

**PROGRAMMATIC AGREEMENT
BY AND AMONG
THE UNITED STATES GENERAL SERVICES ADMINISTRATION,
THE MISSOURI OFFICE OF ADMINISTRATION,
THE MISSOURI STATE PENITENTIARY REDEVELOPMENT COMMISSION,
THE MISSOURI DEPARTMENT OF NATURAL RESOURCES,
THE CITY OF JEFFERSON, MISSOURI, AND
THE ADVISORY COUNCIL ON HISTORIC PRESERVATION
REGARDING REDEVELOPMENT OF THE
MISSOURI STATE PENITENTIARY, JEFFERSON CITY, MISSOURI**

THIS PROGRAMMATIC AGREEMENT (PA) is entered into this 12 day of July, 2007, by and among the United States General Services Administration (**GSA**), the Missouri Office of Administration (**MOA**), the Missouri State Penitentiary Redevelopment Commission (**MSPRC**), the Missouri Department of Natural Resources – State Historic Preservation Office (**SHPO**), the City of Jefferson, Missouri (**City**), and the Advisory Council on Historic Preservation (**ACHP**), all referred to collectively herein as the “**Signatories**” or individually as a “**Signatory**,” pursuant to Section 106 of the National Historic Preservation Act (**NHPA**), 16 U.S.C. § 470f, and its implementing regulations at 36 C.F.R. part 800.

WHEREAS, the State of Missouri owns the approximately 144-acre property known as the Missouri State Penitentiary (**MSP**) in Jefferson City, Missouri, formerly operated by the Missouri Department of Corrections (**Corrections**) and currently operated by MOA, acting by and through the Division of Facilities Management, Design and Construction (**OA-FMDC**), the existing boundary survey and site plan of which are attached hereto as **Exhibit A-1** and **Exhibit A-2**, respectively, and incorporated herein by reference;

WHEREAS, the MSP is eligible for listing in the National Register of Historic Places (**National Register**) as a historic district with the boundaries being the entire prison site, as reflected in a letter from the SHPO to GSA dated September 25, 2006, a copy of which is attached hereto as **Exhibit B** and incorporated herein by reference;

WHEREAS, a new prison was constructed to replace the MSP, prison operations were relocated to the new facility in September 2004, and Corrections has no further involvement in the operation of the MSP;

WHEREAS, House Bill No. 621 established MSPRC on July 21, 2001, and authorized MSPRC to acquire title to the MSP, to acquire by gift or bequest adjacent property necessary or appropriate to the successful redevelopment of the MSP and to lease or sell real property to developers to utilize the property consistent with the master plan for the property;

WHEREAS, Senate Bill No. 275 further defined the property to be acquired by the MSPRC;

WHEREAS, OA-FMDC and MSPRC, together with their consultant Parsons, in association with Development Strategies, Trivers Associates, TSI Engineering, William Tao & Associates, and George Dickie Associates, and with considerable public input, developed a Redevelopment Master Plan for the MSP, dated November 20, 2002 (**Master Plan**), which Master Plan has been adopted by MSPRC to guide redevelopment of the property;

WHEREAS, OA–FMDC, MSPRC and their consultants currently are refining the Master Plan;

WHEREAS, on January 17, 2006, GSA, MOA, MSPRC, and the City entered into a Memorandum of Understanding outlining an agreement between the Federal Government and the State of Missouri, MSPRC and the City to construct a new federal courthouse (**New Courthouse**) on an 8-acre parcel on the site of the MSP, at the northwest corner of Lafayette and State Streets;

WHEREAS, on the behalf of GSA and in furtherance of the construction of the New Courthouse, the State of Missouri or MSPRC proposes to demolish the buildings identified as Housing Units 6 and 7; Maximum Security Building No. 5C; Administration Building No. 8; Food Service Building (kitchen and dining) No. 15; Hospital Building No.16; Garage Building No. 27; Vehicle Storage Building No. 28; and Sally Port Structure No. 36 and associated walls, each as depicted on **Exhibit A**;

WHEREAS, the demolition of the buildings identified in the immediately preceding clause and the design and construction of the New Courthouse, including any associated roadwork and/or utility infrastructure improvements, constitute an undertaking for purposes of Section 106 of the NHPA;

WHEREAS, GSA and the SHPO agree that the proposed Area of Potential Effect (**APE**) as defined in 36 C.F.R. § 800.16(d) for the undertaking has been determined to include the MSP Historic District Zone comprising the entire approximately 144-acre parcel owned by the State of Missouri, as well as the following impact zones and other properties:

Direct Impact Zone: Beginning at the northeast corner of the intersection of Capitol Avenue and Lafayette Streets, against the stone perimeter wall of the MSP, continuing northeast along this wall to the circa 1930's administration building, continuing on this line through the building to the northern MSP boundary adjacent to the Union Pacific railroad tracks, then turning west along the MSP boundary to the western boundary of the MSP, turning southwest along the western boundary to State Street, then following State Street southeast to the intersection of State and Lafayette Streets, then turning southwest and following the western boundary of Lafayette Street to the intersection of Lafayette Street and Capitol Avenue, then across Lafayette Street, to the point of beginning.

Visual Impact Zone 1: Beginning at the northwest corner of the MSP boundary adjacent to the Union Pacific railroad tracks, following the bluff line diagonally to the west, to the outer boundary of the Hamilton and Dulle Tower property, then southwest across State Street and to the rear of the National Register listed Jefferson Female Seminary in the 400 block of State Street, then turning southeast on a line parallel to State Street to the southwest property line of Shryack-Hirst Grocery Co. at 520 State Street, then southwest to the rear of the Shryack-Hirst Grocery Co., southeast along the rear property line to Marshall street, then southwest on Marshall to the rear of the property on the northwest corner of the intersection of Marshall and Capitol Avenue, northwest along this property line to the northwest property boundary, then southwest across Capitol Avenue to the rear of the property at the southwest corner of Marshall and Capitol Avenue, then across the rear of the adjacent apartment building facing Marshall Street, to the alley, then following the alley across Marshall Street to the southeast corner of the property at the southeast corner of Marshall Street and Capitol Avenue, then along the southeast

property line of this property to the north side of Capitol Avenue, turning southeast to the property boundary of the second building west of Lafayette Street, crossing Capitol Avenue to the south and continuing southwest along this boundary to the alley, then following the alley southeast along the rear property boundaries of the buildings facing the 700 block of Capitol Avenue, then along the southwest boundary of the first building facing Cherry Street near the northwest corner of Capitol Avenue and Cherry Street, across Cherry and along the southwest boundary of the second building from the southeast corner of Capitol Avenue and Cherry Street to the rear property boundary, turning northeast to Capitol Avenue, then across Capitol Avenue to the stone perimeter wall of the MSP, turning northwest to the corner of the wall by the intersection of Capitol Avenue and Lafayette Street, turning northeast along the wall to the corner of Lafayette and State Streets by the circa 1930's administration building, then northwest along State Street to the western boundary of MSP, turning northeast along the western boundary of the MSP to the northwest corner of the MSP property, to the point of beginning.

Visual Impact Zone 2: Beginning at the intersection of Riverside Drive and Short Street, turning north to the 620' elevation line, following this elevation in a northeast direction, continuing on this elevation line around the Lewis and Clark State Office Building and the State Surplus Complex to Riviera Street, then in a northeast direction to Riverside Drive, then on Riverside Drive in an easterly direction to the point of beginning.

MSP Historic District West: Beginning at the northeast corner of the intersection of Capitol Avenue and Lafayette Streets, against the stone perimeter wall of the MSP, continuing northeast along this wall to the circa 1930's administration building, continuing on this line through the building to the northern MSP boundary adjacent to the Union Pacific railroad tracks, then turning southeast along the north boundary of the MSP, to a point north of the Lewis and Clark State Office Building closest to the 620' elevation line, then turning south to the 620' elevation line and following this elevation line generally southwest to Riviera Street, then following Riviera Street southwest to the southern MSP boundary, along this boundary north of the former International Shoe Factory, continuing along this boundary in a northwest direction behind (north) the residential structures on the north side of Capitol Avenue between Ash and Chestnut Streets to Chestnut Street, then southwest on Chestnut Street to the intersection of Chestnut and Capitol Avenue, then turning northwest along Capitol Avenue to the intersection of Capitol Avenue and Lafayette Street, to the point of beginning.

MSP Historic District East: Beginning at the easternmost corner of the MSP property on the northern boundary near Riverside Park, following the MSP boundary in a general southerly direction parallel to the Riverside Park boundary, to the north boundary of the Kirchner State School (1403 Riverside Drive), then northwest along this north boundary, turning south and following the western school boundary to Riverside Drive, then following the north side of Riverside Drive in a generally western direction to a point opposite Short Street, then north to the 620' elevation line, then following this elevation line to a point north of the Lewis and Clark State Office Building closest to the north boundary of the MSP, then north to the north boundary of the MSP, then following this boundary to the southeast, to the point of beginning.

Capitol Avenue Historic District: Beginning at the northeast corner of the intersection of Adams and E. High Streets, continuing southeast on E. High Street to Jackson Street, turning northeast on Jackson Street to the alley, crossing Jackson and following the alley to Lafayette Street, crossing Lafayette Street and continuing behind the commercial

building and the vacant lot at the corner of Lafayette and E. High Street, then turning southwest to E. High Street, continuing on E. High Street to Cherry Street, then turning northeast on Cherry Street, crossing Cherry behind the gas station on the corner of Cherry and E. High Street, and continuing in a northeast direction along the rear property line of the houses facing the southeast side of Cherry Street to Capitol Avenue, turning northeast on Capitol Avenue and continuing to the intersection of Lafayette and Capitol Avenue, then turning northeast on Lafayette Street to the corner of Lafayette and State Streets, then turning northwest on State Street to the west property line of the National Register listed Jefferson Female Seminary, then southwest along this property's boundary to the alley, then northwest to Adams Street, then southwest along Adams Street to the point of beginning.

Individually Listed National Register Properties Near MSP:

Jefferson Female Seminary	416 and 420 State Street
Claud D. Grove & Berenice Sinclair Grove House	505 State Street
Ivy Terrace	500 Capitol Avenue
Lester S. Parker & Missouri "Zue" Gordon Parker House	624 Capitol Avenue
Missouri State Penitentiary Warden's House	700 Capitol Avenue
East End Drugs	630 E. High Street
Kaullen Mercantile Company	900 and 902 E. High Street
John B. & Elizabeth Ruthven House	406 Cherry Street
H. E. Gensky Grocery Store Building	423 Cherry Street

National Register Eligible Property Near MSP:

Proposed Rehab (HUD / CDBG)	719 E. McCarty Street
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The United States Post Office and Courthouse located at 131 W. High Street, Jefferson City, Missouri, which is listed as a contributing structure to the Missouri State Capitol Historic District and is under the jurisdiction, custody and control of the United States Postal Service. Currently, the court functions occupy 13,953 rentable square feet, which no longer will be needed at this location once the New Courthouse project is completed.

A graphic representation of the boundaries of the proposed APE, including National Register listed and eligible properties and districts, is attached hereto as **Exhibit C** and incorporated herein by reference;

WHEREAS, GSA has consulted with the SHPO and other interested parties pursuant to Section 106 of the NHPA and its implementing regulations;

WHEREAS, the Historic City of Jefferson and the Eastside Neighborhood Development Association have been invited to participate in the development of and to sign this PA as concurring parties;

WHEREAS, the forty-one (41) Tribal Nations listed in **Exhibit D**, attached hereto and incorporated herein by reference, have been invited to participate in Government-to-Government consultation in accordance with the Memorandum for the Heads of Executive Departments and Agencies on Government-to-Government Relationship with Tribal

Governments, issued September 23, 2004, and GSA Order ADM 1072.1, dated November 17, 1999;

WHEREAS, GSA has received responses from the Peoria Tribe of Indians of Oklahoma, the Sac and Fox Nation of Missouri and Nebraska, and the Choctaw Nation of Oklahoma Historic Preservation advising that they are unaware of impacts to traditional cultural properties or artifacts from the undertaking on the proposed site, but that they wish to be notified if discoveries are made of human remains, tools, pottery, historic crockery, glass or metal items during demolition and construction;

WHEREAS, GSA has notified ACHP of the proposed undertaking and invited comment and ACHP has agreed to participate as a consulting party;

WHEREAS, GSA has applied the Criteria of Adverse Effect as set forth in 36 C.F.R. § 800.5(a)(1) and finds that the undertaking will have an adverse effect on the buildings, structures and archaeological resources within the MSP that are eligible for inclusion in the National Register, and may have an effect on properties in the surrounding neighborhood that are listed in or eligible for listing in the National Register, and OA-FMDC, the SHPO and ACHP have concurred with GSA's determination;

WHEREAS, the Signatories have provided for public involvement in the proposed undertaking by coordinating the Section 106 review with public review and consultation under the National Environmental Policy Act of 1969, as amended, 42 U.S.C. § 4321 *et seq.*; and

WHEREAS, GSA, ACHP, the SHPO, MSPRC, the City, and OA-FMDC intend to engage in meaningful, long-term planning for the protection of historic properties and, to that end, desire to: (1) develop a comprehensive and efficient process to implement the undertaking; (2) simplify procedural requirements to the maximum extent possible; (3) eliminate unnecessary paperwork; and (4) enter into this PA for the purposes set forth herein.

NOW, THEREFORE, in consideration of the terms, conditions and agreements hereinafter set forth, GSA, ACHP, OA-FMDC, MSPRC, the City, and the SHPO hereby agree that, effective upon the execution of this PA by GSA and ACHP and upon GSA's decision to proceed with the undertaking, the undertaking shall be implemented in accordance with the following stipulations to take into account the effect of the undertaking on historic properties.

STIPULATIONS

1. As the design of the New Courthouse proceeds, GSA and OA-FMDC may propose adjustments to the APE for consideration by the other Signatories. The parties shall have thirty (30) days to review and comment on any proposed adjustments to the boundaries of the APE. If the parties agree that the boundaries of the APE need to be adjusted, GSA shall cause a new Exhibit C to be prepared, which document shall be substituted for the original version of Exhibit C attached hereto.
2. The current condition and significance of cultural resources within the 8-acre parcel set aside for the site of the New Courthouse will be documented by OA-FMDC prior to any demolition or transfer of ownership of the property. GSA, OA-FMDC and MSPRC have consulted with the United States Department of the Interior, National Park Service (**NPS**) to determine the exact nature of the documentation required to meet standards

established for the Historic American Buildings Survey (**HABS**) for this 8-acre site. NPS has determined and the consulting parties agree that the appropriate level of documentation is to be HABS Level II. The buildings to be demolished previously identified in the ninth Whereas clause, above, and depicted on Exhibit A shall be documented to the HABS Level II standard prior to any demolition. Once the physical documentation, namely the photographs and any required floor plan drawings, is complete and, for those buildings where full HABS documentation is required, accepted by NPS and the SHPO, then the demolition may proceed. The remaining documentation and historical narratives can be provided at a later date to be mutually-agreed upon by the parties.

3. OA-FMDC shall provide to the SHPO and NPS, for review and comment, a draft copy of the documentation to the HABS Level II standard. The SHPO and NPS shall respond within thirty (30) days to the draft submission. The comments from the SHPO and NPS will be addressed in any revised documentation, which, in turn, will be resubmitted to the SHPO and NPS for further review and comment. If the SHPO or NPS do not respond, thereafter, within thirty (30) days, the resubmitted documentation shall be "**deemed approved**" (meaning, as used in this PA, approved without further action on the part of any party). Upon approval by NPS or deemed approval by the SHPO's and NPS's failure to act, the final documentation shall be deposited at the local library and made available for public inspection.
4. The parties acknowledge that much of the surrounding neighborhood's condition and significance is already reflected in a historic property survey conducted circa 1992 by Urbana Group. GSA will consult this document during the design of the New Courthouse.
5. At the request of OA-FMDC and GSA, the SHPO has reviewed the wall next to the garage that will be demolished as a "demolition kick-off" for the New Courthouse construction project. The SHPO has determined that, although this wall is a contributing element to the historic district, demolition of the wall may proceed provided photographic documentation of the wall is completed and accepted by the SHPO prior to its demolition. The SHPO's determination is set forth in its letter attached hereto as Exhibit B. The SHPO also has reviewed the various proposed pre-demolition clean-up activities and the proposed removal of the bus garage, a noncontributing building, and has determined that the clean-up activities and removal of the bus garage may proceed at any time. This determination also is contained in the letter attached hereto as Exhibit B. A complete list of activities pre-approved by the SHPO and a list of demolition salvaged items is set forth in **Exhibit E**, attached hereto and incorporated herein by reference.
6. A. The New Courthouse shall be designed so that it is compatible with the historic and architectural qualities of the MSP historic district in terms of scale, massing and materials. As required by 40 U.S.C. § 3312, GSA shall take into consideration the Master Plan design guidelines when developing site plans and building massing studies for the New Courthouse. GSA shall provide the SHPO with plans and specifications for the elevations and associated exterior details for the New Courthouse at the 35%, 65%, 95%, and 100% completion stages of design for review and comment. The SHPO agrees to review these documents and respond to GSA within thirty (30) days from the date of any submission. GSA shall consult with the SHPO to resolve any concerns with regard to the submitted plans and specifications. If any such concerns are not resolved through such consultation, GSA shall seek resolution in accordance with Stipulation 15

of this PA. Should the SHPO not comment within thirty (30) days after receipt of plans and specifications, the submitted plans and specifications shall be deemed approved. The SHPO shall not disapprove any plans and specifications, or aspects thereof, previously approved in writing or deemed approved as provided above.

B. GSA shall have no obligation to provide copies of any "sensitive but unclassified" documents to any party that does not agree to comply with the terms and conditions of GSA Order PBS 3490.1, entitled *Document Security for Sensitive But Unclassified Paper and Electronic Building Information*, dated March 8, 2002, a copy of which is attached hereto as **Exhibit F** and incorporated herein by reference, which Order sets forth the agency's policy regarding the dissemination of "sensitive but unclassified" documents for Federal facilities only to persons on a "need to know basis." Any party that indicates its agreement to comply with the terms and conditions of this GSA Order shall be designated an "Authorized Consulting Party" for purposes of this PA. GSA reserves the right to withhold, consistent with the terms of the GSA Order, any portion of the plans and specifications unrelated to the historic preservation aspects of the construction of the New Courthouse, such as plans and/or specifications relating to the building's structural engineering or security, or anything unrelated to the historic character of the buildings. GSA shall provide the Authorized Consulting Parties with a list of any plans or specifications that are being withheld pursuant to this provision. To the extent that any party disagrees with GSA's decision to withhold any such documents, then the parties shall meet to try and resolve the disagreement. Each individual representing an Authorized Consulting Party will be required to execute a Non-Disclosure Agreement, a copy of which is attached hereto, marked **Exhibit G** and incorporated herein by reference, prior to being provided access to "sensitive but unclassified" documents, including, but not limited to, the plans and specifications referenced in this PA. The parties acknowledge that MOA and any other party to this PA that is subject to the State of Missouri's Sunshine Law, Chapter 610 of the Revised Statutes of Missouri, is precluded from executing the required Non-Disclosure Agreement and complying with the terms and conditions of the GSA Order and, accordingly, cannot be granted Authorized Consulting Party status, as that term is used in this PA. Notwithstanding the foregoing, GSA agrees to review with any such party, upon request, the plans and specifications that GSA shares with an Authorized Consulting Party; provided, however, that these parties shall have no right to retain in their public records copies of any such documents. GSA shall consult with any party with whom it has reviewed the plans and specifications to resolve any concerns with regard to the plans and specifications. If any such concerns are not resolved through such consultation, GSA shall seek resolution in accordance with Stipulation 15 of this PA.

C. If, after receiving comments on any plan, scope of services or other document that has been reviewed and commented on pursuant to this PA, GSA proposes any material or substantial additions or deletions that may adversely effect any historic property, GSA shall notify the Signatories, explaining the reasons for the requested material changes, additions and/or deletions, and provide plans, specifications or other documentation detailing the material changes, additions and/or deletions. GSA may consult informally with the SHPO to determine if proposed alterations to the project documents constitute a material change subject to review under this Stipulation. GSA shall provide the Signatories thirty (30) days from the receipt of project information and GSA's request to review and comment, in writing, on the proposed material changes. The Signatories will notify GSA as soon as practicable, if additional information is necessary to complete their review. GSA shall consult with the Signatories to resolve any objections. If any

objections are not resolved through consultation, GSA shall seek resolution in accordance with Stipulation 15 of this PA. If a Signatory does not provide written comments to GSA within thirty (30) days after receipt, GSA may assume that the party does not object to the proposed project alterations and may finalize the plans, specifications and/or other documentation provided for review. The Signatories shall not disapprove any plans, specifications and/or other documentation, or aspects thereof, previously approved in writing or deemed approved as provided above.

7. Insofar as the entire MSP site has been determined eligible for listing in the National Register, GSA, in coordination with OA-FMDC and the SHPO, shall work cooperatively to further identify and evaluate and potentially nominate the MSP Redevelopment Site to the National Register.
8. GSA will attempt to backfill the United States Post Office and Courthouse located at 131 W. High Street, Jefferson City, Missouri, with another federal tenant and will take commercially reasonable precautions so that no damage or unauthorized alterations occur to this building during the tenant relocation.
9. GSA and OA-FMDC held a public meeting on September 25, 2006, to address specifically the undertaking. As plans for the New Courthouse near completion, GSA and OA-FMDC will conduct at least one (1) more public meeting to present the elevations and associated exterior details of the new building to the public and solicit comments on the project. GSA shall seek and consider the views of the public in a manner that reflects the nature and complexity of the undertaking and its effects on historic properties, the likely interest of the public in the effects on historic properties, the confidentiality concerns of private individuals and businesses, and the relationship of the federal involvement to the undertaking. The public meeting will address the New Courthouse, the Master Plan and possible effects on National Register listed and eligible properties within the APE. The date of this public meeting will be determined during the design process. In addition, all planning documents, including the Environmental/Cultural Assessment, will be placed in the local library for public review and comment.
10. As part of the public participation process as outlined in 36 C.F.R. § 800.6(4), GSA may identify additional **potential consulting parties** and invite them to participate in the Section 106 process. Previously identified consulting parties include OA-FMDC, MSPRC, the SHPO, ACHP, the City, the Historic City of Jefferson, the Eastside Neighborhood Development Association, and the Tribal Nations identified in Exhibit D. Other parties may be identified and invited to participate as consulting parties as the Section 106 process moves forward.
11. Where possible, GSA, in consultation with the other Signatories, will identify alternatives for the project design for the consulting parties to consider for avoiding or minimizing adverse effects on historic properties within the APE. If GSA, OA-FMDC, MSPRC and the SHPO agree that the adverse effect cannot be avoided, they will consult to develop a strategy to mitigate the adverse effect. If GSA, OA-FMDC, MSPRC, and the SHPO are able to reach agreement, GSA will implement the agreed-upon design solution. If the parties are unable to reach agreement, GSA, OA-FMDC, MSPRC, and/or the SHPO may submit the matter to ACHP to initiate the dispute resolution process in accordance with Stipulation 15 of this PA.

12. All historical, archaeological, architectural history, architectural and historic architectural work carried out pursuant to this PA shall be conducted by or under the direct supervision of an individual or individuals who meet, at a minimum, the applicable *Secretary of the Interior's Professional Qualification Standards* for conducting the appropriate work in effect at the time this PA is executed by all of the Signatories.
13. The archaeological research design described in **Exhibit H**, attached hereto and incorporated herein by reference, will be completed prior to any demolition and ground disturbance for the new construction. Surveys may be conducted in phases, as redevelopment progresses. OA-FMDC will conduct a Phase I archaeological survey prior to GSA accepting the 8-acre parcel for the construction of the New Courthouse. GSA will consult with the SHPO to determine whether a Phase II survey is needed, based upon the findings of the Phase I survey.
14. In accordance with 36 C.F.R. § 800.13, GSA will provide for the protection, evaluation and treatment of any historic property discovered prior to or during construction of the New Courthouse. Should a discovery occur, GSA will notify the SHPO and ACHP within two (2) calendar days in accordance with 36 C.F.R. § 800.13 to develop and implement an appropriate treatment plan prior to resuming construction operations in the vicinity of the discovery.
 - a. All materials and records resulting from the data recovery shall be curated in accordance with 36 C.F.R. part 79 by an institution or organization selected by GSA in consultation with the SHPO and any reports generated shall be prepared according to the Secretary of the Interior's Format Standards for Final Reports of Data Recovery Programs (42 FR 537-79).
 - b. In the event that human remains or burials are encountered during archaeological investigations or construction activities, GSA shall cease all ground disturbing activities in the immediate area and take appropriate steps to secure the identified archaeological site and notify local law enforcement officials, Tribal Nations, as requested, and the SHPO, in accordance with RSMO-Section 194.400-410 Missouri Revised Statutes. GSA will attempt to identify the appropriate Native American Tribe(s) or other ethnic group(s) related to the burial, and consult with them concerning the treatment of remains consistent with 43 C.F.R. § 10. Any treatment plan will be consistent with the applicable principles set forth in ACHP's *"Policy Statement Regarding Treatment of Burial Sites, Human Remains and Funerary Objects,"* dated February 23, 2007, and the discovery provisions of ACHP's regulations set forth at 36 C.F.R. § 800.13.
15. A. Should any Signatory to this PA object, in writing, to GSA regarding any action proposed to be or carried out with respect to the undertaking or implementation of this PA, GSA shall consult with the objecting party to resolve the objection. If, after initiating such consultation, GSA determines that the objection cannot be resolved through consultation, GSA shall forward all documentation relevant to the dispute to ACHP, including GSA's proposed response to the objection. Within thirty (30) days after receipt of all pertinent documentation, ACHP shall exercise one of the following options:
 - a. Consult with the objecting party, and with other parties as appropriate, to resolve the dispute; or

- b. Provide GSA with recommendations, which GSA shall take into account in reaching a final decision regarding the dispute; or
 - c. Notify GSA that the dispute will be referred for comment pursuant to 36 C.F.R. § 800.7(a)(4) and proceed to refer the dispute for comment. GSA shall take the resulting comment into account in accordance with 36 C.F.R. § 800.7(c)(4).
- B. Should ACHP not exercise one of the above options within thirty (30) days after receipt of all pertinent documentation, GSA may assume ACHP's concurrence in its proposed response to the objection.
- C. GSA shall take into account any ACHP recommendation or comment provided in accordance with this Stipulation 15 with reference only to the subject of the dispute. GSA's responsibility to carry out all other actions under this PA that are not the subject of the dispute shall remain unchanged and in full force and effect.
16. If Congress does not appropriate funds for construction of the New Courthouse within five (5) years from the date of this PA, then the consulting parties will reconvene to reconsider the terms and conditions of this PA and amend it in accordance with the procedures as outlined in this PA, if necessary. The current project schedule for the New Courthouse is attached hereto as **Exhibit I** and incorporated herein by reference.
17. The parties to this PA shall agree to a schedule of regular progress reports, appropriate to the level of activity occurring at the time.
18. Any Signatory may request that this PA be amended, whereupon the parties to this PA will consult in accordance with 36 C.F.R. § 800.6(c)(7). This PA may be amended or modified only by a written instrument executed by all of the parties to this PA, and/or their respective successors and assigns.
19. Any Signatory may terminate this PA by providing thirty (30) calendar days advance written notice to the other Signatories, provided that the Signatories consult during the thirty (30) calendar day notice period to seek agreement on amendments or other actions that would avoid termination. In the event of termination, GSA will comply with 36 C.F.R. § 800.3 through 800.7(c)(3), with regard to individual actions covered by this PA.
20. Any notice or other communication under this PA required or permitted to be given by the parties shall be sufficiently given or delivered if dispatched by hand, by certified mail, return receipt requested, or by overnight delivery service with confirmed receipt, addressed as follows:

In the case of a notice or communication to GSA:

U.S. General Services Administration
1500 East Bannister Road
Kansas City, MO 64131
Attn: Regional Historic Preservation Officer

With copies to:

U.S. General Services Administration
1500 East Bannister Road
Kansas City, MO 64131
Attn: Regional Counsel (6L)

U.S. General Services Administration
Room 3344
1800 F Street, NW
Washington, DC 20405
Attn: Federal Preservation Officer

In the case of a notice or communication to MOA:

Missouri Office of Administration
Design and Construction
Harry S. Truman Office Building
301 West High Street, Room.730
P.O. Box 809
Jefferson City MO 65102

In the case of a notice or communication to MSPRC:

Missouri State Penitentiary Redevelopment Commission
c/o Office of Administration
Division of Facilities Management, Design & Construction
P.O. Box 809 – 301 W. High St.
Jefferson City, MO 65102

In the case of a notice or communication to the SHPO:

State of Missouri Department of Natural Resources
State Historic Preservation Office
P. O. Box 176, Jefferson City, MO
1-800-334-6946 / (573) 751-7858

In the case of a notice or communication to ACHP:

Advisory Council on Historic Preservation
The Old Post Office Building
1100 Pennsylvania Avenue, NW
Washington, DC 20004-2501
Attn: Executive Director

In the case of a notice or communication to the City of Jefferson City, Missouri:

Mayor's Office
City of Jefferson
John G. Christy Building
320 E. McCarty Street
Jefferson City, MO 65101

21. This PA may be executed in multiple original counterparts, each of which shall be deemed to be an original, and which together will constitute one and the same instrument.
22. This PA is binding on and enforceable by the Signatories and/or their respective successors and assigns.
23. If any provision of this PA, or its application to any person or circumstance, is held invalid by any court, the invalidity or inapplicability of such provision shall not affect any other provision of this PA or the application of such provision to any other person or circumstance, and the remaining portions of this PA shall continue in full force and effect, unless enforcement of this PA as so modified by and in response to such invalidation would be unreasonable or inequitable under all of the circumstances or would frustrate the fundamental purpose of this PA.
24. All periods for performance specified in this PA in terms of days shall be calendar days, and not business days, unless otherwise expressly provided in this PA. A performance date that falls on a Saturday, Sunday or national holiday is deemed extended to the next working day.
25. The execution, delivery of and performance under this PA is pursuant to authority validly and duly conferred upon the Signatories hereto

Execution of this PA and implementation of its terms evidences that GSA has afforded ACHP, the other Signatories and the Concurring Parties a reasonable opportunity to comment on the undertaking and its effects on historic properties and that GSA has taken into account the effects of the undertaking on historic properties.

The parties hereto execute this PA on the dates hereinafter identified.

[SIGNATURES APPEAR ON THE FOLLOWING PAGES]

PARTIES TO THE AGREEMENT

MISSOURI DEPUTY STATE HISTORIC PRESERVATION OFFICER

By: Douglas K. Eiken

Date: 5/14/07

ADVISORY COUNCIL ON HISTORIC PRESERVATION

By: John M. Fowler
for John M. Fowler
Executive Director

Date: 7/12/07

MISSOURI STATE PENITENTIARY REDEVELOPMENT COMMISSION

By: _____

Date: _____

MISSOURI OFFICE OF ADMINISTRATION
Division of Facilities Management, Design and Construction

By: _____

Date: _____

UNITED STATES GENERAL SERVICES ADMINISTRATION

By: Bradley M. Scott
Bradley M. Scott
Regional Administrator

Date: 4/18/07

Concurrence:

By: Sylvia R. Augustus
Sylvia R. Augustus
Regional Historic Preservation Officer

Date: 4/17/07

By: _____
Rolando Rivas-Camp
Federal Preservation Officer

Date: _____

PARTIES TO THE AGREEMENT

MISSOURI DEPUTY STATE HISTORIC PRESERVATION OFFICER

By: _____

Date: _____

ADVISORY COUNCIL ON HISTORIC PRESERVATION

By: _____

Date: _____

John M. Fowler
Executive Director

MISSOURI STATE PENITENTIARY REDEVELOPMENT COMMISSION

By: _____

Date: _____

MISSOURI OFFICE OF ADMINISTRATION

Division of Facilities Management, Design and Construction

By: _____

Date: _____

UNITED STATES GENERAL SERVICES ADMINISTRATION

By: Bradley M. Scott

Bradley M. Scott
Regional Administrator

Date: 4/18/07

Concurrence:

By: Sylvia R. Augustus

Sylvia R. Augustus
Regional Historic Preservation Officer

Date: 4/17/07

By: _____

Date: _____

Rolando Rivas-Camp
Federal Preservation Officer

PARTIES TO THE AGREEMENT

MISSOURI DEPUTY STATE HISTORIC PRESERVATION OFFICER

By: _____

Date: _____

ADVISORY COUNCIL ON HISTORIC PRESERVATION

By: _____

John M. Fowler
Executive Director

Date: _____

MISSOURI STATE PENITENTIARY REDEVELOPMENT COMMISSION

By: _____

Date: _____

**MISSOURI OFFICE OF ADMINISTRATION
Division of Facilities Management, Design and Construction**

By: _____

Date: _____

UNITED STATES GENERAL SERVICES ADMINISTRATION

By: _____

Bradley M. Scott
Regional Administrator

Date: _____

Concurrence:

By: _____

Sylvia R. Augustus
Regional Historic Preservation Officer

Date: _____

By: Rolando Rivas-Camp, FATA

Rolando Rivas-Camp
Federal Preservation Officer

Date: 5.3.07

PARTIES TO THE AGREEMENT

MISSOURI DEPUTY STATE HISTORIC PRESERVATION OFFICER

By: _____

Date: _____

ADVISORY COUNCIL ON HISTORIC PRESERVATION

By: _____

John M. Fowler
Executive Director

Date: _____

MISSOURI STATE PENITENTIARY REDEVELOPMENT COMMISSION

By: James E. Wunderlich

Date: 5-4-07

**MISSOURI OFFICE OF ADMINISTRATION
Division of Facilities Management, Design and Construction**

By: David L. Mosby

Date: 5-4-07

UNITED STATES GENERAL SERVICES ADMINISTRATION

By: _____

Bradley M. Scott
Regional Administrator

Date: _____

Concurrence:

By: _____

Sylvia R. Augustus
Regional Historic Preservation Officer

Date: _____

By: _____

Rolando Rivas-Camp
Federal Preservation Officer

Date: _____

CONCURRING PARTIES

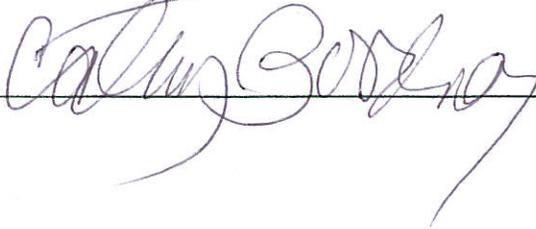
HISTORIC CITY OF JEFFERSON

By: _____

Date: _____

Eastside Neighborhood Development Association

~~EAST SIDE NEIGHBORHOOD PRESERVATION ASSOCIATION~~

By:  _____

Date: 5-1-07

CONCURRING PARTIES

HISTORIC CITY OF JEFFERSON

By: Mary Ann Hall Murphy

Date: 5-11-2007

EAST SIDE NEIGHBORHOOD PRESERVATION ASSOCIATION

By: _____

Date: _____

EXHIBIT A-1 & A-2

Boundary Survey and Site Plan

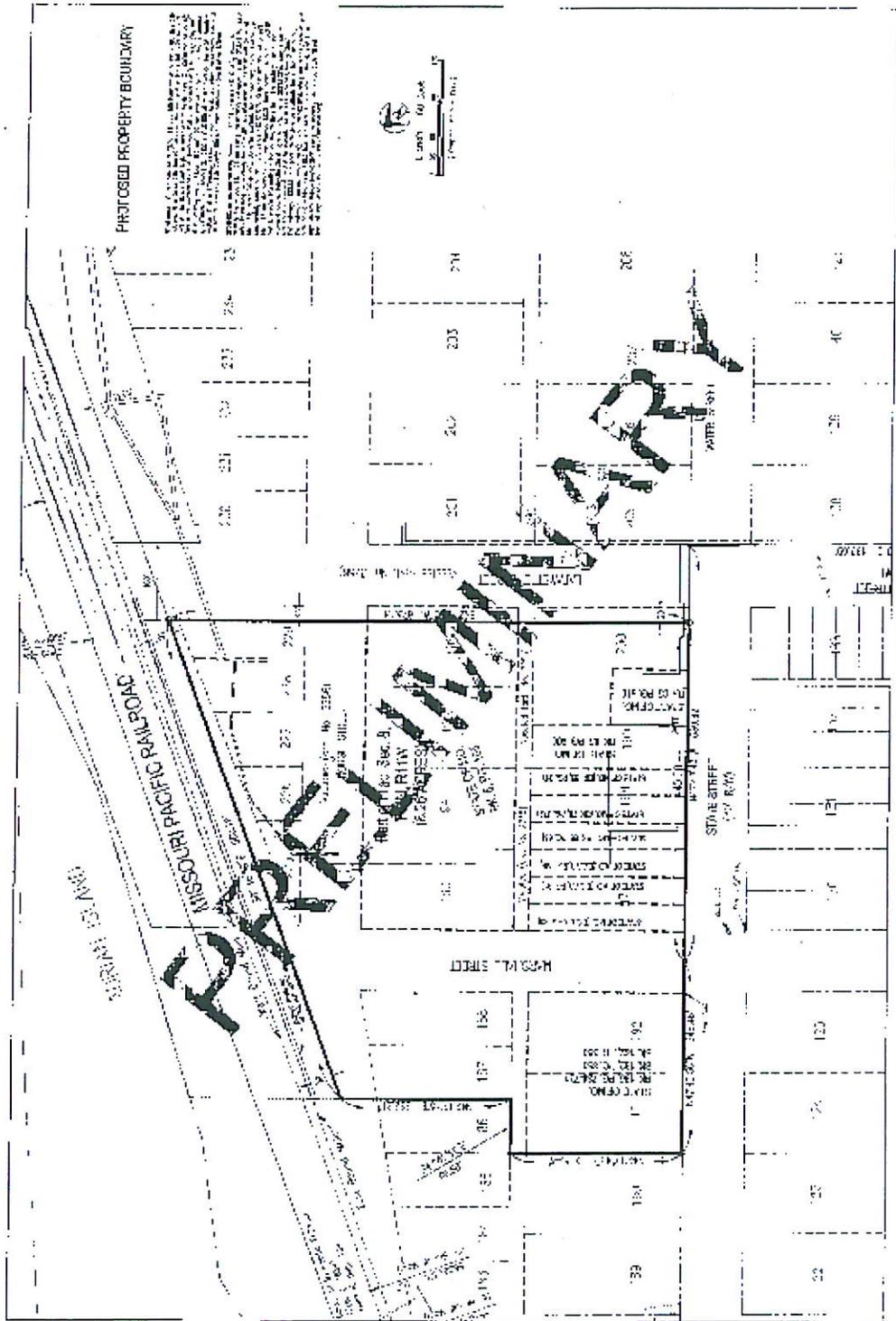




EXHIBIT B
COPY OF LETTER FROM MOSHPO TO GSA DATED 9/25/06

STATE OF MISSOURI
Matt Blunt, Governor • Doyle Childers, Director
DEPARTMENT OF NATURAL RESOURCES

www.dnr.mo.gov

September 25, 2006

Ms. Sylvia Rose Augustus
GSA
1500 East Bannister, Room 2135
Kansas City, Missouri 64131

RE: Project number: **051-CO-06**, Proposed United States Courthouse on former Jefferson City Correctional Facility, Lafayette and East State Street, Jefferson City, Cole County, Missouri (GSA)

Dear Ms. Augustus:

Thank you for submitting information on the above referenced project for our review pursuant to Section 106 of the National Historic Preservation Act (P.L. 89-665, as amended) and the Advisory Council on Historic Preservation's regulation 36 CFR Part 800, which requires identification and evaluation of cultural resources.

Based on the information provided, it is our opinion that the former Jefferson City Correctional Facility in Jefferson City, Missouri is eligible for listing in the National Register of Historic Places as a historic district. In addition, in accordance with the Advisory Council on Historic Preservation's regulation Protection of Historic Properties (36 CFR Part 800), Section 800.5, it is our opinion that under current law the proposed project will have an **adverse effect** on the eligible district.

Due to the multi-phased nature of the redevelopment, we recommend the preparation of a programmatic Agreement (PA) that outlines the steps needed to mitigate the adverse effect. Stipulations in the PA should be determined in consultation with the Federal agency, the City, our office, the Advisory Council, if participating, and any other interested parties. A draft PA has been developed for the JCC redevelopment project as a whole, however additional changes will need to be made in order to include this specific project in the PA. Alison Dubbert will email you shortly with a marked up draft document that more specifically addresses your project.



051-CO-06
US Courthouse
September 7, 2006
Page 2

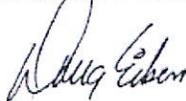
At the request of OA we have reviewed the wall next to the garage that will be demolished as a "demolition kick-off" in October. While this wall is a contributing element to the district, in consideration of the time schedule, demolition of this wall may proceed provided photographic documentation of it is completed and accepted by our office prior to demolition. Additionally, the bus garage is a noncontributing building, therefore it may be removed at any time.

Also, in accordance with Section 800.6(a)(1), the GSA shall forward the necessary adequate documentation to the Executive Director, Advisory Council on Historic Preservation, the Old Post Office Building, 1100 Pennsylvania Avenue NW, #809, Washington, D.C 20004. Pending receipt of the Council's decision on whether it will participate in consultation, no action shall be taken which would foreclose Council consideration of alternatives to avoid or satisfactorily mitigate any adverse effect on the property in question. Please copy our office on any correspondence to the Advisory Council.

If you have any questions please write Missouri Department of Natural Resources, State Historic Preservation Office, Attn: Review and Compliance, P.O. Box 176, Jefferson City, Missouri 65102, or call Alison Dubbert at (573) 751-7958 or Judith Deel at (573) 751-7862.. Please be sure to include the **SHPO Project Number (051-CO-06)** on all future correspondence relating to this project. If the information is provided via telephone call, please follow up in writing for our files.

Sincerely,

DEPARTMENT OF NATURAL RESOURCES



Doug Eiken
Deputy State Historic Preservation Officer

DE:ad

c: Michael A. Ryer, GSA
Charlie Brzuchalski, OA (2 copies)
Marsha K. Hoffman, Shaughnessy, Fickel, and Scott
Charles Authur, URS
Jane Beetem, DNR
Hector Abreu Cintron, ACHP
Ron Davenport, Historic Preservation Commission

EXHIBIT C

APE- graphic description

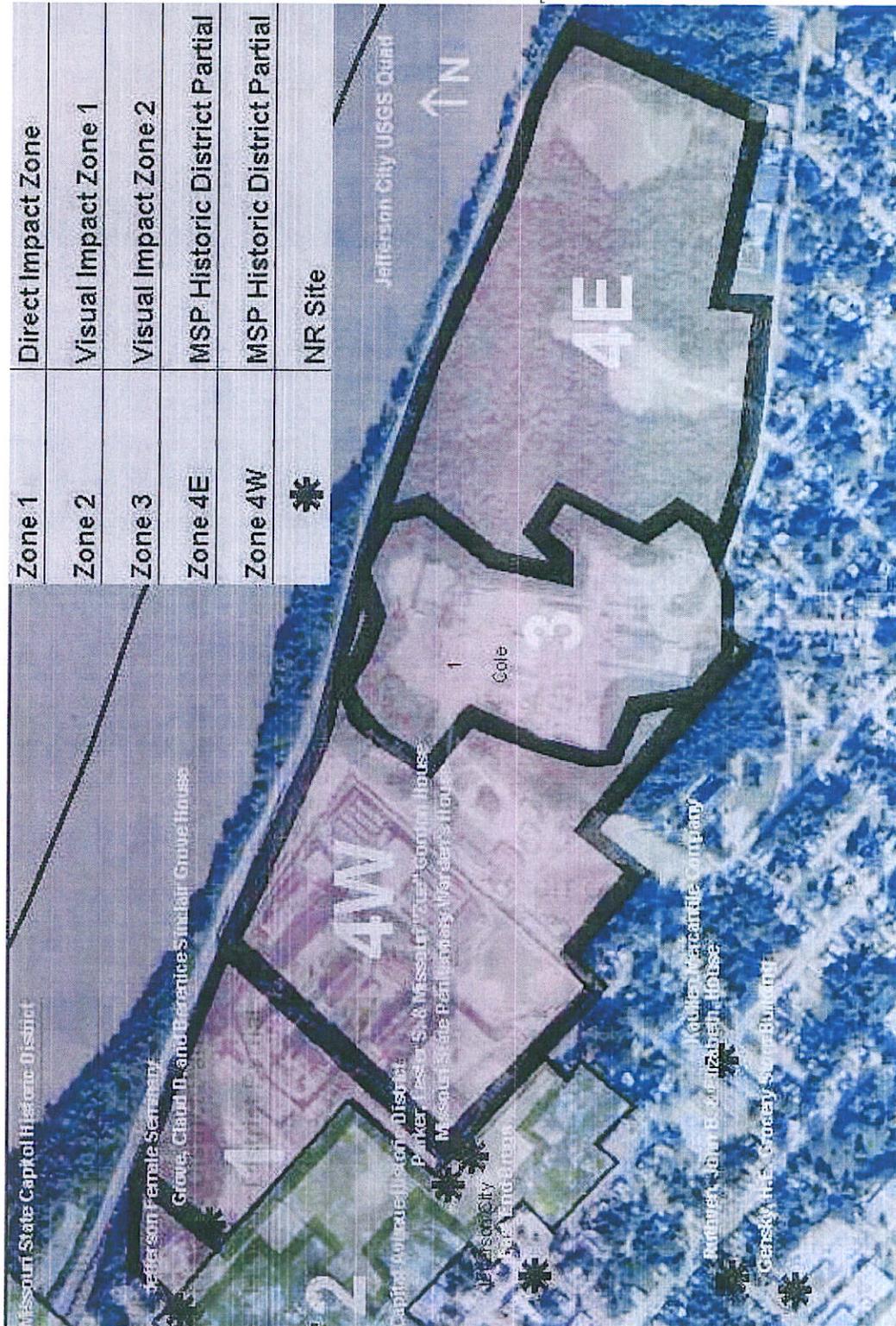


EXHIBIT D

Consulted Tribal Nations

Native American Contact Information June 11, 2007

Absentee-Shawnee Tribe of Indians of Oklahoma

Mr. Larry Nuckolls, Governor
kkaniatobe@astribe.com
2025 South Gordon Cooper Drive
Shawnee, Oklahoma 74801
405/275-4030 (phone)
405/878-4533 (fax)

Caddo Indian Tribe of Oklahoma

Ms. La Rue Parker, Chairperson
405/656-2901 (phone)
405/656-2386 (fax)
Caddo Indian Tribe of Oklahoma
P.O. Box 487
Binger, Oklahoma 73009
405/656-2344 (phone)
405/656-2892 (fax)

Cherokee Nation of Oklahoma

Mr. Chad Smith, Principal Chief
P.O. Box 948
Tahlequah, Oklahoma 74465
918/456-0671, ext. 2466 (phone)
918/456-6485 (fax)

Cheyenne-Arapaho Tribe of Oklahoma

Mr. Gordon Yellowman, NAGPRA
P.O. Box 137
Concho, Oklahoma 73022
405/262-4794 (phone)

Chickasaw Nation of Oklahoma

Governor Bill Anoatubby
580/332-8685 (phone)

P.O. Box 1548
Ada, Oklahoma 74821
580/436-1548
405/436-4287 (fax)

Choctaw Nation of Oklahoma

Mr. Gregory E. Pyle, Chief
P.O. Drawer 1210
16th & Locust Street
Durant, Oklahoma 74702
580/924-8280 (phone)
580/924-1150 (fax)
terryc@choctawnation.com

Citizen Potawatomi Nation

Mr. John A. "Rocky" Barrett, Jr.
Tribal Chairman
1601 S. Gordon Cooper Drive
Shawnee, Oklahoma 74801
405/275-3121

Delaware Nation

Mr. Edgar L. French, Delaware Nation
President
2 Miles North of Anadarko on Hwy. 281
P.O. Box 825
Andarko, Oklahoma 73005
405/247-2448 (phone)
405/247-9393 (fax)

Eastern Shawnee Tribe of Oklahoma

Mr. Charles D. Enyart, Chief & NAGPRA
Ext. 250
P.O. Box 350
Seneca, Missouri 64865
918/666-2435 (phone)
918/666-3325 (fax)

**Forest County Potawatomi Community
of Wisconsin Potawatomi Indians,
Wisconsin**

Mr. Harold Frank, Chairperson
P.O. Box 340
Crandon, Wisconsin 54520
715/478-7475 (phone)
715/478-7482 (fax)

Gun Lake Potawatomi

Mr. D.K. Sprague, Chairman
P.O. Box 218
Door, Michigan 49323

**Hannahville Indian Community of
Michigan**

Mr. Kenneth Meshigaud, Chairman
N14911 Hannahville Blvd. Road
Wilson, Michigan 49845

Ho-Chunk Nation of Wisconsin

Mr. George Lewis, President
Cultural Resources Division
P.O. Box 667
Black River Falls, Wisconsin 54615
715/284-9343

Huron Potawatomi Nation

Mr. Dale Anderson, Chairman
2221 – 1 ½ Mile Road
Fulton, Michigan 49502
616/729-5151 (phone)
616/729-5920 (fax)

Iowa Tribe of Kansas and Nebraska

Mr. Louis DeRoin, Chairman
2340 330th Street
White Cloud, Kansas 66094
785/236-0090 (phone)
785/595-6610 (fax)

Mr. Patt Murphy, NAGPRA Representative
Iowa Tribe of Kansas & Nebraska

206 South Buckeye Avenue
Abilene, Kansas 67410
785/263-0090 (phone)
785/263-7453 (fax)
indart@access-one.com

Iowa Tribe of Oklahoma

E. Bernadette Huber, Chair
R.R. 1, Box 721
Perkins, Oklahoma 74059-9599
405/547-2948, ext. 243 (phone for Chair)
405/547-2402 (phone, general)
405/547-5294 (fax)

Jena Band of Choctaw Indians

Ms. Christine Norris, Tribal Chief
P.O. Box 14
Jena, Louisiana 71342-0014
318/992-2717 (phone)
318/992-8244 (fax)

Kaw Indian Tribe of Oklahoma

Mr. Guy Munroe, Chairman
Drawer 50
Kaw City, Oklahoma 74641
580//269-2552 (phone)
580/269-2301 (fax)

**Kialegee Tribal Town of the Creek Nation
of Oklahoma**

Mr. Lowell Wesley, Town King
P.O. Box 332
108 North Main
Wetumka, Oklahoma 74883
405/452-3262 (phone)
405/452-3413 (fax)
lowell@kialegee.org

Kickapoo Traditional Tribe of Texas

Mr. Raul Garza , Chairman
HC 1, Box 9700
Eagle Pass, Texas 78852
830/773-2105 (phone)
830/757-9228 (fax)

Kickapoo Tribe in Kansas

Ms. Nancy Bear, Chairperson
1107 Gold Finch Road
P.O. Box 271
Horton, Kansas 64439
785/486-2131 (phone)
785/486-2801 (fax)

Kickapoo Tribe of Oklahoma

Mr. Danny Kaskaske, Chairman & Business
Committee
Mr. Kent Collier, NAGPRA
P.O. Box 70
McCloud, Oklahoma 74851
405/964-2075 (phone)
405/964-2745 (fax)

Miami Tribe of Oklahoma

Mr. Floyd E. Leonard, Chief
Box 1326
Miami, Oklahoma 74355
918/542-1445 (phone)
918/542-7260 (fax)

Muscogee (Creek) Nation of Oklahoma

Mr. Robert Beaver, Principal Chief
P.O. Box 580
Okmulgee, Oklahoma 74447
918/756-8700, ext. 603 (phone)
918/756-2911 (fax)
cultural@ocevnet.org

Omaha Tribe of Nebraska & Iowa

Mr. Orville Cayou, Chairman
P.O. Box 368
Macy, Nebraska 68039
402/837-5391 (phone)
402/837-5308 (fax)

Osage Tribe of Oklahoma

Mr. Jim Gray, Principal Chief
P.O. Box 779
Pawhuska, Oklahoma 74056
918/287-4622 (phone)

**Otoe-Missouria Tribe of Indians,
Oklahoma**

Mr. James Grant, Vice-Chairman
8151 Highway 77
Red Rock, Oklahoma 74651
580/723-4466 (phone)
580/723-4273 (fax)

Pawnee Nation of Oklahoma

Mr. George E. Howell, President
Pawnee Nation Business Council
881 Little Dee Drive
Pawnee, Oklahoma 74058

Peoria Tribe of Oklahoma

Mr. John P. Froman, Chief
P.O. Box 1527
Miami, Oklahoma 74355
918/540-2535 (phone)
918/540-2538 (fax)

**Pokagon Band of Potawatomi Indians of
Michigan**

Mr. Mike Zimmerman, Acting Tribal
Chairman
P.O. Box 180
Dowagiac, Michigan 49047
616/782-8988 (phone)

Ponca Tribe of Indians of Oklahoma

Mr. Bennett Arkeketa, Chairman
20 White Eagle Drive
Ponca City, Oklahoma 74601
580/762-8104 (phone)
580/762-7436 (fax)

Ponca Tribe of Nebraska

Mr. Fred LeRoy, Chairman
P.O. Box 288
Niobrara, Nebraska 68760

402/857-3391 (phone)
402/857-3436 (fax)

Prairie Band of Potawatomi Indians

Mr. Zach Pahmahmie, Tribal Chairman
16281 Q Road
Mayetta, Kansas 66509
785/966-4000 (phone)
785/966-4002 (fax)

Quapaw Tribe of Oklahoma

Mr. John Berry, Chairman
P.O. Box 765
Quapaw, Oklahoma 74363
918/542-1853 (phone)
918/542-4694 (fax)

Ms. Carrie V. Wilson, NAGPRA
223 East La Fayette
Fayetteville, Arkansas 72701
479/442-7576 (phone)
e-mail nagpra.106@earthlink.net

Sac and Fox of the Missouri in Kansas and Nebraska

Ms. Sandra Keo, Chairwoman
305 North Main
Reserve, Kansas 66434
785/742-7471 (phone)
785/742-3785 (fax)

Sac and Fox Nation of Oklahoma

Mr. Don Abney, Principal Chief
Route 2, Box 246
Stroud, Oklahoma 74079
918/968-3526 (phone)
918/968-3887 (fax)

Sac and Fox Tribe of the Mississippi in Iowa

Mr. Homer Bear, Jr., Chairman
349 Meskwaki Road
Tama, Iowa 52339
641/484-4678 (phone)
641/484-5424 (fax)

Shawnee Tribe

Mr. Ron Sparkman, Chairman
P.O. Box 189
Miami, Oklahoma 74355
918/542-2441 (phone)

United Keetoowah Band of Cherokee Indians of Oklahoma

George Wickliffe, Chief
P.O. Box 746
Tahlequah, Oklahoma 74457
918/456-9200 (phone)
918/456-9220 (fax)

Winnebago Tribe

Mr. John Blackhawk, Chairman
P.O. Box 687
Winnebago, Nebraska 68071

Wyandotte Nation

Mr. Leoford Bearskin, Chief
P.O. Box 250
Wyandotte, Oklahoma 74370
918/678-2297, ext. 244 (phone)
918/678-2944 (FAX)

EXHIBIT E

LIST OF ACTIVITIES PRE-APPROVED BY SHPO AND LIST OF DEMOLITION SALVAGED ITEMS

MSP Architectural Features / Salvage Items

MSP Redevelopment Site
Jefferson City, MO

Interior Items

ADMINISTRATION BUILDING

Basement Area

1. Old capital punishment cells - bars and doors
2. Barred doors in receiving unit
3. Locksmith shop - barred door

Main Level

1. Elevator car - save entire car intact
2. Three (3) wood/glass office doors, superintendent's office, assoc supts offices
3. Antique copper and wood ceiling fan located in superintendent's office
4. Retain some marble sections from interior walls of administration building
5. Pass through window with metal bars at ASO office
6. Retain all sections of the main round gate, bars, doors, officer's cage
7. Two (2) ornate Art Deco grills above main front entrance of administration building
8. Barred gate by sign-in stand, main lobby

Second Floor

1. Wood/glass door to business manager's office
2. Retain fixtures from one entire bathroom
3. Steel vault door from records' office

HOSPITAL

1. Ornate metal window grill at old pharmacy on main floor
2. Old sinks from surgery

MSP Architectural Features / Salvage Items

**MSP Redevelopment Site
Jefferson City, MO**

Exterior Items

ADMINISTRATION BUILDING, HOSPITAL, HOUSING UNIT #6 (D DORM), HOUSING

UNIT #7 (L HALL), SALLY PORT

1. Four (4) ornate Art Deco stone pieces on exterior of hospital building
2. Some of the Band stones, cap stones, window ledges, exterior of hospital building (as many as practical)
3. Ornate Art Deco stone facing on entrance to administration building
4. Some of the Band stones from exterior of administration building (as many as practical)
5. Hexagonal piece of stone from front of housing unit no. 7 (L Hall)
6. Some of the Band stones, cap stones from exterior of housing unit no. 7 (L Hall) (as many as practical)
7. Stone from front entrance to housing unit no. 7 (L Hall) including piece dated 1936
8. Some of the Band stone, cap stone from exterior of housing unit no. 6 (D Dorm) (as many as practical)
9. Old security lights from catwalk at old sally port
10. Old razor wire off wall section at old sally port, to include supports
11. Bars off old sally port windows
12. Counter balance ladder on perimeter wall leading to old sally port tower
13. Security lights off roof of old dining hall
14. Two gate posts with round balls on top located between housing unit no. 7 (L Hall) and garage section of west fence at current parking lot

Salvage of the items noted above is predicated on the assumption that removal can be reasonably accomplished without damage to the item listed as a result of extraction during the demolition process. It should be noted that many of the exterior stone items listed have been severely damaged by climatic conditions and are not anticipated to be extracted intact.

EXHIBIT F
GSA ORDER PBS 3490.1

GENERAL SERVICES ADMINISTRATION
Washington, DC 20405
PBS 3490.1
March 8, 2002

GSA ORDER

SUBJECT: Document security for sensitive but unclassified paper and electronic building information

1. Purpose. This order sets forth the Public Buildings Service's (PBS's) policy on the dissemination of sensitive but unclassified (SBU) paper and electronic building information of General Services Administration's controlled space, including owned, leased, or delegated Federal facilities. A major goal of GSA and the Federal Government is the safety and security of people and facilities under the charge and control of GSA. This order outlines the PBS security procedures needed to reduce the risk that the material will be used for dangerous or illegal purposes.

2. Cancellation. PBS-IL-01-3 is canceled.

3. Objectives. In order to reduce the exposure to possible attacks or threats to GSA controlled space, there are two principal objectives of PBS's policy regarding sensitive but unclassified (SBU) building information. These are to:

a. Diminish the potential that sensitive information about the building in either paper or electronic form will be available for use by a person or persons with an interest in causing harm to persons or property.

b. Respect GSA's legitimate business and other needs to allow access to this information to those who have a need-to-know, such as Federal agencies housed in GSA controlled space, the professional design community, contractors, and states, cities, and towns where GSA has facilities.

4. History.

a. The physical protection of Federal employees, the visiting public, and facilities has always been a priority for GSA. Environmental, fire, security, and other safety concerns have influenced how GSA builds and procures space and has impacted our construction criteria. However, after the Alfred P. Murrah Federal Building bombing, GSA and other Government agencies have made a concerted review of GSA's construction and security criteria to find ways to prevent such an occurrence in the future.

b. There is rising apprehension that if building information is not restricted it could easily fall into the hands of terrorists or other criminal elements. In addition, there is particular concern that, with Internet technology, individuals, including terrorists and criminals worldwide, could have easy access to such information and remain anonymous.

c. Counterbalancing legitimate security concerns is the reality that a "government of the people, by the people, and for the people" must be accessible to its citizens and able to perform its mission without excessive restrictions hampering competition. With certain limited exceptions, GSA is required by the Competition in Contracting Act to obtain full and open competition. Therefore, prospective offerors must have access to necessary information in competing for Government contracts. This includes interested vendors, contractors, subcontractors, manufacturers, and suppliers of our building materials, as well as providers of professional services such as building plans and security services or equipment. GSA must balance security with business requirements in a pragmatic way, without undue bureaucratic burdens on our regional offices, consultants, lessors, and contractors.

5. Application. This order applies to all SBU building information regarding PBS-controlled space or procurements to obtain PBS-controlled space, either Government owned or leased, and to all PBS employees in Central Office and the regions, and includes GSA space that is delegated to other Federal agencies. It also imposes requirements on Federal employees to ensure that authorized users, both Government and non-Government, are aware of and adhere to specific obligations with respect to SBU building information.

6. Related authorities. This order supports and supplements the implementation of GSA order, Safeguarding sensitive unclassified information (ADM 1800.3B); Instructional Letter CIO IL-99-1, Safeguarding Sensitive Unclassified Information; and the GSA Acquisition Manual (GSAM) (ADP P 2800.12B).

7. Responsibilities.

a. General. Because no policy can cover every circumstance, disseminators shall make every effort to apply the *principles* outlined in this order in those cases where circumstances require adaptation, by using good judgment, common sense, and reasonableness. The principles are:

- Only give the information to those who have a *need to know*;
- Keep records of who got the information; and
- Safeguard the information during use and destroy it properly after use.

This order describes the minimum effort required. In some cases, the disseminator should take additional precautions as circumstances dictate. It is the responsibility of those disseminating SBU building information to provide the first line of defense against misuse.

b. Assistant Regional Administrators (ARA's). PBS ARA's, or their designated Federal employee representatives (or in the case of delegated buildings, Agency officials), must ensure SBU building information is protected from unauthorized use. Federal Government employees who handle SBU building information shall have security training outlining the procedures in this order.

c. Federal Protective Service (FPS). The FPS at Central Office and in each GSA region must inform regional security personnel regarding the information contained herein.

FPS, in coordination with other PBS offices, shall participate in PBS regional security training.

d. Office of the Chief Architect (PC). PC must inform the GSA regional offices responsible for managing SBU building information of the requirements contained herein. The OCA shall work with private sector architects, engineers, and contractors to ensure that these groups are aware of the requirements contained in this order, including:

(1) Labeling of information. All SBU building information, either in electronic or paper formats, shall have imprinted on **each** page of the information:

**PROPERTY OF THE UNITED STATES GOVERNMENT
FOR OFFICIAL USE ONLY
Do not remove this notice
Properly destroy documents when no longer needed**

(2) The following paragraph will be included on the **cover** page of the information (such as the cover page on the set of construction drawings and on the cover page of the specifications) and on the label of all magnetic media:

**PROPERTY OF THE UNITED STATES GOVERNMENT
COPYING, DISSEMINATION, OR DISTRIBUTION OF THESE DRAWINGS, PLANS,
OR SPECIFICATIONS TO UNAUTHORIZED USERS IS PROHIBITED
Do not remove this notice
Properly destroy documents when no longer needed**

(3) The previous two statements shall be **prominently** labeled in bold type in a size appropriate for the document. On a set of construction drawings, for example, the statements should be in a minimum of 14 point bold type.

e. Office of General Counsel. The Office of General Counsel must provide legal advice concerning Freedom of Information Act (FOIA) requests pertaining to SBU building information.

f. Office of Customer Service (PB). PB must ensure that all GSA customers are aware of the requirements contained in this order.

g. Office of Realty Services (PE). PE must ensure that Leasing Contracting Officers (GS-1170) and Realty Specialists (GS-1170) are aware of the requirements contained in this order.

h. Office of Portfolio Management (PT). PT must notify client agency officials of those GSA buildings delegated to them of the requirements contained in this order.

i. Office of Business Operations (PX). PX must notify all Procurement Contracting Officers (GS-1102) and Property Management personnel of the requirements contained in this order.

j. Contracting Officers (CO). The CO's must post a synopsis of the work electronically to

the Governmentwide Point of Entry (GPE), currently FedBizOpps (<http://fedbizopps.gov/>), for all procurements containing SBU building information. For those procurements where SBU building information, such as exhibits, associated plans, specifications, etc., cannot be made available electronically on the GPE, the CO's must provide a notification as required by the GSA Acquisition Manual (APD P 2800.12B), GSAM 504.570(d).

8. Type of Information for Document Security

a. Sensitive But Unclassified (SBU) building information. Includes but is not limited to paper and/or electronic documentation of the physical facility information listed below. Building designs (such as floorplans), construction plans and specifications, renovation/alteration plans, equipment plans and locations, building operating plans, information used for building service contracts and/or contract guard services, or any other information considered a security risk, for all GSA controlled facilities, shall be considered covered under this category. Specifically (but not exclusively), it includes:

(1) Location of secure functions in the facility such as judges' chambers and libraries, prisoner or judges' secure circulation paths (both vertical and horizontal), cell blocks, sally ports, judges' parking, security areas, and childcare, major computer processing areas or other client sensitive processing areas (such as major photo or computer labs, etc);

(2) Location of all utilities, such as heating, ventilation, air conditioning, information technology (IT) systems, location of air intake vents, water sources, gas lines, plumbing lines, building automation systems, power distribution systems, emergency generation equipment, uninterrupted power sources (UPS), security and fire alarm systems, routes and annunciation panels;

(3) Location and type of structural framing for the building and any information regarding structural analysis or building security and blast mitigation analysis and counter terrorism methods taken to protect the occupants and building; and

(4) Information regarding security systems or strategies of any kind (such as camera locations) or security guards (such as number and location).

b. Non-sensitive unclassified building information. Information regarding the building that may be made available for limited public dissemination under the following conditions:

(1) Building elevation or other drawings of new or existing buildings shall not show or label information defined under the SBU categories in 8.a., above.

(2) Interior photographs that are limited to publicly accessible space or have been cleared for publication by GSA or the agency responsible for the space.

(3) Conceptual space planning drawings with floor layouts may be made available for presentations to professional designers (architect/engineers, etc.), professional schools for educational purposes, community planning groups participating in the design of new Federal space, or professional print publications *if* specific SBU building information

(structural columns, utilities, etc.) is not shown and judges' chambers, secure circulation routes, secure elevator locations, etc. are shown as generic space with no wall partitions (such as a block of unpartitioned space labeled "Judicial Space"). Generic concept (bubble) diagrams may be shown to convey information for a non-specific building.

Note: It is the responsibility of the disseminator to use good judgement and to apply the principle that *the more open the forum, the more generic/conceptual the information must be.*

(4) Detailed floor layout drawings of any kind for specific buildings shall not be made available over the public internet or in public presentations or print media, such as brochures, magazines, books, etc.

9. Reasonable care for dissemination of sensitive but unclassified (SBU) building information. Those who are disseminating SBU building information (which includes flowdown dissemination by prime/general contractors, subcontractors, suppliers, architects/engineers, Federal Agencies, lessors, private sector planrooms, state and local governments, print shops/reprographic firms, etc.) must obtain a signed copy of the Document Security Notice (attached) by authorized users of SBU building information that they will exercise *reasonable care* when handling SBU building documents.

"Reasonable care" is defined as:

a. Limiting dissemination to authorized users. Dissemination of information shall only be made upon determination that the recipient is *authorized* to receive it. The criterion to determine authorization is *need-to-know*. Those with a *need-to-know* are other Federal Government agencies (who shall make requests through their agency management), and non-Government entities that are specifically granted access for the conduct of business on behalf of or with GSA. This includes those necessary to do work at the request of the Government, such as architects and engineers, consultants, contractors, subcontractors, suppliers, planrooms, and others that the contractor deems necessary in order to submit an offer/bid or to complete the work or contract, as well as maintenance and repair contractors and equipment service contractors.

Note: It is the responsibility of the person or firm disseminating the information to assure that the recipient is an authorized user and to keep the Document Security Notice records of recipients.

Authorized users shall provide identification as set forth below:

(1) Valid identification for Federal Government users. Valid identification of authorized Government users receiving SBU building information shall be verification of Government employment.

(2) Valid identification for non-Government users. Authorized non-Government users shall provide valid identification to receive SBU building information. Valid identification shall be all items I through III, and including item IV, as necessary:

I. A copy of a valid business license or other documentation granted by the state or local jurisdiction to conduct business. The license at a minimum shall provide the name, address, phone number of the company, state of incorporation, and the name of the

individual legally authorized to act for the company. The business must be of the type required to do the work. A general contractor's license may be substituted for the business license in states that issue such licenses. In the rare cases where a business license is not available from the jurisdiction, the information shall be provided and testified to by the submitter; **and**

II. Verification of a valid DUNS Number against the company name listed on the business license or certification. Verification may be obtained through <http://www.fpdc.gov>, or by calling Dun & Bradstreet at 703-807-5078 to set up an account; **and**

III. A Valid IRS Tax ID Number of the company requesting the information; **and, as necessary,**

IV. A Valid picture state driver's license shall be required of person(s) picking up SBU documents. Phone verification must be made to a previously validated authorized user that the individual(s) picking up the documentation is/are authorized to do so by the company obtaining the documents. SBU documents will not be released to any individual or firm who has not, either previously or at the time of pickup, supplied the required documentation as outlined in paragraphs I through III, above.

b. Record keeping. Those who disseminate SBU building information must require a signed Document Security Notice from those who receive the information. Records of the signed Document Security Notices shall be maintained by the disseminator pursuant to the GSA system of keeping long-term records and plans. At the completion of work, secondary and other disseminators shall be required to turn over their Document Security Notice dissemination records to GSA to be kept with the permanent files.

c. Retaining and destroying documents. The efforts required above shall continue throughout the entire term of contract and for whatever specific time thereafter as may be necessary. Necessary record copies for legal purposes (such as those retained by the architect, engineer, or contractor) must be safeguarded against unauthorized use for the term of retention. Documents no longer needed shall be destroyed (such as after contract award, after completion of any appeals process, or completion of the work). Destruction shall be done by burning or shredding hardcopy, and/or physically destroying CD's, deleting and removing files from the electronic recycling bins, and removing material from computer hard drives using a permanent erase utility or similar software.

d. Notice of disposal. For all contracts using SBU building information, the contractor shall notify the GSA contracting officer that he and his subcontractors have properly disposed of the SBU building documents, with the exception of the contractor's record copy, at the time of Release of Claims to obtain final payment.

10. Miscellaneous.

a. State and local governments. In order to comply with local regulations, GSA must provide localities with documents to issue building permits and to approve code requirements. Public safety entities such as fire departments and utility departments require unlimited access on a need-to-know basis. These authorities must be informed

at the time they receive the documents that the information requires restricted access from the general public. When these documents are retired to local archives, they should be stored in restricted access areas. *This order will not preclude the dissemination of information to those public safety entities.*

b. Electronic transfer and dissemination. Transfer and dissemination of SBU information beyond the GSA intranet (internet or extranet, modem, DSL, wireless, etc.) must use at least 128 bit symmetric key encryption following NIST Special Publication 800-21 *Guideline For Implementing Cryptography in the Federal Government*. All transfers must use standard commercial products (such as PGP and Secret Agent) with encryption algorithms that are at least 128 bit symmetric (3DES, AES, RC4, IDEA, etc.), and follow the instructions outlined in this order. Authorized users that use project extranets for electronic project management during design or after construction contract award to transfer SBU building information are responsible for verifying and certifying to the Government contracting officer that project extranets meet applicable physical and technical GSA security requirements as determined by the PBS Chief Information Officer (CIO). Access to the sites shall be password protected and access shall be granted only on a need-to-know basis. A record of those individuals who have had electronic access shall be maintained by the contracting officer or other disseminator in accordance with the GSA system of keeping long-term records.

c. Appropriate levels of security. GSA intends to meet project security requirements as defined by our client agencies. This order is meant to define the minimum security requirements of GSA for SBU building information. A client agency may define an individual project requiring additional security over that outlined in this order. Any information classified for national security purposes shall be handled according to the DOD 5220.22-M National Industrial Security Program Operating Manual (NISPO) and other appropriate national security directives.

d. Freedom of Information Act (FOIA) requests. Because of the sensitive nature of SBU building information from a security standpoint, it shall not be disclosed pursuant to a FOIA request without a thorough analysis of the security implications and any potentially applicable exemptions under the FOIA. Any determination to disclose SBU building information pursuant to a FOIA request must be made by the PBS ARA or the PBS Deputy Commissioner, after consultation with the servicing legal office and the servicing FPS office.

e. Proprietary information owned by Architect/Engineers. All professional services consultants shall sign the Document Security Notice that documents containing SBU building information created under contract to the Federal Government shall be handled according to the procedures under this order.

f. Private sector planrooms. Numerous private sector businesses provide planrooms, which provide access to construction plans and specifications for bidding purposes as a service to construction contractors and subcontractors. Before receiving GSA SBU building information from any source for dissemination, the private sector planroom shall demonstrate to GSA that they can and will adhere to the procedures outlined in this order, and sign the Document Security Notice.

g. Reporting incidents of concern. Any concern of a significant security risk should be

reported immediately to the FPS Megacenter or to the FPS Investigation Section at (202) 501-0793 and any other security agencies as deemed appropriate.

(Signed 3/8/02)
F. JOSEPH MORAVEC
Commissioner
Public Buildings Service

Request for Construction Documents Exhibit

Attachment _____
Solicitation _____

DOCUMENT SECURITY NOTICE TO PROSPECTIVE BIDDERS/OFFERORS

This solicitation includes Sensitive But Unclassified (SBU) building information. SBU documents provided under this solicitation are intended for use by authorized users only. In support of this requirement, GSA requires bidders/offerors to exercise reasonable care when handling documents relating to SBU building information per the solicitation.

REASONABLE CARE:

1. **Limiting dissemination to authorized users.** Dissemination of information shall only be made upon determination that the recipient is *authorized* to receive it. The criterion to determine authorization is *need-to-know*. Those with a *need-to-know* are those who are specifically granted access for the conduct of business on behalf of or with GSA. This includes all persons or firms necessary to do work at the request of the Government, such as architects and engineers, consultants, contractors, sub-contractors, suppliers, and others that the contractor deems necessary in order to submit an offer/bid or to complete the work or contract, as well as maintenance and repair contractors and equipment service contractors.

Note: It is the responsibility of the person or firm disseminating the information to assure that the recipient is an authorized user and to keep records of recipients.

Authorized users shall provide identification as set forth below:

Valid identification for non-Government users. Authorized non-Government users shall provide valid identification to receive SBU building information. The identification shall be presented and verified for each dissemination. Valid identification shall be all items (a) through (c), below, and including item (d), as necessary:

(a) **A copy of a valid business license or other documentation granted by the state or local jurisdiction to conduct business.** The license at a minimum shall provide the name, address, phone number of the company, state of incorporation, and the name of the individual legally authorized to act for the company. The business must be of the type required to do the work. A general contractor's license may be substituted for the business license in states that issue such licenses. In the rare cases where a business license is not available from the jurisdiction, the information shall be provided and testified to by the submitter; **and**

(b) **Verification of a valid DUNS Number** against the company name listed on the business license or certification. Verification may be obtained through <http://www.fpdc.gov>, or by calling Dun & Bradstreet at 703-807-5078 to set up an account; **and**

(c) **A Valid IRS Tax ID Number** of the company requesting the information; **and, as necessary,**

(d) **A Valid picture state driver's license** shall be required of person(s) picking up SBU documents. Phone verification must be made to a previously validated authorized user that the individual(s) picking up the documentation is authorized to do so by the company obtaining the documents. SBU documents will not be released to any individual or firm who has not, either previously or at the time of pickup, supplied the required documentation as outlined in paragraphs (a) through (c), above.

2. Retaining and destroying documents. The efforts required above shall continue throughout the entire term of the contract and for whatever specific time thereafter as may be necessary. Necessary record copies for legal purposes (such as those retained by the architect, engineer, or contractor) must be safeguarded against unauthorized use for the term of retention. Documents no longer needed shall be destroyed (such as after contract award, after completion of any appeals process or completion of the work). Destruction shall be done by burning or shredding hardcopy, and/or physically destroying CD's, deleting and removing files from the electronic recycling bins, and removing material from computer hard drives using a permanent erase utility or similar software.

3. Term of Effectiveness. The efforts required above shall continue throughout the entire term of contract and for what specific time thereafter as may be necessary, as determined by the Government. Necessary record copies for legal purposes (such as those retained by the architect, engineer, or contractor) must be safeguarded against unauthorized use for the term of retention.

4. Written agreement of disposal. For all contracts using SBU building information, the contractor shall provide a written statement that he and his subcontractors have properly disposed of the SBU building documents, with the exception of the contractor's record copy, at the time of Release of Claims to obtain final payment. Documents no longer needed shall be destroyed (such as after contract award, after completion of any

appeals process or completion of the work). Destruction shall be done by burning or shredding hardcopy, and/or physically destroying CDs, deleting and removing files from the electronic recycling bins, and removing material from computer hard drives using a permanent erase utility or similar software.

The recipient acknowledges the requirement to use **reasonable care**, as outlined above, to safeguard the documents and, if not awarded, the contract (and at the completion of any protest/appeal process) will make every reasonable and prudent effort to destroy or render useless all SBU information received during the solicitation.

I agree that I will abide by this agreement and will only disseminate Sensitive But Unclassified (SBU) building information to other authorized users under the conditions set forth above.

Signature: _____

Title: _____

Date: _____

Copy of business license attached

DUNS Number: _____

Verified: Yes No

IRS Tax ID Number _____

▶ Validation

EXHIBIT G
NON-DISCLOSURE AGREEMENT

Consulting Parties to the Programmatic Agreement ("PA") for the New Courthouse Project in Jefferson City, Missouri, acknowledge and understand that they will be given access to Sensitive But Unclassified ("SBU") building information to complete any reviews mandated by the PA if, and only if, they have first executed this Non-Disclosure Agreement ("Agreement"). Those representatives of Consulting Parties that execute this Agreement shall be considered an "Authorized Consulting Party." Each Authorized Consulting Party acknowledges, understands and agrees that any SBU documents are for use by the Authorized Consulting Party only for the purposes described in the PA. In support of this requirement, GSA requires that each Authorized Consulting Party exercise best efforts when handling documents relating to SBU building information in accordance with the following procedures.

1. Prohibition on Disclosure and Copying of SBU Information. Each Authorized Consulting Party hereby agrees not to disclose the contents of SBU information to anyone (including co-workers) unless that person has a need-to-know and previously has provided GSA with an executed Agreement. Each Authorized Consulting Party further agrees not to make copies of any portion of the SBU Information.

2. Destruction of Documents. The requirement of this Agreement shall continue throughout the entire term of the PA and for whatever period of time that SBU documents continue to exist. All documents shall be destroyed at the expiration of the PA or sooner, if no longer needed.

3. Written confirmation of disposal and/or return of Documents to GSA. When the review process is complete, each Authorized Consulting Party shall provide GSA with a written statement that all SBU documents have been properly destroyed. In lieu of destroying the documents, the Authorized Consulting Party may return the SBU documents to GSA for destruction.

4. Best Efforts. Each Authorized Consulting Party further agrees to use best efforts to safeguard the documents to prevent unauthorized access by unauthorized individuals. In the event that the Authorized Consulting Party becomes aware of an unauthorized disclosure of SBU information, then the Authorized Consulting Party immediately shall report the disclosure to GSA.

5. Valid Identification. The Authorized Consulting Party hereby represents that a true and correct copy of the Authorized Consulting Party's valid state picture driver's license is attached to the Agreement.

The undersigned hereby commits to the United States of America to comply with the terms of this Agreement.

By: _____ Date: _____

Print Name: _____

Title: _____

Name of Organization: _____

EXHIBIT H

RESEARCH DESIGN Cultural Resource Investigations MSP Redevelopment Project

Based on a scope of work discussed with Charlie Brzuchalski/OA and Judith Deel/DNR, the following research design has been developed to meet Section 106 cultural resource compliance concerns.

1. A composite historic disturbance map of the project area will be generated based on available Sanborn Insurance Maps and sources illustrating period topography of the project area. The probable degree of historic disturbance will be interpreted in terms of potential for presence/absence of pre-prison possibly significant prehistoric and historic resources.
2. A micro lot and block history of the project area historic activity will be prepared from review of city directories. These records are not cross-referenced by address resulting in a time consuming process. A set of 5-year interval maps illustrating historic land use of the project area regarding ownership, tenants, business activities, and relationships to the pre-1935 prison will be produced.
3. Physical investigations utilizing controlled archaeological and hand and limited mechanical excavations will be implemented based upon information identified from the historic disturbance map data and historic activity maps. Areas that may have had probable significant resources in the form of prehistoric and/or historic occupation and also exhibit potential to retain some degree of subsurface integrity would be the focus of the controlled archaeological investigations.
4. A draft report will be produced incorporating all of the information derived from the procedures outlined above to include maps, references, historic and archaeological resource descriptions, and recommendations regarding National Register of Historic Places eligibility of all identified resources. The draft will be submitted to the SHPO and project administrators for review and comment. A final report will be prepared that will incorporate agency review suggestions.
5. The data gathering procedures will be carried out over a five week time period including record and field investigations. Draft report preparation will be completed four weeks following investigations. Final report completion will be dependent upon the agency review schedule.



Craig Sturdevant
President/ERC
November 27, 2006

EXHIBIT I

PROJECT SCHEDULE

ID	Task Name	Duration	Start	Finish	2008				2009	
					Qtr 1	Qtr 2	Qtr 3	Qtr 4	Qtr 1	Qtr 2
3	NEPA/NHPA Approval	20 days	Tue 4/17/07	Mon 5/14/07						
4	Demolition of Buildings	100 days	Mon 5/21/07	Fri 10/5/07						
5	Site Transfer	22 days	Mon 10/8/07	Tue 11/6/07						
6										
7	Design	402 days	Thu 3/1/07	Fri 9/12/08						
8	Programming	40 days	Thu 3/1/07	Wed 4/25/07						
9										
10	Conceptual Design	140 days	Mon 3/19/07	Fri 9/28/07						
11	Conceptual Design 1	40 days	Mon 3/19/07	Fri 5/11/07						
12	Conceptual Design 2	40 days	Mon 5/14/07	Fri 7/6/07						
13	Final Concept	40 days	Mon 7/9/07	Fri 8/31/07						
14	Commissioner Approval	20 days	Mon 9/3/07	Fri 9/28/07						
15										
16	Construction Documents	250 days	Mon 10/1/07	Fri 9/12/08						
17	Design Development (35%)	60 days	Mon 10/1/07	Fri 12/21/07						
18	Agency and GSA Review	10 days	Mon 12/24/07	Fri 1/4/08						
19										
20	Construction Documents (65%)	60 days	Mon 1/7/08	Fri 3/28/08						
21	Agency and GSA Review	10 days	Mon 3/31/08	Fri 4/11/08						
22										
23	Construction Documents (95%)	60 days	Mon 4/14/08	Fri 7/4/08						
24	Agency and GSA Review	10 days	Mon 7/7/08	Fri 7/18/08						
25										
26	Final Construction Documents	40 days	Mon 7/21/08	Fri 9/12/08						
27										
28	Procurement	40 days	Mon 9/15/08	Fri 11/7/08						
29										
30	Construction	30 months	Mon 11/10/08	Fri 2/25/11						
31										
32	Move in	40 days	Mon 2/28/11	Fri 4/22/11						