

Request for Public Participation !!!

Allen Hall Army Reserve Center Re-Use Plan



**Allen Hall, 1750 E. Silverlake
Tucson, Arizona**

What is Allen Hall?

Allen Hall is one of many military properties across the country that has been declared surplus property under the Base Closure Community Redevelopment and Homeless Assistance Act of 1994, as amended (the Redevelopment Act). This means, the military intends to vacate the property sometime in the future, and a local planning process will be implemented to discuss and recommend new uses for the facility and transfer or sale of the property to a new owner. The Army expects to vacate Allen Hall by 2011.

The site is approximately 3.5 acres in size and contains approximately 36,000 square feet of built improvements. The main building is a dated (1953), two-story office building with a large multi-purpose room and commercial kitchen, some storage cages, lockers, and a weapons safe. There is a large out building used for vehicle storage and maintenance. The second floor is accessed only by two stairways.

Why is Allen Hall a City project?

The City of Tucson is the authorized Local Redevelopment Authority (LRA) for the planning process. In this role, the City must implement a local planning process that includes an analysis of the proposed re-uses for the property, the condition of the property, and the local needs. After the planning process, the City must submit a re-use plan and recommendation to the U.S.

Department of Housing and Urban Development and the Army for review. The Army has the final decision making power regarding the proposed re-use of the property.

What are the eligible re-uses for the property?

The federal regulations identify two types of priorities that must be addressed in a solicitation of interest to the community: 1) services for the homeless; and 2) public benefit conveyances for one or more of the following uses: *Education; Public Health; Public Airports; Historic Monuments; Public Parks or Recreation Areas; Correctional Facilities; Law Enforcement; Emergency Management Response Purposes; Self-help Housing; and Wildlife Conservation.* The federal regulation allows the property to be transferred at reduced or no cost for these eligible uses. This does not preclude other uses from consideration.

What are the steps in the planning process?

The first step in the planning process is to identify potential re-uses. This was accomplished by soliciting notices of interest (NOI's) from the community.

The City received notices of interest (NOI's) from five organizations with an outline of their proposed use for the facility:

Tucson Planning Council for the Homeless (TPCH)
COPE Community Services Partnership/RISE
Pima Community College
City of Tucson Offices of Public Safety Emergency Management and Homeland Security
City of Tucson Parks and Recreation Department

The City has begun the planning process for development of the re-use plan. The planning process includes an analysis of the property and the surrounding area/neighborhoods, including local needs and the network of services already in place in Tucson and Pima County. The planning process will take into consideration what has been proposed in the notices of interest. The re-use plan may include components from more than one of the proposals.

The final step in the planning process is to take all of the information, including public input on the proposed uses, and develop a re-use plan. This plan is scheduled to go forward to the Mayor and Council for approval in June 2008.

How long will the planning process take?

The City has 270 days from October 1, 2007 to develop a final re-use plan.

Who will conduct the planning process?

Poster-Frost Associates, a planning and architectural firm, will facilitate the planning process.

How can interested parties participate in the planning process?

Interested parties can provide written comments to the contacts listed below, or attend any one of a series of public meetings at the Quincie Douglas Neighborhood Center:

Allen Hall Re-Use Plan Public Meetings

TIME: 6:30 PM

DATES: March 4, April 29, June 3, June 17

LOCATION: Quincie Douglas (northwest corner of the intersection of Kino and Silverlake)

If you are a resident of the surrounding neighborhoods, South Park, Pueblo Gardens, Las Vistas, or Western Hills there will be updates and discussions on the Allen Hall project at your regularly scheduled Neighborhood Association meetings and at the Weed & Seed Committee meetings. If you are a homeless services provider, you will receive updates on the Allen Hall planning process at the Tucson Planning Council for the Homeless (TPCH) membership meeting, or through the TPCH e-mail communication.

City of Tucson Contact:

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