

Municipal Setting Designations



Jennifer Clancey
Program Manager

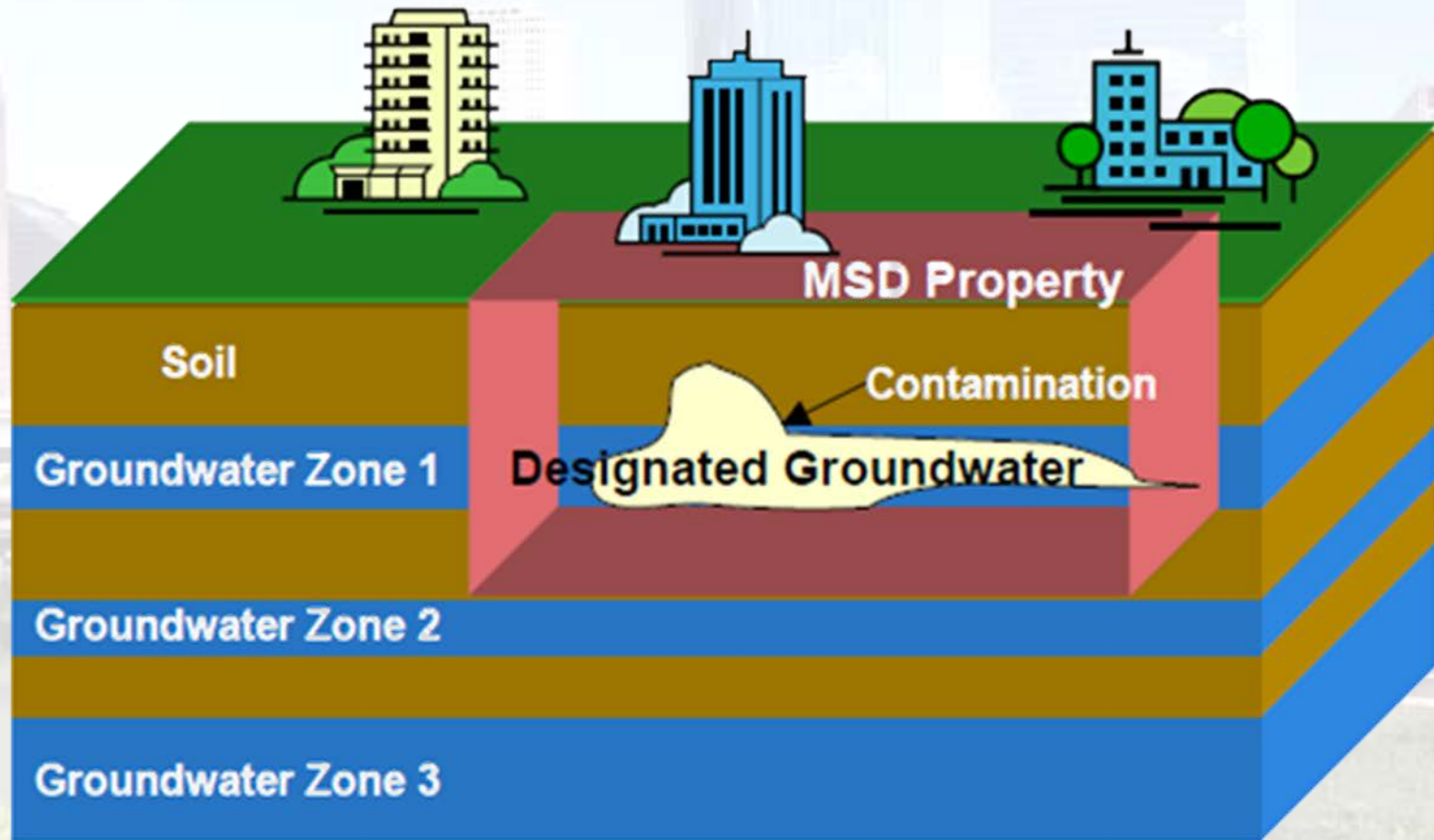


What is an MSD?

- A **voluntary** deed restriction that prohibits the use of impaired groundwater as potable water
 - A tool property owners can use to address environmental impairments to groundwater
 - Allows reinvestment and redevelopment of impaired properties
- A public health protection



MSD Depiction

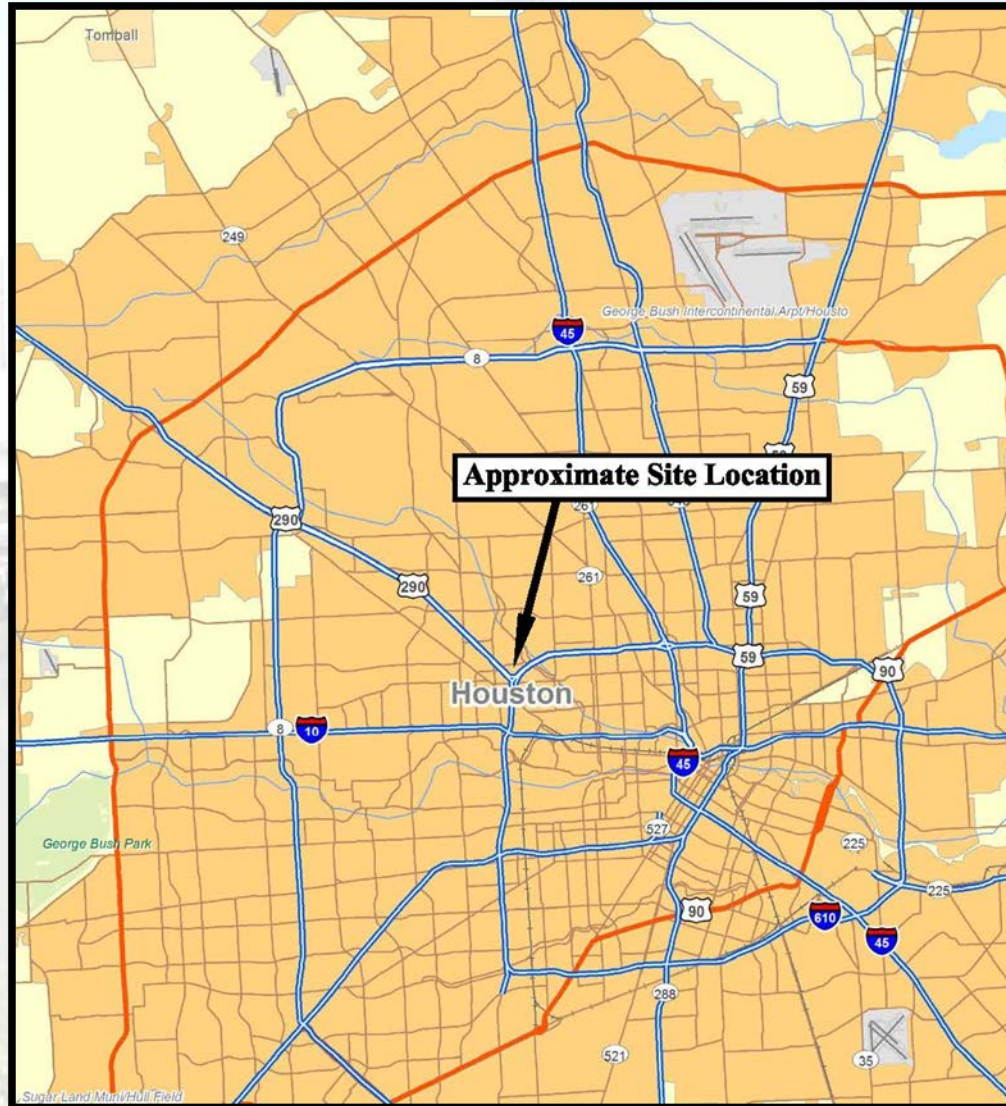


What is an MSD?

- It is a State Program
 - Administered by the Texas Commission on Environmental Quality (TCEQ)
 - Requires Local Support
- Article 13 of Chapter 47
 - Public Hearing Required



4310 Directors Row



Tideland Signal Corporation

- Commercial and light industrial from the 1970s
- Tideland Signal has been operating at the site since the early 1980s
- Assembles and supplies marine navigation lanterns, buoys, fog signals, etc
- Future use to remain the same



Groundwater Impacts



MSD Notice Letters



CITY OF HOUSTON
Public Works and Engineering Department

Annie D. Parker
Mayor

Michael S. Marotta, P.E., D.WRE, SCEE
Director
P.O. Box 1962
Houston, Texas 77251-1962

www.houstontx.gov

February 3, 2010

RE: MSD Application #2009-022-FCE
1111 Lockwood Drive, 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 1111 Lockwood Drive, Houston, TX 77020 that has contaminated groundwater. We welcome you to attend the public meeting, but it is not mandatory that you come.

The public meeting will be held at:

3/11/2010
6:00 PM
Ripley House
4410 Navigation, Houston, TX 77011

The following notice will give you additional details about the type of contamination that has been found at the site. Please note: the groundwater contamination at the site is very shallow and is not the groundwater that the City of Houston uses for some of its drinking water. Most of the City's drinking water is now from surface water (Lakes Houston, Conroe, and Livingston).

The purpose of this public meeting is to inform you, the nearby neighbors and well owners, about the Municipal Settings Designation (MSD) program and the application. During the meeting a representative from the city will talk about the MSD program and then the MSD applicant will talk about the site. You may come to the meeting just to listen or you can share a comment. Comments can be given in person at the meeting or you can send them to the State of Texas and/or to the City of Houston at the following addresses.

Mr. Scott Settemeyer
Remediation Division
Texas Commission on Environmental Quality
P.O. Box 13057, MC-225
Austin, Texas 78711.

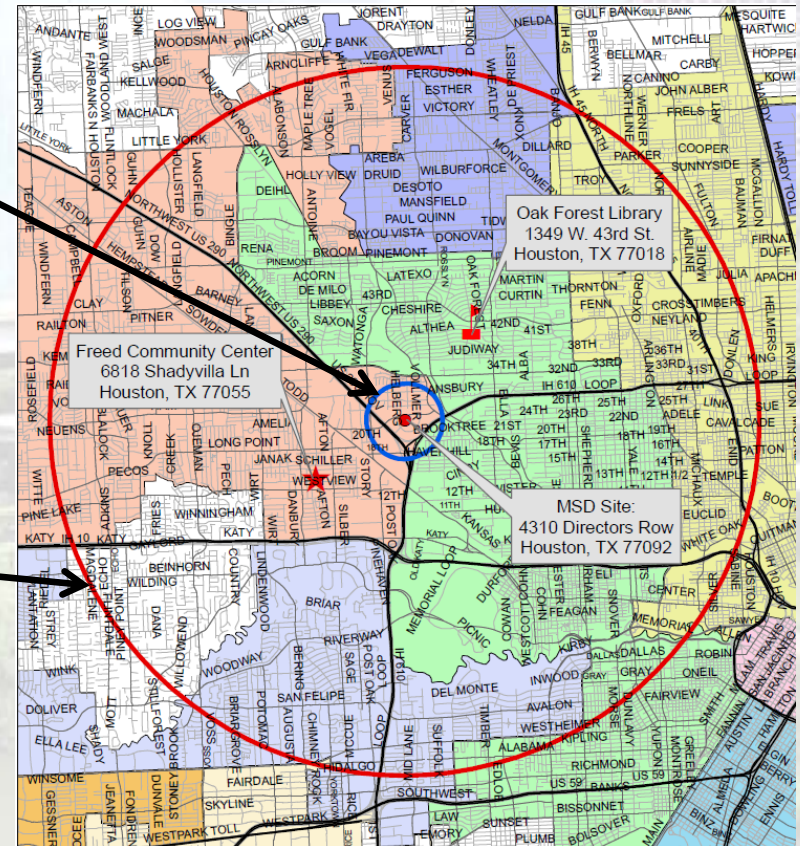
Richard Chapin
Public Works and Engineering Department
City of Houston
611 Walker, 19th Fl.
Houston, Texas 77002
msd@cityofhouston.net
(713) 837-0928

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Council Members: Brenda Beards, Janie Johnson, Anne Clatterbuck, Wanda Adams, Mike Sullivan, Ai Hoang, Oliver Pennington, Edward Gonzalez, James G. Rodriguez, Stephen C. Costello, Sue Lovell, Melissa Noriega, C.O. "Red" Bradford, Jolanda "Jo" Jones, Controller: Ronald C. Green

Property Owners
First-Class Mail
½-Mile Radius
City Requirement

Water Well Owners
Certified Mail
5-Mile Radius
State Requirement



1300 and 1255 North Post Oak Road

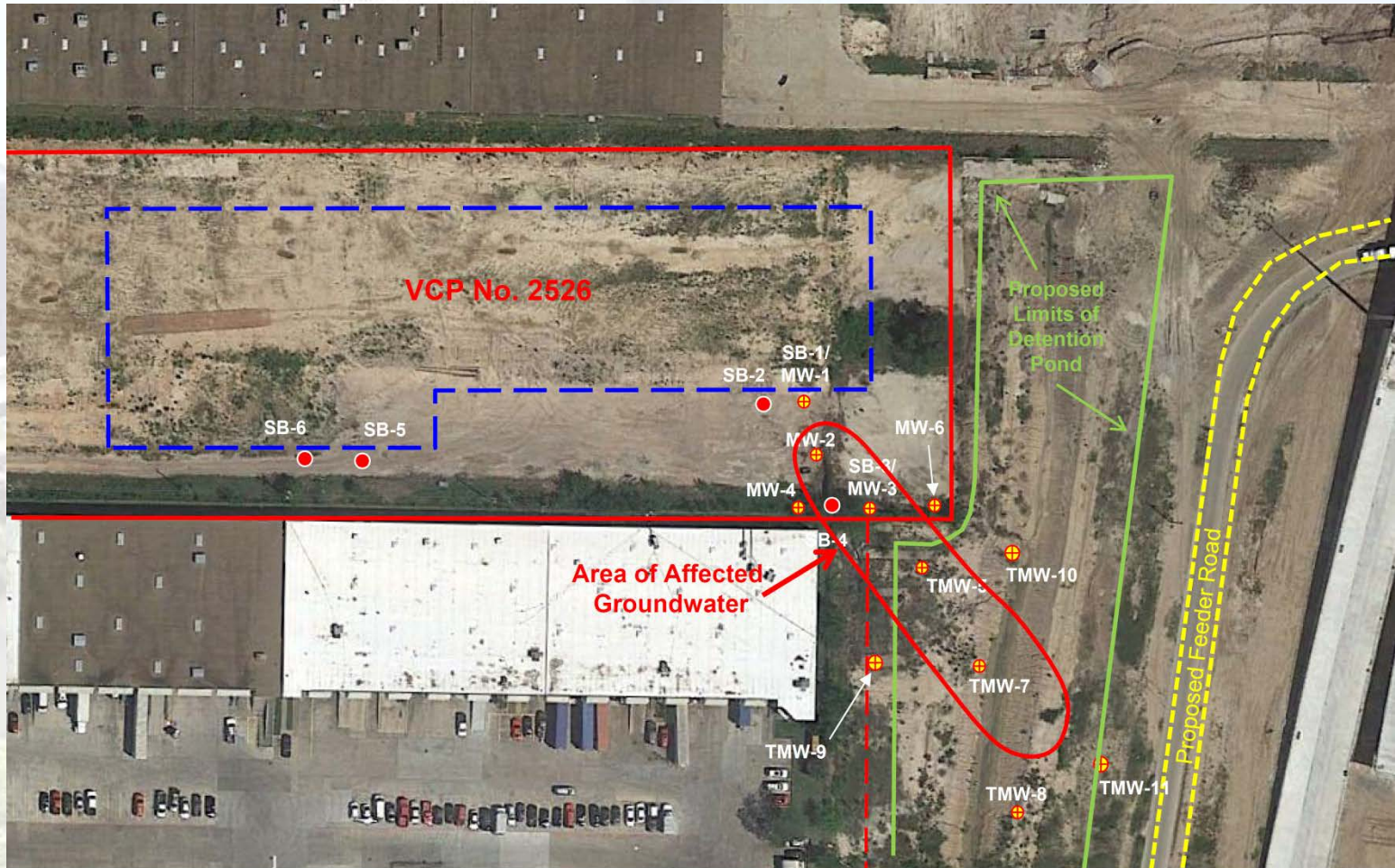


Beeson Properties

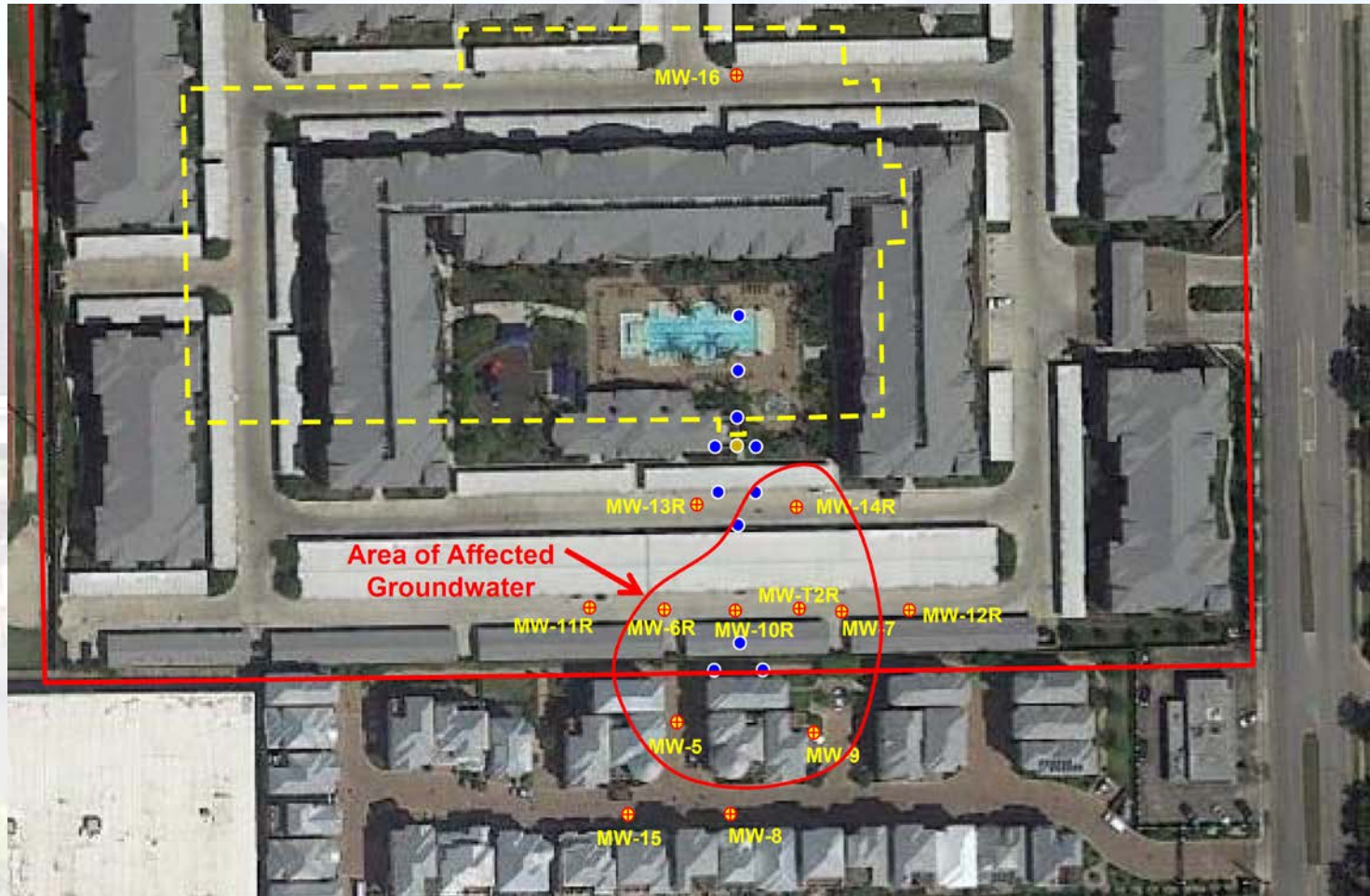
- 1300 North Post Oak
 - Paper manufacturing facility from 1950s until mid-2000s.
 - Onsite structures demolished in 2012
 - Currently being redeveloped with multi-family housing
- 1255 North Post Oak
 - Operated by multiple oilfield service companies from 1980s until mid-2000s
 - Onsite structures demolished in 2005
 - Redeveloped with multi-family housing in 2009



Groundwater Impacts



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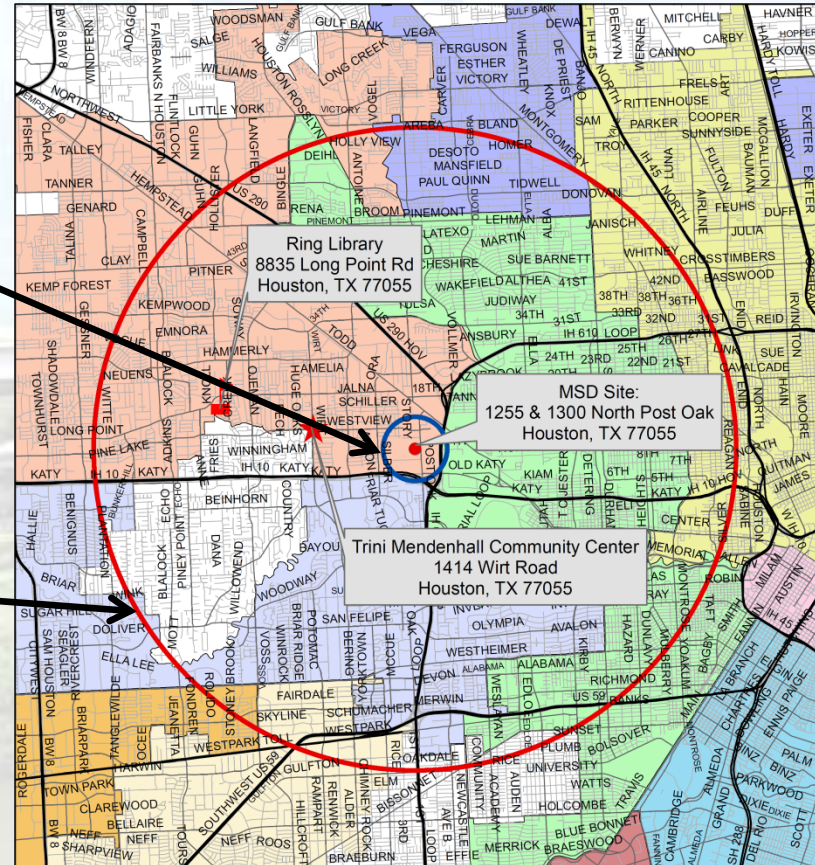
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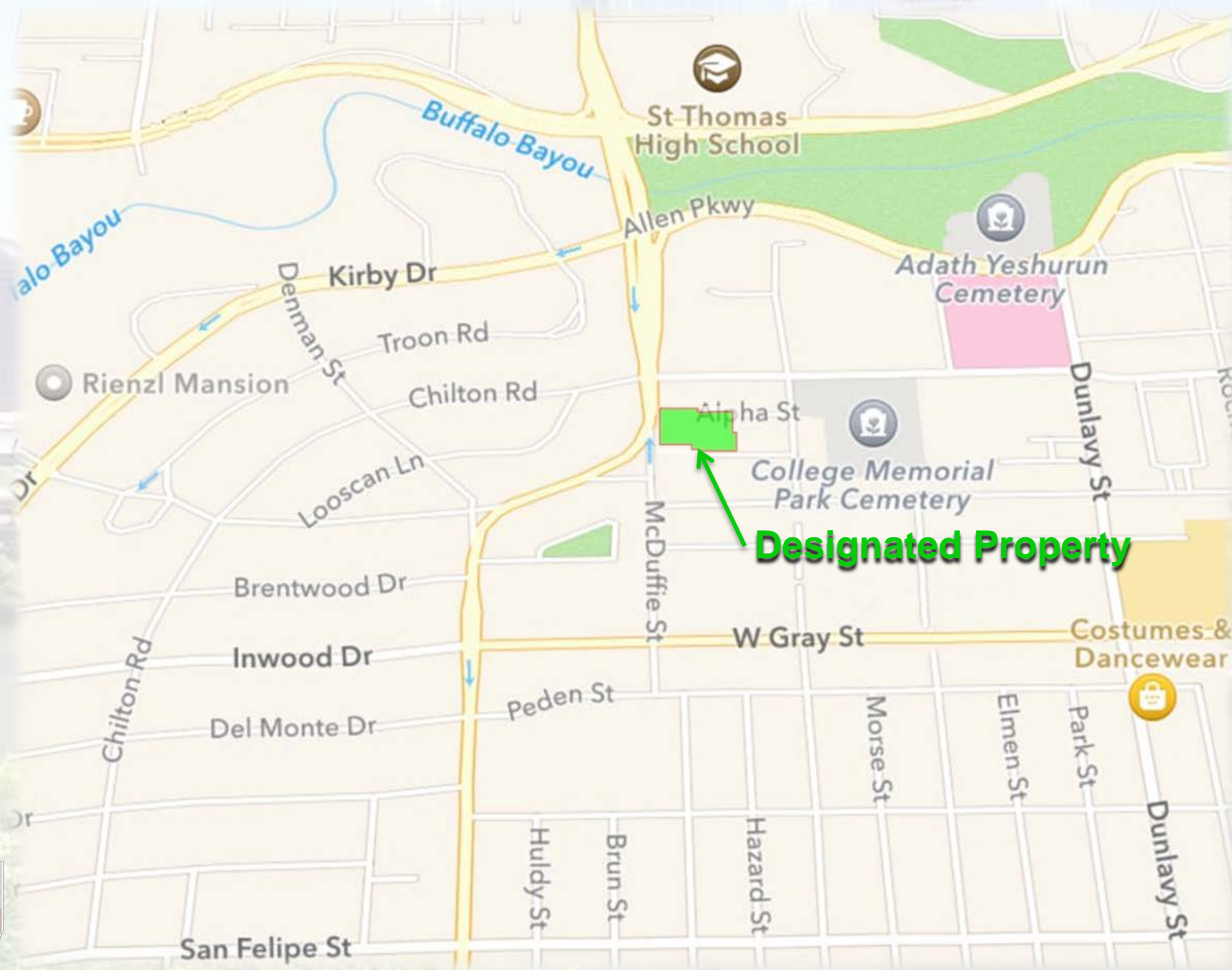
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1015 South Shepherd Drive

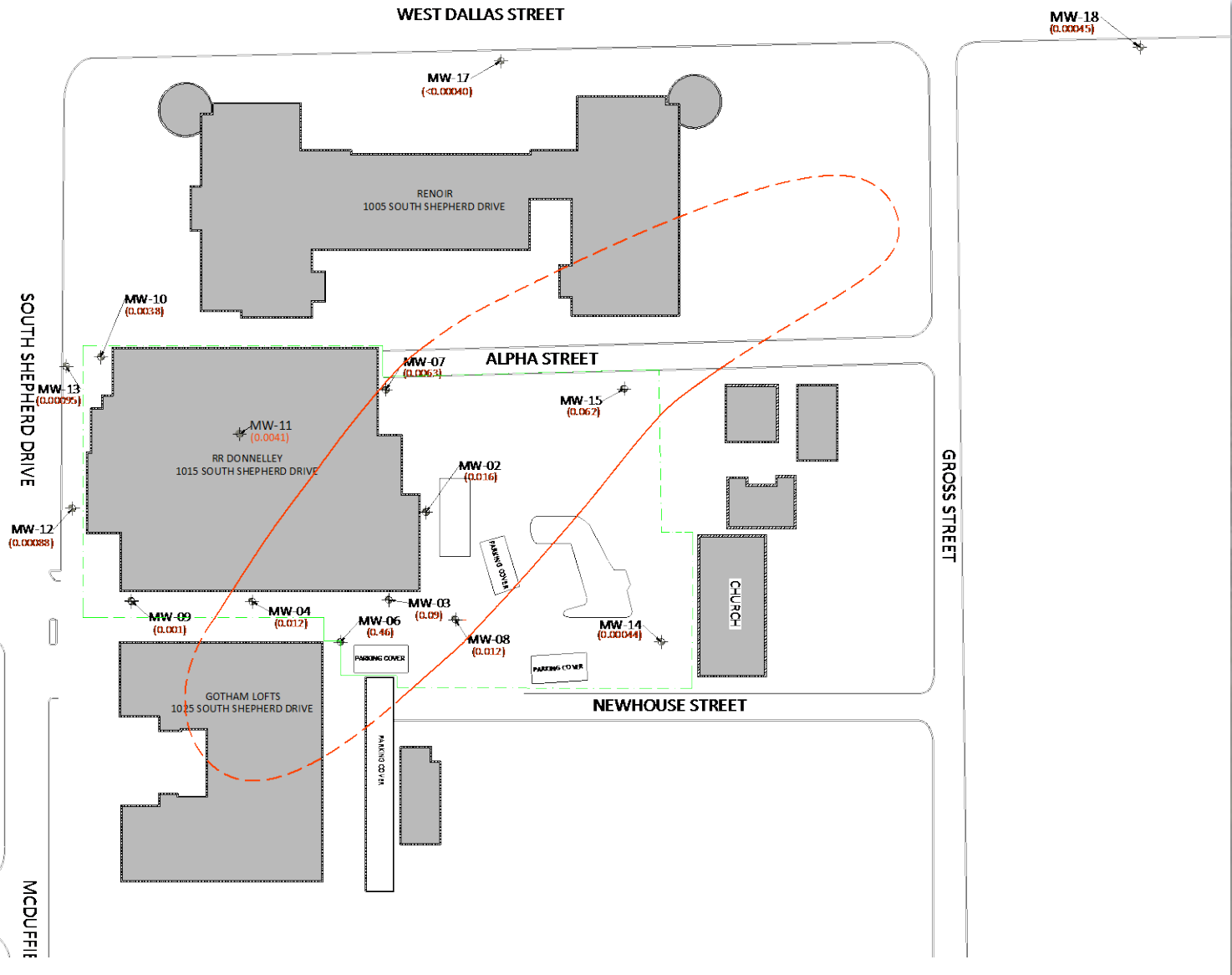


R.R. Donnelly & Sons Company

- Operated as a commercial printing facility from 1949 through 2001
- Printing operations discontinued in 2001
- Administrative and financial services for R.R. Donnelly since 2001
- Property has been sold by R.R. Donnelly and has been proposed for redevelopment



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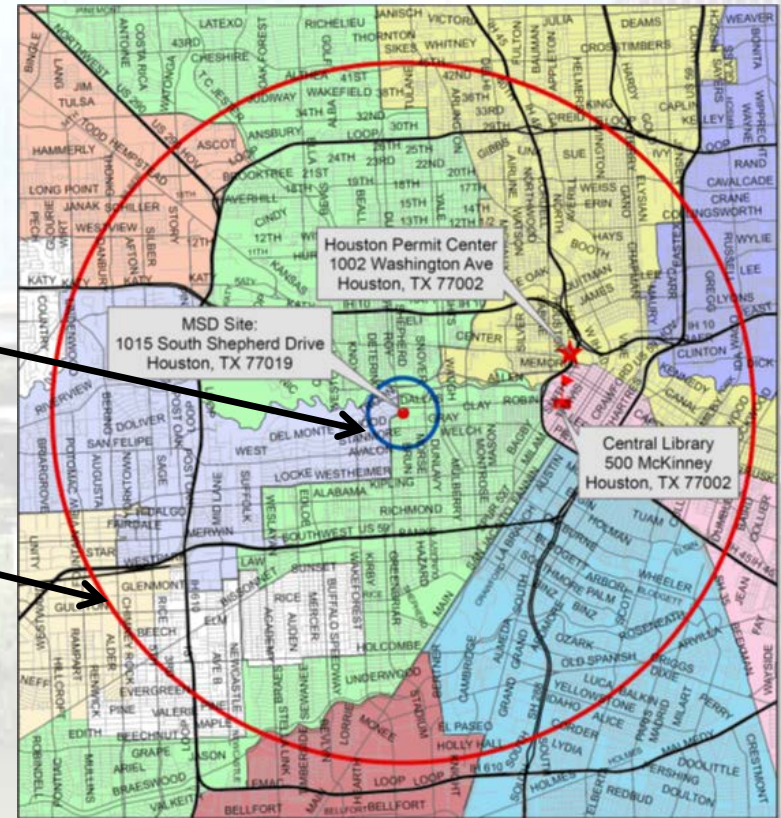
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Contact Information

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City of Houston,
1002 Washington, 3rd Floor
Houston, Texas 77002



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(832) 394-9005

