



# MUNICIPAL SETTING DESIGNATIONS

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MARK A. WOOTEN JR., MPA  
HOUSTON WATER



# PURPOSE

together we create a strong foundation  
for Houston to thrive

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# 5 TO THRIVE VALUES

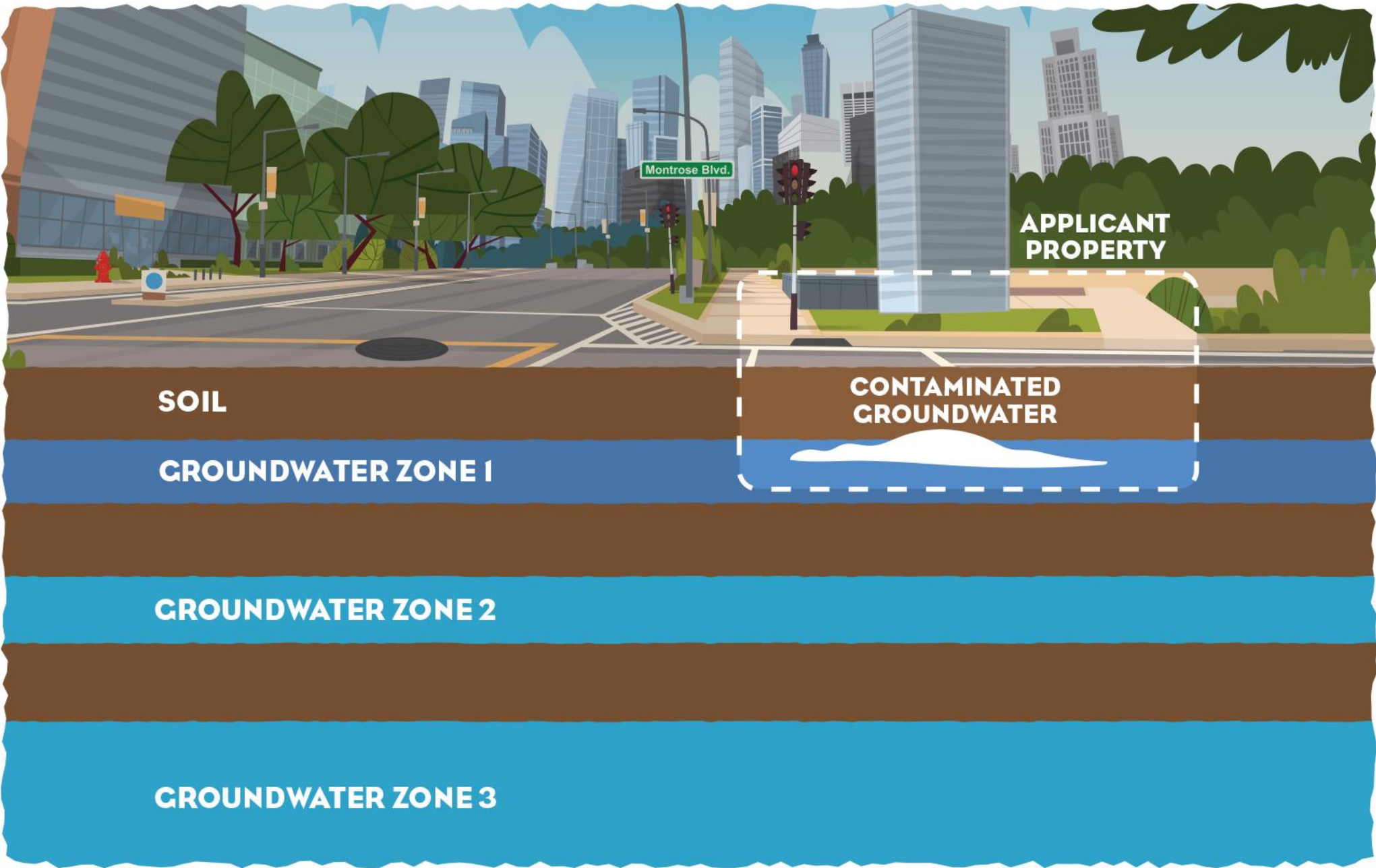
integrity | teamwork | ownership | communication | respect





# MUNICIPAL SETTING DESIGNATION

- an official designation that certifies that the property’s groundwater is contaminated & not to be used as potable water now or in the future
- administered by Texas Commission on Environmental Quality (TCEQ)
- requires a local public hearing (article 13 chapter 47)



# 1702 NANCE ST.

**UG Old Hardy, LP**

0.9816 acres

**1890 – 1960s** - Residential

**1970s** - Developed for commercial use

Several commercial businesses – no manufacturing operations.

**1800s – early 1900s** - A former railroad repair yard was located east of the subject property

**2019 – 2021** - Site assessments were conducted

**2020** – Voluntary Cleanup Program VCP No. 3081





# GROUNDWATER IMPACTS

# NOTICE LETTERS



October 1, 2021

**RE: MSD Application #2021-158-NVC, 1702 Nance Street, Houston, TX 77020**

Dear Recipient:

Enclosed is a public meeting notice about an upcoming meeting in your area. This is an informational meeting about a property at 1702 Nance Street, Houston, TX 77020 that has low levels of contaminated groundwater beneath their property. This application was submitted by UG Old Hardy, LP (the applicant). The contamination from this site **does not affect your property** unless you have been specifically contacted by the applicant. Please note: the drinking water supplied by the City is not affected, nor are any of the local water wells affected by the contamination at this site.

The following notice will give you additional details about the type of contamination that has been found at the site. Due to the state order regarding public meetings, the public meeting related to this application will be held using a virtual facility – the Microsoft Teams Platform. This virtual meeting will comply with all requisite notice requirements, the Microsoft Teams Platform will allow for public participation, and a recording of the meeting will be provided to the public. We welcome you to attend the public meeting virtually to find out more about the site and cleanup efforts, but it is not mandatory that you come.

**Public Meeting Information:**

When: November 1, 2021 at 6:00 PM

Virtual: Microsoft Teams Platform

For meeting link and additional project information go to: <https://www.publicworks.houstontx.gov/msd-calendar>

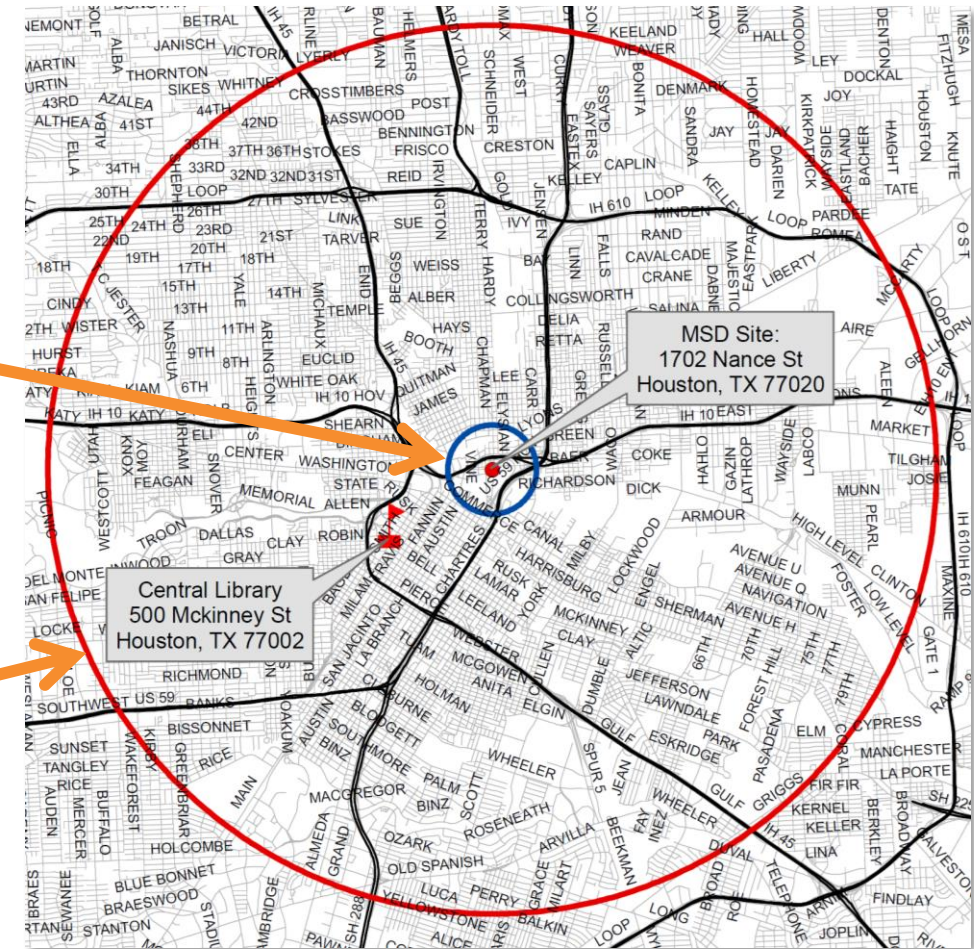
You are invited to this meeting because you either own property that is within a half-mile of the site, or state records show you own a water-well that is within five-miles of the site. Other cities, retail public utilities, and civic groups have also been invited to attend. If you received this letter by mistake, please ignore it. The enclosed map shows you the MSD site, meeting location, and library where a copy of the application may be viewed.

If you received a certified letter it is because public records show there is a registered water well on your property that is within five miles of the site and State law requires that you be notified by certified letter. You may have been notified even if you no longer use the well or it has been abandoned. If you feel like this is in error, please review Appendix P in the on-line application, located on the "MSD in Review" section of the MSD webpage (<https://www.publicworks.houstontx.gov/msd>), for the permitting agency that has provided information pertaining to your property and contact that agency. **The City of Houston does not maintain the water well databases and, therefore, cannot remove your name from any of the water well databases or correct the information.** If you received the notice through the regular mail it is because you own property within a half-mile of the site.

PO Box 1562 | Houston, Texas 77251-1562 | [HoustonPublicWorks.org](http://HoustonPublicWorks.org)  
Capital Projects | Customer Account Services | Houston Permitting Center | Houston Water | Transportation & Drainage Operations

**PROPERTY OWNERS**  
first-class mail  
½-mile radius  
city requirement

**WATER WELL OWNERS**  
certified mail  
5-mile radius  
state requirement



# 1701 COMMERCE ST.

**Scarlet Q Commerce LP  
(Formerly DH Commerce, LLC.)**

0.2746 acres

**1950 – 1975** – Wilson Stationery & Printing

**2019 - 2020** – Site assessments conducted

**2019** - Voluntary Cleanup Program VCP No.  
3063







# GROUNDWATER IMPACTS

# NOTICE LETTERS



October 1, 2021

RE: MSD Application #2021-157-WSP, 1701 Commerce Street, Houston, TX 77002

Dear Recipient:

Enclosed is a public meeting notice about an upcoming meeting in your area. This is an informational meeting about a property at 1701 Commerce Street, Houston, TX 77002 that has low levels of contaminated groundwater beneath their property. This application was submitted by DH Commerce, LLC (the applicant). The contamination from this site **does not affect your property** unless you have been specifically contacted by the applicant. Please note: the drinking water supplied by the City is **not affected**, nor are any of the local water wells affected by the contamination at this site.

The following notice will give you additional details about the type of contamination that has been found at the site. Due to the state order regarding public meetings, the public meeting related to this application will be held using a virtual facility – the Microsoft Teams Platform. This virtual meeting will comply with all requisite notice requirements, the Microsoft Teams Platform will allow for public participation, and a recording of the meeting will be provided to the public. We welcome you to attend the public meeting virtually to find out more about the site and cleanup efforts, but it is not mandatory that you come.

**Public Meeting Information:**

When: November 4, 2021 at 6:00 PM

Virtual: Microsoft Teams Platform

For meeting link and additional project information go

to: <https://www.publicworks.houstontx.gov/msd-calendar>

You are invited to this meeting because you either own property that is within a half-mile of the site, or state records show you own a water-well that is within five-miles of the site. Other cities, retail public utilities, and civic groups have also been invited to attend. If you received this letter by mistake, please ignore it. The enclosed map shows you the MSD site, meeting location, and library where a copy of the application may be viewed.

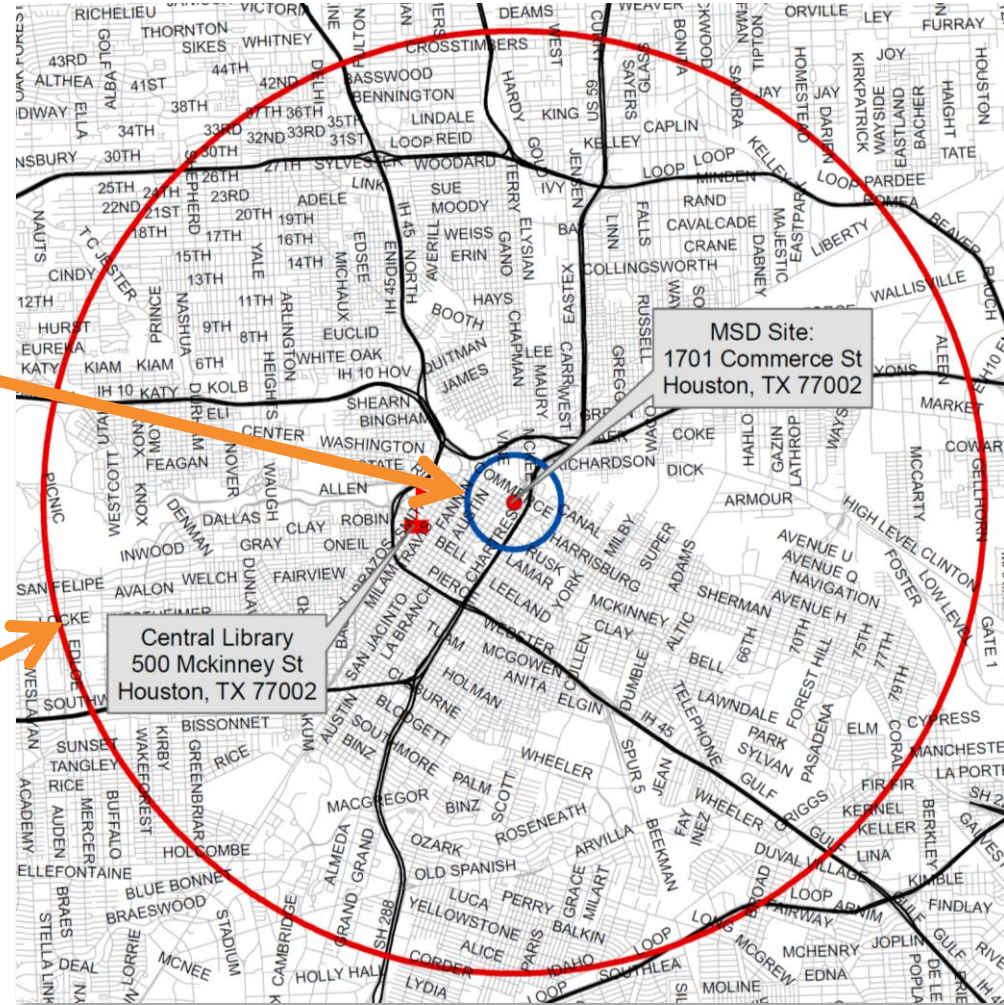
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**PROPERTY OWNERS**  
first-class mail  
½-mile radius  
city requirement

**WATER WELL OWNERS**  
certified mail  
5-mile radius  
state requirement



# thank you!



[HoustonPublicWorks.org](https://HoustonPublicWorks.org)



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