

November 6, 2008 BAC Meeting

This is a quick recap of the last Brownfields Advisory Committee meeting, for those of you who were unable to attend.

- We discussed the progress on the Brownfields interactive inventory. UTA has gathered Brownfields site information for the City from regulatory sources. They will be turning the project over to our primary consultant, Terracon, shortly, so that Terracon can do additional historical research for other possible sites. Terracon will also make this information accessible in a searchable online database. The BAC will have the opportunity to test out the database before it goes live on our website and make suggestions.
- The Crystal Canyon area and a commercial area near Harris and Matlock where there are lots of auto uses were suggested as possibilities to look into for future Brownfields assessments.
- There was some discussion of the old practice bombing range where they built a subdivision in southeast Arlington. This link, <http://www.swf.usace.army.mil/pubdata/FUDS/5points/index.asp>, gives more information about the site and what has happened there.
- We've received another assessment request for 3309 E Division St. This is an old waffle house site that possibly has some asbestos concerns.
- Committee members ranked 1425 N Cooper St as the top priority site for an assessment. Luckily, Terracon had the resources to start working on all three of the site assessments that were approved by the EPA. They gave a brief update on their progress on the assessments. I will send out summaries of the results when they are available.
- There were a couple of suggested changes made to the ranking sheet.
- The North Central Texas Council of Governments has implemented a zero percent loan program that Brownfields sites can apply for. We will have to keep this in mind as we assess more sites and determine whether any properties might be good candidates for the loan program. If you are interested in learning more about this program, there is a presentation available here, <http://www.nctcog.org/trans/outreach/meetings/Brownfields.pdf>.
- The City's land use attorney confirmed that it is possible for us to attach deed restrictions on properties in exchange for the assessment grant funding. This is something that we will have to consider on a case-by-case basis, based on previous uses, and probably not something we want to push for yet, since we are still trying to build the program.
- Although the EPA has identified a site in Arlington that is a good candidate for renewable energy incentives, when City staff contacted the EPA about the site, we found out that the type of use that was on this location is one that would have already been cleaned up. So, this is probably is not a good candidate for a Brownfield assessment.
- City staff was in touch with the Cherokee Fund, a private equity fund that invests in Brownfields redevelopment. They let the City know that they are currently identifying their target areas for the upcoming year and said that we should get

back in touch with them after the first of the year to see whether there might be some opportunities to work together.

- The 7215 New York site that the City is purchasing from Tarrant County has had a very interesting history! This area was the Old Webb School in the 1900s. It later became a plastics company that burned down. Several southeast Arlington residents would like to see it developed as a park or possibly a water park. City Council has approved the purchase of this site for park uses. Once Tarrant County signs the contract, we can move forward with the assessment.