

NAVWAR OLD TOWN CAMPUS

REVITALIZATION PLAN



PROTECT OUR HERITAGE PRESERVE OUR HISTORICAL COMMUNITY

NO Alternative 2-5:



Private-Public Development

YES Alternative 1:



NAVWAR-Only Redevelopment

NO to:

- x** 21-32 story HIGH RISE BUILDINGS in the NAVWAR/SPAWAR Old Town Campus
- x** Traffic Increase of 55,309 NEW AVERAGE DAILY CAR TRIPS to OLD TOWN DISTRICT
- x** ADVERSE EFFECTS to ALL HISTORICAL SITES

YES to:

- ✓ The tallest constructed building will NOT EXCEED 55ft (current height)
- ✓ MODERNIZATION of the NAVWAR Old Town Campus for National Defense, Security, and Antiterrorism Force Protection
- ✓ The demolition of obsolete facilities and utilities and for the consolidation of NAVWAR operations.

GET INVOLVED

PUBLIC COMMENT DEADLINE: JULY 13th, 2021

SUBMIT YOUR COMMENTS to <https://navwar-revitalization.com>

IMPORTANT NAVWAR VIRTUAL PUBLIC MEETINGS DATES: JUNE 8th 5:30 to 8:00 pm, AND JUNE 23rd 5:30-8:00 pm.
The Draft NAVWAR EIS presentations will begin at 5:30 followed by opportunities for public comments.

YOUR VOICE COUNTS – THE NAVY IS LISTENING



CITIZEN CALL TO ACTION

NAVWAR OTC REVITALIZATION

The Navy has proposed to modernize NAVWAR’s current facilities on their Old Town Campus. The Navy needs secure, safe, and modern facilities to enable NAVWAR to meet its operational and mission sustainment requirements. The existing OTC facilities are beyond their useful life and the World War II-era hangars were not designed for NAVWAR’s cyber warfare mission. This modernization could be a Navy-funded development of the site or a public-private development.

NAVWAR has proposed 5 Alternatives and a No Action Alternative as their re-development options. Our citizen action group believes that the **ONLY ALTERNATIVE** is **ALTERNATIVE 1: NAVWAR - Only Redevelopment**.

Alternatives 2-5 have already been identified by NAVWAR studies as having negative impact on the Old Town district. Alternatives 2-5 allow for the erection of densely populated high-rise buildings (21 -32 stories) that are inconsistent with the surrounding communities. Construction of high-rise structures will result in severe traffic congestion and the buildings will significantly impair the visual and physical access of the 19 historical sites that are enjoyed by the public. The proposed high-rise buildings are incompatible in size and architectural design with the surrounding public community of Old Town, Presidio Park, Marine Corps Recruit Depot and Liberty Station.

We support NAVWAR in their **ALTERNATIVE 1: NAVWAR-Only Redevelopment** option. This alternative allows NAVWAR to meet their mission goals of modernization of the current facilities. As citizens, we look forward to future collaboration with NAVWAR in responsible development that also preserves and protects our state and national heritage and enhances the quality of life for the public that visit, work, and live in our historic Old Town Community.

NAVWAR is soliciting the public to voice their support for one of their proposed NAVWAR Revitalization Alternatives. The deadline for public comments to the Navy is July 13th. We urge you to ACT NOW <https://navwar-revitalization.com/comments/>

PLEASE SIGN THE CITIZEN’S PETITION
ALTERNATIVE 1: NAVWAR - Only Redevelopment
YOUR VOICE COUNTS - THE NAVY IS LISTENING

YES

NO

NO

NO

NO

NO

Type of Development	Alternative 1 NAVWAR-Only Redevelopment	Alternative 2 Public-Private Redevelopment – NAVWAR and Higher Density Mixed Use	Alternative 3 Public-Private Redevelopment – NAVWAR and Lower Density Mixed Use	Alternative 4 Public-Private Redevelopment – NAVWAR and Higher Density Mixed Use with a Transit Center	Alternative 5 Public-Private Redevelopment – NAVWAR and Lower Density Mixed Use with a Transit Center	No Action Alternative
NAVWAR	3,307,008 SF	1,694,268 SF	1,694,268 SF	1,694,268 SF	1,694,268 SF	3,307,008 SF
Commercial	No	1,525,000 SF	991,250 SF	2,058,750 SF	1,296,250 SF	No
Residential	No	9,662,400 SF 6,600 Units	6,441,600 SF 4,400 Units	14,640,000 SF 10,000 Units	11,712,000 SF 8,000 Units	No
Hotel	No	400,000 SF 2 Hotels, 400 Total Rooms	247,500 SF 1 Hotel, 250 Total Rooms	447,500 SF 2 Hotels, 450 Total Rooms	447,500 SF 2 Hotels, 450 Total Rooms	No
Retail	No	312,300 SF	225,550 SF	433,750 SF	347,000 SF	No
Transit Center	No	No	No	315,000 SF	315,000 SF	No
Total Square Feet of Development	3,307,008 SF	13,593,968 SF	9,600,168 SF	19,589,268 SF	15,812,018 SF	3,307,008 SF
Tallest Building	55 feet (as is now)	240 feet (~21 floors)	240 feet (~21 floors)	350 feet (~32 floors)	350 feet (~32 floors)	55 feet (as is now)



Citizen’s Petition to Support Alternative 1: NAVWAR-Only Redevelopment

The CITIZEN’S PETITION is in SUPPORT of NAVWAR OTC Revitalization **ALTERNATIVE 1: NAVWAR - Only Redevelopment**

WE, the below signed citizens, **DO** Endorse: **ALTERNATIVE 1: NAVWAR - Only Redevelopment.**

WE DO support:

- The modernization of the Old Town Campus for National Defense, Security and Antiterrorism Force Protection.
- The demolition of obsolete facilities and utilities and for the consolidation of NAVWAR operations.
- The tallest constructed building will be no greater than 55 feet (the height of the current NAVWAR/SPAWAR Buildings)

WE, the below signed citizens, **DO NOT** Endorse: ALTERNATIVE 2, 3, 4, 5 and the No Action Alternative.

WE DO NOT support:

- High Rise Buildings of 21-32 stories in the NAVWAR/SPAWAR Old Town Campus
- Traffic Increase of 55,309 new average daily car trips to the Old Town District area.
- Adverse Effects to our Historical Sites and Community that will occur with Alternatives 2-5.

Deadline for Submission to Leaders: July 6th, 2021

Deadline for Submission to NAVWAR OTC Revitalization: July 13th, 2021

Signers must sign in BLUE or BLACK ink only.

Printed Name	Written Signature	Address	Date

For more information or to make a direct comment, visit: www.navwar-revitalization.com