

Eric Alvarez

Secretary, Migratory Bird
Conservation Committee

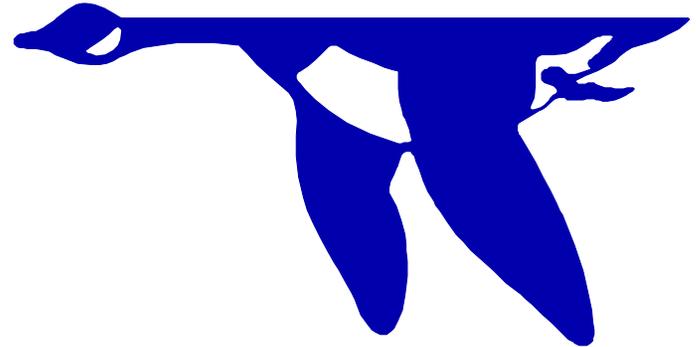
Chief, Division of Realty

National Wildlife
Refuge System

U.S. Fish and Wildlife Service

Arlington, Virginia

U.S. DEPARTMENT OF THE INTERIOR
U.S. Fish and Wildlife Service



**NATIONAL
WILDLIFE
REFUGE
SYSTEM**

**Public Benefit
Conveyances (PBCs)
for
Wildlife Conservation
Purposes**



Transfer of Certain Real Property for Wildlife Conservation Purposes Act

of May 19, 1948

(Public Law 80-537) as amended (16 U.S.C. 667b-667d)

Under terms of this Act, GSA may transfer at no cost:

- parcels of Federally-owned real property
- suited for wildlife resources
- to the Department of the Interior (DOI)
- or to STATE AGENCIES via Public Benefit
Conveyance (PBC) procedures
- for management and administration.



- Approx. 134 wildlife conservation PBCs totaling almost 175,000 acres since program's inception in 1948.
- Mostly FUDS, ammo plants and BRACs
- And a few former fish hatcheries, areas around dams, radio transmitter sites, penitentiaries, Coast Guard river ranges, a VA hospital, and a former sanitarium.



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They become State-owned:

Wildlife Management Areas

State Refuge Lands Game Management Units

Nurseries and Game Farms Wildlife Research Areas

in perpetuity.

(Yes, there is a reversionary clause in the Deed)

*(and yes, there have been reversions,
but it is extremely rare)*



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- Size varies: The 7 largest are:

<u>Year</u>	<u>Acres</u>	<u>Formerly:</u>
1949	55,083	Fort Bragg (portion), NC
1949	32,000	Camp Gruber (portion), OK
1949	14,020	Tobyhanna Military Reservation (portion), PA
1962	9,268	Beale AFB (portion), CA
1949	8,683	DoD land in Tennessee
1949	6,714	Naval Air Gunnery School, OK
1949	4,205	Camp Joseph T. Robinson, AR

- *And the 8 smallest are less than an acre!*



Some of those 134 wildlife conservation PBCs are actually multiple PBC conveyances of sub-divided tracts from a single larger tract.

EXAMPLE:

- What is now the State of Kansas's **Tuttle Creek Wildlife Reservation** was originally one tract of Army land that was split and conveyed as six different tracts (*90 acres, 60 acres, 19 acres, 11 acres, 9 acres, and 3 acres*) over a 15 year period (1988–2002) (*clean-up issues*).
- So what appears as six (of the 134) PBCs . . . is actually just one . . . there are others like this, too.



State of Kansas's **Tuttle Creek Wildlife Reservation** was originally one tract of Army land that was split and conveyed as six different tracts (*90 acres, 60 acres, 19 acres, 11 acres, 9 acres, and 3 acres*) over a 15 year period (1988-2002).

In all 6 of those conveyances,
neither GSA nor the Grantee
sought FWS input or endorsement.
(it's optional)

... which brings me to the next point ...



The 1949 PBC legislation (**Federal Property and Administrative Services Act of 1949 - FPASA**) allows for surplus Federal property to be conveyed (at monetary discounts of up to 100 percent) to eligible units of **State and local** governments **and certain nonprofit institutions** for certain purposes if a public benefit would result from such use of the property.

But Wildlife Conservation PBCs are under the 1948 Act.

. . . so there are some slightly different rules that apply . . .



Difference:

Wildlife Conservation PBC's
can be conveyed to States ONLY.

The land cannot be conveyed
to less-than-state agencies.

The state can agree with a non-state government entity
to manage or maintain the land, but only the State agency
can be the Grantee of the deed, in perpetuity.



Difference:

Unlike other “PBC Sponsoring Agencies”:

- GSA supplies the application to the Applicant.
- Applicant submits it directly to GSA.
- GSA reviews and approves (not FWS).
- GSA deeds and performs compliance monitoring.

FWS (*when requested* by either the Applicant or GSA)
will **REVIEW** the application
and make comments or a recommendation.



FWS (when requested by either the Applicant or GSA) will REVIEW the application and make comments or a recommendation.

At their preference or option,
either the Applicant or GSA
may request FWS review and comment
(or endorsement or recommendation).

If so, they will send that request
directly to the FWS Regional Office
that has oversight of the location
being applied for in the PBC application.



Details of the **Act of May 19, 1948** are at this DoD website:



DoD Base Reuse Implementation Manual

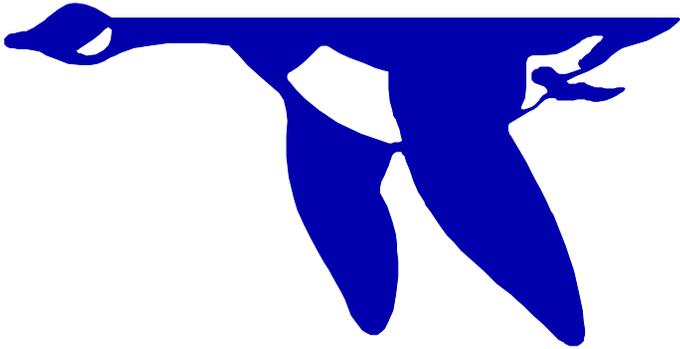
Appendix A: Laws and Regulations Affecting Base Reuse Implementation

[http://www.acq.osd.mil/installation/
reinvest/manual/appenda.html](http://www.acq.osd.mil/installation/reinvest/manual/appenda.html)



...any
questions?

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