PROSPECTUS – CONSTRUCTION
CIVILIAN CYBER CAMPUS
NATIONAL CAPITAL REGION

Prospectus Number: PNCR-CCC-NCR15

FY2015 Project Summary

GSA seeks funding in FY2015 for design and to prepare for the development of a Federal civilian cyber security campus that will house federal employees and contractors dedicated to the civilian cyber security mission. It is envisioned that the campus will be developed so as to be large enough to accommodate possible further expansion and/or co-location with private sector partners. GSA is requesting $35 million in support of the development of detailed requirements for the proposed project and to fund the project design.

FY15 Committee Approval and Appropriation Requested (Design).....$35,000,000

Overview of Project

A resilient, efficient, Federally-owned civilian cyber campus solution will serve the expanding needs of the federal government's global civilian cyber security efforts and is the most cost effective means to support this long term mission. The civilian cyber security mission has been defined in statutes, directives, orders, and policies including but not limited to: Comprehensive National Cybersecurity Initiative of 2008, the NSPD-54 / HSPD-23 Cyber Security Policy of 2008, Executive Order 16363 of 2013 – Improving Critical Infrastructure Cybersecurity, and PPD-21 of 2013 – Critical Infrastructure Security and Resilience. The National Protection and Programs Directorate (NPPD) within DHS and the Federal Bureau of Investigation (FBI) within DOJ have been principally charged with leading this initiative. Other agencies involved include the Office of Intelligence & Analysis (I&A) and the US Secret Service (USSS) within DHS.

Overall goals of the project are as follows: 1) create a centralized, visible, civilian-led organization that presents a globally fused cyber capability; 2) ensure scalability to accommodate future needs; 3) promote secure collaboration while leveraging shared capabilities and infrastructure; 4) enhance public-private cooperation with increased opportunities for collaboration; 5) optimize federal resources (capital + human + physical); and 6) develop a working environment to support the recruitment, development, and retention of best-in-class cyber professionals.

Location

GSA's National Capital Region

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Fiscal Year 2015 Requirements

Design & Review (all phases including concepts) 35,000,000

Total Fiscal Year 2015 Funding Request $35,000,000

Total Fiscal Year 2015 Project Authorization Request $35,000,000

Prior Committee Approval

None

Prior Appropriations

None

Justification

An analysis of the current federal cybersecurity portfolio found that cyber functions are dispersed in many locations throughout the National Capital Region (NCR) and are currently comprised of approximately 630 thousand rentable square feet (RSF) of space, 92% of which is leased from the private sector.

The major driving factors for this project include increasing cyber threats to both critical infrastructure and commerce, a need for the government to partner with the private sector to share information about such threats and recommendations for countering them, plus consolidation of current capabilities already developed or in the process of being developed in the public sector. The civilian cyber security campus will also provide a centrally located facility in the National Capital Region (NCR) for bringing together the private and public sectors to respond to anticipated future cyber threats. The proposed project will also provide a cost effective alternative to leasing space.

A consolidated campus for cybersecurity operations would help to improve functional and physical cooperation by bringing together mission personnel that are currently widely dispersed in the NCR. Direct benefits of developing the proposed campus include enhanced communications, coordination, organizational synergies and operational effectiveness. Efficiencies can also be gained in direct support, shared services, and functional integration.

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Summary of Energy Compliance

Cogeneration and Waste Heat: GSA will study and determine the need for campus power to be produced on site via cogeneration if feasible. Waste heat generated by natural gas fired turbines can be converted to both steam and hot water to help heat the buildings and, through steam driven absorption chillers, to help cool the buildings.

Solar Energy: Photovoltaic energy collection arrays will be considered for electric street lighting, CUP control power, and for lawn irrigation systems. Solar energy collecting roofing membranes may also be incorporated on portions of the roof tops.

Geothermal: Geothermal wells may be considered in limited areas to support heat pump systems if feasible.

GSA's goal is to provide a facility that has a minimum LEED (Leadership in Energy and Environmental Design) Gold rating.

Alternatives Considered (30-year, present value costs)

There is no feasible alternative for this requirement other than federal construction.

Recommendation

CONSTRUCTION

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Certification of Need

The proposed project is the best solution to meet a validated Government need.

Submitted at Washington, DC, on March 6, 2014

Recommended _____
Commissioner, Public Buildings Service

Approved _____
Administrator, General Services Administration