

REQUIREMENTS DISCUSSION:

OBP reviewed the attached maps generated in order to illustrate their requirements along each segment (O-1, O-2, O-3).

OBP explained that the requirements as presented are based on the current operational assessment, and in consideration of the complete current plan, to include (b) (7)(E)
(b) (7)(E)

1. OBP REQUIREMENTS ALONG 'IBWC-APPROVED' FENCE SWATH:

The 'IBWC-approved' swath is depicted by a yellow line on the attached maps. Fence is not currently required along the totality of the 'IBWC-approved' swath.

Fence is currently only required along the yellow line between the 'start' and 'end' point icons annotated on the attached maps. Fence is not required along the yellow line beyond those 'start' and 'end' points.

2. OBP REQUIREMENTS ALONG ORIGINALLY CONDEMNED SWATH:

The original fence swath is depicted by a red line on the attached maps.

Fence is currently required between the start and stop points in the red-line original swath only to the extent it overlaps with the yellow-line IBWC-approved swath and where the yellow line is independent of the red.

Where the red-line original swath is not in line with the yellow-line IBWC-approved swath, the current requirement is for a road. This does not preclude road being constructed adjacent to future fence alignments if required.

MEMORANDUM FOR RECORD

3. NEXT STEP:

OCC & PMO will meet with DOJ & USACE to brief them and discuss next steps regarding real estate acquisitions necessary to support fence and road requirements as cited above. One key objective coming out of that meeting is to develop a schedule and budget to clear real estate to support OBP's requirements.

O-1 Current and Proposed Fence Alignments

O-1

(b) (7)(E), (b) (5)

Page 1 of 3

Fence



Original Fence Alignment



Proposed Fence Alignment

Proposed Floodplain*



Proposed Floodplain*

(b) (5)



Fence Start/Stop Point

*The floodplain limit represents proposed conditions, after the fence is installed, and is not indicative of existing conditions.

*If sheet measures less than 11x17" it is a reduced print.
Reduce scale accordingly.

1 in = 0.25 mi

1:15,840





March 28, 2012
Michael Baker Jr., Inc.


WARNING: This document is **FOR OFFICIAL USE ONLY (FOUO)**. It contains information that may be exempt from public release under the Freedom of Information Act (5 U.S.C. 552). It is to be controlled, stored, handled, transmitted, distributed, and disposed of in accordance with DHS policy relating to FOUO information and is not to be released to the public or other personnel who do not have a valid "need-to-know" without prior approval of an authorized DHS official.

(b) (7)(E), (b) (5)

Fence

-  Original Fence Alignment
 Proposed Fence Alignment

Proposed Floodplain*

-  Proposed Floodplain*

(b) (5)



Fence Start/Stop Point

Site

*The Floodplain limit represents proposed conditions, after the fence is installed, and is not indicative of existing conditions.

*If sheet measures less than 11x17" it is a reduced print.
Reduce scale accordingly.

1 in = 0.5 mi

1:31,680



March 28, 2012
Michael Baker Jr., Inc.

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(b) (7)(E), (b) (5)

Fence



Original Fence Alignment



Proposed Fence Alignment

Proposed Floodplain*



Proposed Floodplain*

(b) (5)

*The floodplain limit represents proposed conditions, after the fence is installed, and is not indicative of existing conditions.

*If sheet measures less than 11x17" it is a reduced print.
Reduce scale accordingly.

1 in = 0.13 mi

1:7,920



March 28, 2012
Michael Baker Jr., Inc.

WARNING: This document is ~~FOR OFFICIAL USE ONLY (FOUO)~~. It contains information that may be exempt from public release under the Freedom of Information Act (5 U.S.C. 552). It is to be controlled, stored, handled, transmitted, distributed, and disposed of in accordance with DHS policy relating to FOUO information and is not to be released to the public or other personnel who do not have a valid "need-to-know" without prior approval of an authorized DHS official.



United States Border Patrol Rio Grande Valley Sector



RGV Revised Requirements for Projects O-1 through O-3 October 10, 2013

ISSUE / BRIEFING TOPIC:

Rio Grande Valley Sector has redefined the requirements for Projects O-1 through O-3 for McAllen and Rio Grande City Stations (**Decisional**).

DESIRED OUTCOME:

Establish (b) (7)(E) technology and associated infrastructure (b) (7)(E) the McAllen (MCS) and Rio Grande City (RGC) Stations' Area of Responsibility (AOR).

BACKGROUND:

- Of the 21 Pedestrian Fence (PF) 225 projects in Rio Grande Valley Sector, two were planned for RGC (O-1 through O-2) and one for MCS (O-3). All three projects amount to approximately (b) (7)(E) of pedestrian fence.
 - Project O-1 was to be placed on both sides of the Roma Port of Entry (POE), in (b) (7)(E), and is approximately (b) (7)(E) in length.
 - Project O-2 was to be placed on both sides of the Rio Grande City POE, in (b) (7)(E), and is approximately (b) (7)(E) in length.
 - Project O-3 was to be placed on both sides of the Los Ebanos POE, in (b) (7)(E), and is approximately (b) (7)(E) in length.
- In June 2012, RGC and MCS station management met with Office of Border Patrol (OBP) representatives to discuss the "Total Mission Concept" approach with a mix of TI and Technology and reduce the length of the fence from (b) (7)(E) to an estimated (b) (7)(E) while including (b) (7)(E) technology and patrol roads along the original fence alignment.
- RGV Sector is now assessing the options and seeks to establish a set of requirement for Projects O-1 through O-3 in the event that a path forward is decided.

CHALLENGES/CONCERNS:

Project O-3 (McAllen):

- The current fence alignment will have to be moved north due to the extensive erosion of the river bank caused by flooding from the runoff of Hurricane Alex.

Project O-1 (Rio Grande City):

- Some of the soil under the current fence alignment has been impacted by flooding from the runoff of Hurricane Alex.

Prepared by: SBPA (b) (6), (b) (7)(C)

3/27/2013

FOR OFFICIAL USE ONLY

BW11 FOIA CBP 002108

- [REDACTED] (b) (5)

Project O-2 (Rio Grande City):

- The current fence alignment east of the Rio Grande City POE has been impacted due to the erosion of the river bank caused by flooding from the runoff of Hurricane Alex.

RECOMMENDATION:

1. McAllen Station Requirement:

- [REDACTED] (b) (5)
- [REDACTED]
- [REDACTED]

2. Rio Grande City Requirement:

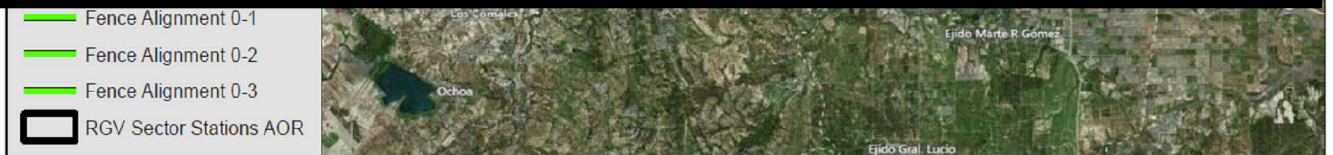
- [REDACTED] (b) (5)
- [REDACTED]
- [REDACTED]

Approve/Date: [REDACTED] (b) (6) 10/11/2013 Disapprove/Date: _____

Needs Discussion/Date: _____ Modify/Date: _____

ATTACHMENTS

(b) (7)(E), (b) (5)



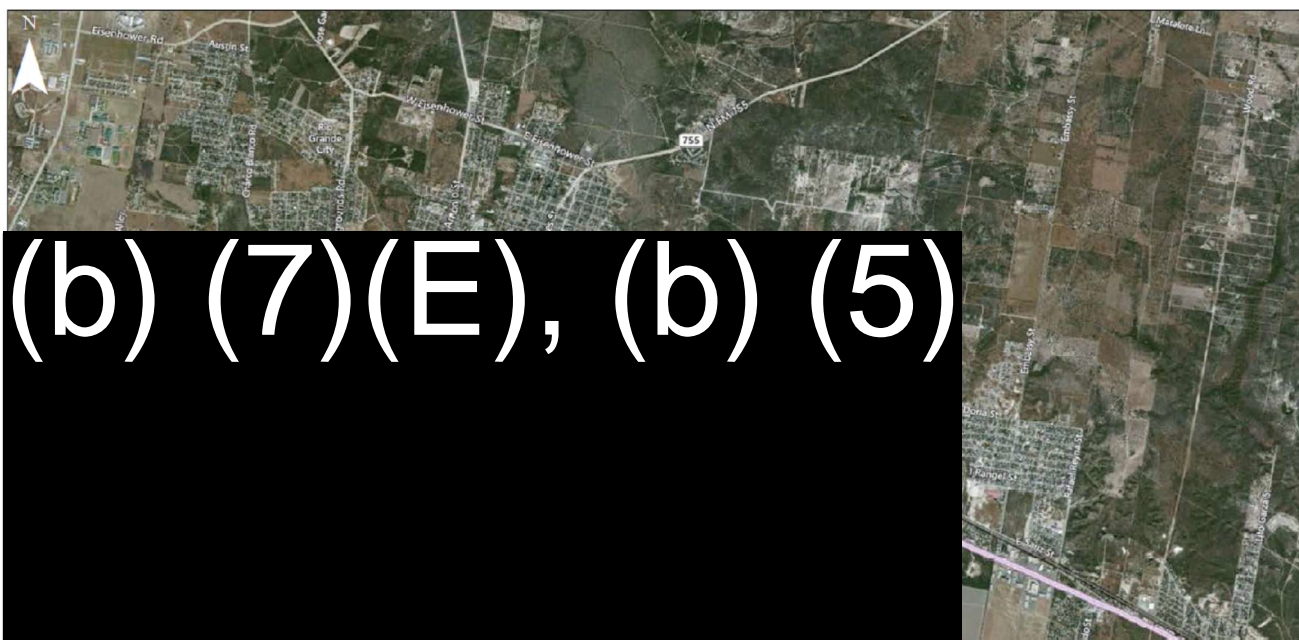
Projects O-1 through O-3 Overview



(b) (7)(E), (b) (5)



Project O-1 (RGC AOR)



(b) (7)(E), (b) (5)

(b) (7)(E), (b) (5)



Project O-2 (RGC AOR)

(b) (7)(E), (b) (5)



(b) (7)(E), (b) (5)



Project O-3 (MCS AOR)

The purpose of the Project Requirements Document Baseline Cost Estimate (PRDBCE) is to calculate a cost estimate for a project as part of the Project Requirements Document development (PRD). Once the PRD is approved this cost estimate is baselined and should not be changed.

The following information will explain the layout of the PRDBCE Worksheet. A detailed explanation of the header and first sub-heading (Project Management) will be given. The structure for all sub-headings is the same therefore the instructions are applicable to the remaining sub-headings. The alpha-numeric symbols (A2, A3, etc.) refer to the excel spreadsheet cell where the information is located.

The worksheet is divided into six sections: **Project Management, Real Estate, Environmental, Design, Construction, and Construction Oversight**. These sections contain the activities that account for the varying costs of each individual project. To ensure the accuracy of the cost estimate, each activity needs to have the correct resource, org code (organizational code must be the specific office where the work is being done, not at the executive level, for construction it must be the field office that is in control of RMS), hours (estimated time to be spent on each activity) and the fully burdened rate. The default equation automatically populates the sub-heading amount in column I by multiplying the hours by the fully burdened rate.

Project Heading Instructions

A2 – Project Heading - enter project title in B2 to include FM&E project number.

A3 – Sector - enter Border Patrol Sector or other controlling agency identifier in B3.

E3 - USACE District - Enter USACE District Name in F3.

A4 – Duration - Enter number of calendar days projected for the project in B4 – is this by 5 working days or 7 working days (most use 5 in P2).

E4 – Date - Enter date worksheet is completed in F4.

B5 - Enter Project P2#.

Sub-Heading Instructions

A6 – This cell is set to auto-populate based on the P2# entered in cell B5.

B6 – Activity Identification Number – Found in P2 Report.

C6 – Name of the project sub-heading.

H6 – This cell contains an equation that calculates the estimated total cost of the sub-heading activities. Verify that the formula includes all necessary values in the final sum (to included added cells). Cells H7-H16 are included in the default summation.

C7 - Project Management – If needed, additional rows shall be added to account for District Project Manager, Program Manager, PPMD Support Staff, and any other costs that fall under this umbrella.

C9 - PM Contract Support - Select type of support from drop down menu on cell E9 (OTHCONSV).

I9 - Enter Contract monetary value.

D10 - Contract Type - select contract type from drop down menu on cell E10.

D11 - Contract Acquisition Codes – The entries for cells E12-E14 are mandatory for P2 entries.

D12 - Contracting Type - select type from drop down menu on cell E12.

D13 - Contracting Method - select method from drop down menu in cell E13.

D14 - Set-Aside Decision - select decision from drop down menu in cell E14.

Repeat the above steps to the proceeding sub-headings.

Non-USACE Expenses

-This section deals with those expenses that may be funded to USACE for work under the construction contract but for reporting purposes should be separated as Non-USACE costs. The BPFTI PM will coordinate this with the USACE PM and will ensure that these costs are not double counted.

-Category 4 "Other" should be addressed on the Assumptions tab and explain what other costs are included.

Assumptions Tab

-Each section of the PRD Baseline Cost Estimate has a corresponding section for assumptions on the Assumptions Tab of the workbook.

-The Assumptions that are already listed are Base Assumptions and should be identified as applicable via the Y and N check boxes to the left.

-Additional Assumptions for each sub-section can be added below and can be explained how ever necessary.

.90000	Real Estate			
	1	USACE District RE Support	LABOR	A*C
			TRAVEL	B*D
(see additional est. calc)	2	Land Payment	LAND	E*F
		Relocation Costs		G*H
	3	Title Contract	ADV&ASTSVC	A*I
		Contract Type	N/A	
		Contract Acquisition Codes		
		Contracting Type		
		Contracting Method		
		Set-Aside Decision		
	4	Survey Contract	OTHCONSVC	A*J
		Contract Type	N/A	
		Contract Acquisition Codes		
		Contracting Type		
		Contracting Method		
		Set-Aside Decision		
	5	Appraisal Contract	OTHCONSVC	A*K
		Contract Type	N/A	
		Contract Acquisition Codes		
		Contracting Type		
		Contracting Method		
		Set-Aside Decision		
	6	RE Reserve	CONTINGY (25%)	0.25*SUM OF ABOVE
		Condemnation Cost (DOJ cost)		A*L*M

(b) (5)

A (b) (5) Est # of Tracts
B (b) (5) Est # of Man-Weeks of Travel
C Corps Labor Cost per Tract
D Corps Travel Cost per Week
E Est # of Acres (101 in swath; 2,478 riverside)
F Est Land Cost per acre
G Est Cost per Relocation (b) (5) auth under URA (b) (5) per structure + (b) (5) moving expenses)
H Est # of Relocations
I Est Title Cost per Tract
J Est Survey Cost per tract
K Est Appraisal Cost per tract
L Est DOJ Cost per tract
M Est % of Cases that'll require condemnation

Assumptions - PRD Baseline Cost Estimate			
Project Title: <i>Insert Title</i>			
Sector: <i>Insert Sector</i>		USACE District: <i>Insert FM&E#</i>	
Duration: <i>Insert Project Duration</i>		Date: <i>Insert District Name</i>	
P2# <i>XXXXXX</i>			
XXXXXX .10000 Project Management			
<input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input type="checkbox"/> N	<div style="background-color: black; color: white; text-align: center; padding: 20px;">(b) (5)</div>		
Additional Assumptions:			
XXXXXX .90000 Real Estate			
<input type="checkbox"/> Y <input checked="" type="checkbox"/> N <input type="checkbox"/> Y <input checked="" type="checkbox"/> N <input type="checkbox"/> Y <input checked="" type="checkbox"/> N <input checked="" type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input checked="" type="checkbox"/> N <input type="checkbox"/> Y <input checked="" type="checkbox"/> N <input type="checkbox"/> Y <input checked="" type="checkbox"/> N <input type="checkbox"/> Y <input checked="" type="checkbox"/> N	<div style="background-color: black; color: white; text-align: center; padding: 20px;">(b) (5)</div>		
Additional Assumptions:			
<div style="background-color: black; color: white; text-align: center; padding: 20px;">(b) (5)</div>			
XXXXXX .95000 Environmental			
<input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Y <input type="checkbox"/> N	<div style="background-color: black; color: white; text-align: center; padding: 20px;">(b) (5)</div>		
Additional Assumptions:			
XXXXXX .40000 Design			
<input type="checkbox"/> Y <input type="checkbox"/> N	<div style="background-color: black; color: white; text-align: center; padding: 20px;">(b) (5)</div>		

(b) (5)

Additional Assumptions

XXXXXX .61000 Construction

(b) (5)

Additional Assumptions

.61000.10 Construction Oversight

(b) (5)

NON USACE EXPENSES

State Assumptions and Explanation of 4.Other Expenses

In HouseResources	Support Contracts	Design
LABOR	OTHCONSVC	LABOR
TRAVEL	AESVCS	TRAVEL
GSAVEH	ADV&ASTSVC	OTHCONSVC
N/A	CONSTSVCS	AESVCS
	N/A	CONSTSVCS
		N/A

Acquisition Strategy
N/A

0

(b) (5)

Contracting Type

- A - Fixed Price Re-determination
- B - Firm Fixed Price Level of Effort
- C - Basic Ordering Agreement
- D - Purchase Order
- J - Firm Fixed Price
- K - Fixed Price w/ Economic Price Adjustment
- L - Fixed Price Incentive
- M - Fixed Price Award Fee
- R - Cost Plus Award Fee
- S - Cost No Fee
- T - Cost Sharing
- U - Cost Plus Fixed Fee
- V - Cost Plus Incentive
- Y - Time and Materials
- Z - Labor Hours
- 2 - Combination (Awards only)
- 3 - Other (Nothing else apply)
- 5 - Fixed Ceiling Price w/ Retroactive Price Redetermination
- 6 - Fixed Price Incentive (firm target)
- 7 - Fixed Price Incentive (successive targets)
- 8 - Letter Contract
- 9 - Blanket Purchase Agreement

Contracting Method

IDC - Competitive DO/TO against existing contract

IDCN - Non-Competitive DO/TO against existing contract

IFB - Sealed Bid Low Bid

MISC - Competitive Credit Card, Small Purchases

MISCN - Non-Competitive Credit Card, Small Purchases

MOD - Competitive Modification

MODN - Non-Competitive Modification

OCM - Competitive Other Contracting Method

OCMN - Non-Competitive Other Contracting Method

RFP1 - Competitive RFP 1 Step

RFP1N - Non-Competitive RFP 1 Step

RFP2 - RFP 2 Step

SP1 - Competitive Simplified Acquisition Procedures over \$100K

SP1N - Non-Competitive Simplified Acquisition Procedures over \$100K

SP3 - Competitive Simplified Acquisition Procedures under \$100K

SP3N - Non-Competitive Simplified Acquisition Procedures under \$100K

Set Aside Decision

8a - 8(a)

HZ - HUB Zone SB

MI - Minority Serving Institutions

NONE - No set aside used

SB - Small Business

SV - Service Disabled Veteran Owned SB

WO - Woman Owned SB

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

Project Name: O-1-O-3 RGV (b) (7)(E) Primary Fence Construction

Purpose of PRD: This document authorizes designation of project, baselines, scope, cost and schedule. This document authorizes funding for all planning, acquisition, environmental assessment, programming design and construction activities.

OBP Requirement: FY [XXXX]

[This section should be developed by the OBP HQ Strategic Planning, Policy, & Analysis Division. It should detail the OBP Mission Need and Operational Requirement being met by this project. Language should cover what the need is and how operations will be affected.]

PROJECT SUMMARY	
Project Type:	Primary Pedestrian Fence
Project #:	O-1 - (b) (7)(E) O-2 - (b) (7)(E) O-3 - (b) (7)(E)
Reporting Metric:	Total Miles: (b) (7)(E) O-1 - (b) (5) ; O-2 - (b) (5) ; O-3 - (b) (5)
Service Provider:	USACE
Initial Cost Estimate:	TBD
Planned Start Date:	October/2013
Planned End Date:	June/2016

Project Description/Objective:

This project involves the construction of an estimated (b) (7)(E) miles of new primary pedestrian fence (PF). The project consist of 3 separate fence segments, segments O-1 and O-2 are located in Roma and Rio Grande City, Starr County, Texas. Segment O-3 is located in Los Ebanos, Hidalgo County, Texas; along the International Border. The new PF will be comprised of bollard style fence. This project is to be a design, bid, build construction contract.

This fence is located both within urban areas and undeveloped wildlife habitat areas, where there are numerous houses, utilities and miscellaneous structures in proximity to the proposed alignments. There are also dump-sites, significant drainage arroyos, erosive soils and areas of dense vegetation in the undeveloped areas, which presents significant challenges. The presence of many drainage features and potential sinkhole areas increases the probability of multiple (b) (7)(E). The area is situated in an area identified by USFWS as a significant migratory pathway for two endangered species of cats (ocelot and jaguarundi), and is known to be the site of several different populations of rare, threatened, and endangered plants including Zapata Bladderpod, Star Cactus, Walker's manioc and Johnson's Frankenia.

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

The proposed alignments have been strategically analyzed by CBP from a law enforcement perspective and by USACE and IBWC from a flood control perspective. The USACE and CBP in conjunction with USFWS have analyzed the area from a habitat, vegetation, and a wildlife habitat perspective. A hydraulic model has been developed by USACE and review and approved by IBWC for the proposed alignments.

Other challenges include: significant potential opposition from local public officials, landowners, environmental NGOs and Mexico; Security issues; and high level political involvement (congressional and Whitehouse)

Points of Contact and Roles

Name	Role
TBD	BPFTI PMO Project Manager
TBD	USACE Project Manager
(b) (6)	BPFTI PMO M&R PM/COR
	BPFTI PMO Design Lead
	BPFTI PMO Real Estate Lead
	USACE Real Estate Lead
	BPFTI PMO Environmental Lead
	USACE Environmental Lead
	BPFTI PMO Financial Management Branch Analyst
	BPFTI PMO Project Analyst
	OBP Representative
	BP Field Contact (Include location and position)

Diagrams/Exhibits/Conceptual Designs:

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

(b) (7)(E)

Photographs:

Real Estate Acquisitions

BACKGROUND:

The real estate process for O-1, 2, 3 was initiated back in 2007 as part of 225 to acquire privately-owned land required along the original 60-foot-wide swath. Approximately (b) (7)(E) of the original (b) (7)(E) swath was on U.S. Fish and Wildlife Service (USFWS) refuge land, thus it was cleared by virtue of the 2008 waiver. Soon after the project was de-scoped from PF225 because of the lack of International Boundary and Water Commission (IBWC) concurrence with the original proposed alignments, all negotiations and any active condemnation cases that had already been filed were placed 'on-hold'.

(b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

(b) (5)

Since that time, the alignment has shifted as a result of consultation with IBWC and Border Patrol. Of the total (b) (7)(E) approximately (b) (7)(E) of the new alignment overlaps with the original alignment. (b) (5)

(b) (5)

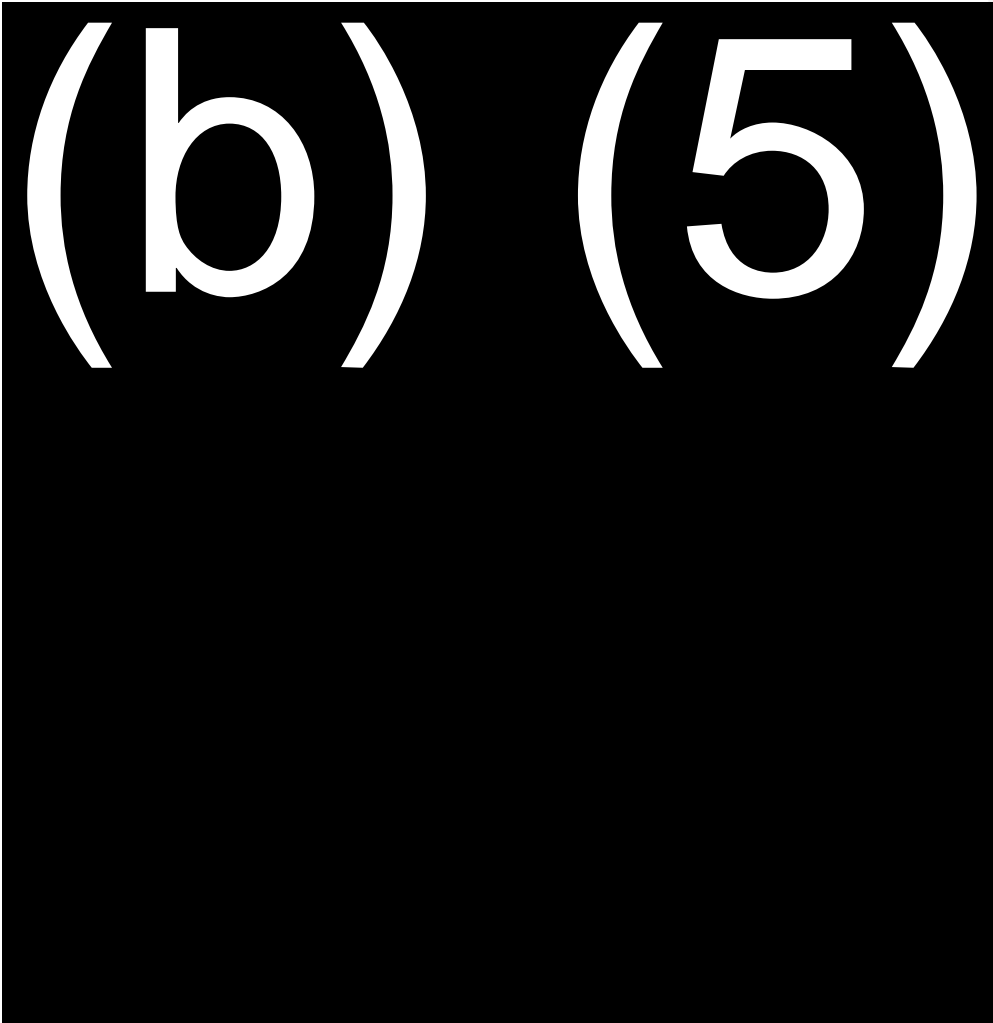
(b) (5)

REAL ESTATE ACQUISITION PROCESS GOING FORWARD:

(b) (5)

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

REAL ESTATE SCHEDULE:



NEPA/Environmental Permits

(b) (5)

. However, under the 2008 waiver, CBP strongly supports the Secretary's commitment to responsible environmental

Border Patrol Facilities and Tactical Infrastructure PMO
Tactical Infrastructure Project Requirements Document

stewardship. To that end, CBP prepared an Environmental Stewardship Plan (ESP) for all segments in RGV in 2008 which includes a Biological Resources Plan (BRP). The ESP and BRP analyzes the potential environmental impacts associated with construction of tactical infrastructure in the entire U.S. Border Patrol (USBP) Rio Grande Valley Sector. This ESP will need to be substantially supplemented due to its age and due to the change in the O1-O3 project from what was originally planned and analyzed in that ESP, but, in general establishes given mitigation ratios, the requirement for construction Best Management Practices which include onsite environmental and cultural resources monitoring plans, public outreach, and inclusion of (b) (7)(E) design.

“Other” Approvals

(b) (5)
(b) (5) As previously stated, USIBWC has already approved the general proposed alignments from a floodplain impacts perspective.

Schedule of Deliverables

[List key deliverables and their anticipated start date, duration and end date. Attach a detailed schedule as an addendum]

Schedule of Deliverables														End Date	
Key Deliverables	Costs	Start Date	FY14				FY15				FY16				
			1 st	2 nd	3 rd	4 th	1 st	2 nd	3 rd	4 th	1 st	2 nd	3 rd		4 th
Project Management			(b) (5)												
Real Estate	(b) (5)														
Environmental (Monitoring)															
Design															
Construction															
Construction Oversight															

Q1 Oct – Dec; Q2 Jan – Mar; Q3 Apr – Jun; Q4 Jul – Sep

Schedule Assumption(s):

Environmental scheduling assumptions include:

- a) (b) (5)
- b)
- c)

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Initial Cost Estimate

\$ Total Project Cost	FY13	FY14	FY16	FY16
<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D	<input type="checkbox"/> Construction <input type="checkbox"/> BSFIT <input type="checkbox"/> O&M <input type="checkbox"/> D&D
\$	\$	\$	\$	\$

[Note: A detailed WBS and cost analysis will be required and submitted as a separate document post-PRD approval. Template will be provided.]

Cost Assumption(s):

Environmental cost assumptions include:

- d)
- e)
- f)
- g)
- h)

(b) (5)

Potential Project Risks/Mitigations

Project Risks				
Category	Risk	Probability (%)	Impact	Mitigation Strategy
Contractor Performance	(b) (5)			
Contractor Performance				

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Contractor Performance	<div>(b) (5)</div>
Contractor Performance	
Design	
Design	
Environmental	

Commented [SBW1]: Per (b) (6) don't agree with this risk.
(b) (5)

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Environmental	<div>(b) (5)</div>
Environmental	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	
External Entity Compliance	

Commented [SBW2]: Per (b) (6) - I don't concur this is a likely risk (b) (5)

Commented [SBW3]: Per (b) (6) (b) (5)

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Latent Conditions	<div>(b) (5)</div>
Latent Conditions	
Latent Conditions	
Latent Conditions	
Latent Conditions	
Latent Conditions	
Real Estate	

Commented [SBW4]: Per (b) (6); (b) (5)

Commented [SBW5]: Per (b) (6); (b) (5)

Commented [SBW6]: Per (b) (6); (b) (5)

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Real Estate	(b) (5)
Real Estate	
Real Estate	
Scope	

Interrelated Projects

[List any interrelated project dependencies on other projects including projects such as Military Deployment Constraints, Facilities, SBInet towers, or projects within other agencies or private construction. The Acquisition Directive refers to this as "Interoperability."]

#	Interrelated Projects
001	
002	
003	
004	

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Disposal Plan

[As directed in the FM&E Policy Document on Project Management, effective November 1, 2012, and in the FM&E RPAM 10042, the method, timeline, and all costs associated with a property disposal must be documented.]

DRAFT

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PROJECT EXECUTION TEAM

[Name], Project Manager
BPFTI PMO, Facilities Division

Date

[Name], Project Manager
USACE, [Location] District

Date

DRAFT

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APPROVAL: Constructability

(b) (6), TI Branch Chief
ECSO, USACE

Date

APPROVAL: OBP Mission Needs

(b) (6),
Office of Border Patrol, SPPA

Date

APPROVAL: Financial

(b) (6), Branch Chief
BPFTI PMO, Financial Management Branch

Date

APPROVAL: Real Estate & Environmental

(b) (6), Director
BPFTI PMO, Real Estate & Environmental Division

Date

APPROVAL: Architecture and Engineering

[Name], Director
BPFTI PMO, A&E Services Division

Date

PROJECT APPROVAL

(b) (6), Director
BPFTI PMO, TI Division

Date