

**Powell, Amy**

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**From:** Powell, Amy  
**Sent:** Tuesday, July 28, 2009 4:07 PM  
**To:** 'Cristinzio, Dayle (Reid)'  
**Cc:** Batkin, Joshua  
**Subject:** NRC office space - talking points  
**Attachments:** The Need for Office Space Renwal Language FY 2010 approp (2).doc

**Importance:** High

Hi Dayle -

Per your conversation with Josh, attached are talking points regarding NRC's office space. Let us know if you have questions or need more info.

Thanks!  
Amy

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### **The Need for Additional Office Space**

- Energy Policy Act of 2005 stimulated demand for new nuclear power and fuel assembly plants.
- NRC staff increases needed to review new license applications.
- NRC Prospectus request for 120,000 s. f. approved by appropriate Congressional Committees in September 2007, but additional office space requirement had grown to more than 300,000 s.f.
- During FY 2006 through FY 2008, GSA leased interim space in four buildings in Montgomery County Maryland to house the growing NRC headquarters staff.
- FY 2008 Consolidated Appropriations Act provided language authorizing GSA to acquire additional permanent space as close as reasonably possible to the NRC headquarters location in Rockville, Maryland.
- Authorizing language was renewed in the FY 2009 appropriation for the NRC.
- GSA issued Solicitation for Offers (SFO) January 30, 2009. Offers closed in February.

### **The Need for Reauthorization in 2010 Appropriation**

- GSA and NRC in negotiations with Offeror to construct additional building within the specified delineated area near the existing NRC headquarters.
- Negotiations may extend beyond the end of FY 2009, with lease award occurring in 2010.
- Lease award, construction and occupancy of the new building will occur over a multi-year period ending in 2012.
- With lease not yet signed, there is a slight possibility that negotiations will fail and the procurement process will have to be re-started in 2010 and beyond.
- NRC and GSA agree that the language should be continued in the FY 2010 appropriation for the NRC as it will facilitate the procurement process and protect the Government from any protests after a contract is awarded.