

City of Atlanta's Brownfields Program

Brownfields Stakeholder Advisory Committee Meeting
November 2, 2015



Department of Planning and Community Development
Office of Planning
Charletta Wilson Jacks, Director

Meeting Agenda

	Topic
1	Introductions and overview
2	All Appropriate Inquiry
3	Brownfields Assessment Grant - Update
4	Revolving Loan Fund - Update
5	Brownfields Program Goals and Purpose
6	Priority Areas
7	Evaluation Form
8	Assessment Grant Application - Letters of Support
9	Next Steps, comments and questions

All Appropriate Inquiries (AAI)

Presented by EPA



Brownfields Assessment Grant: Project Updates

Nomination Summary

Jul. 31st

Sep. 30th

Dec. 31st

36

22

1










**Properties Nominated
(59)**

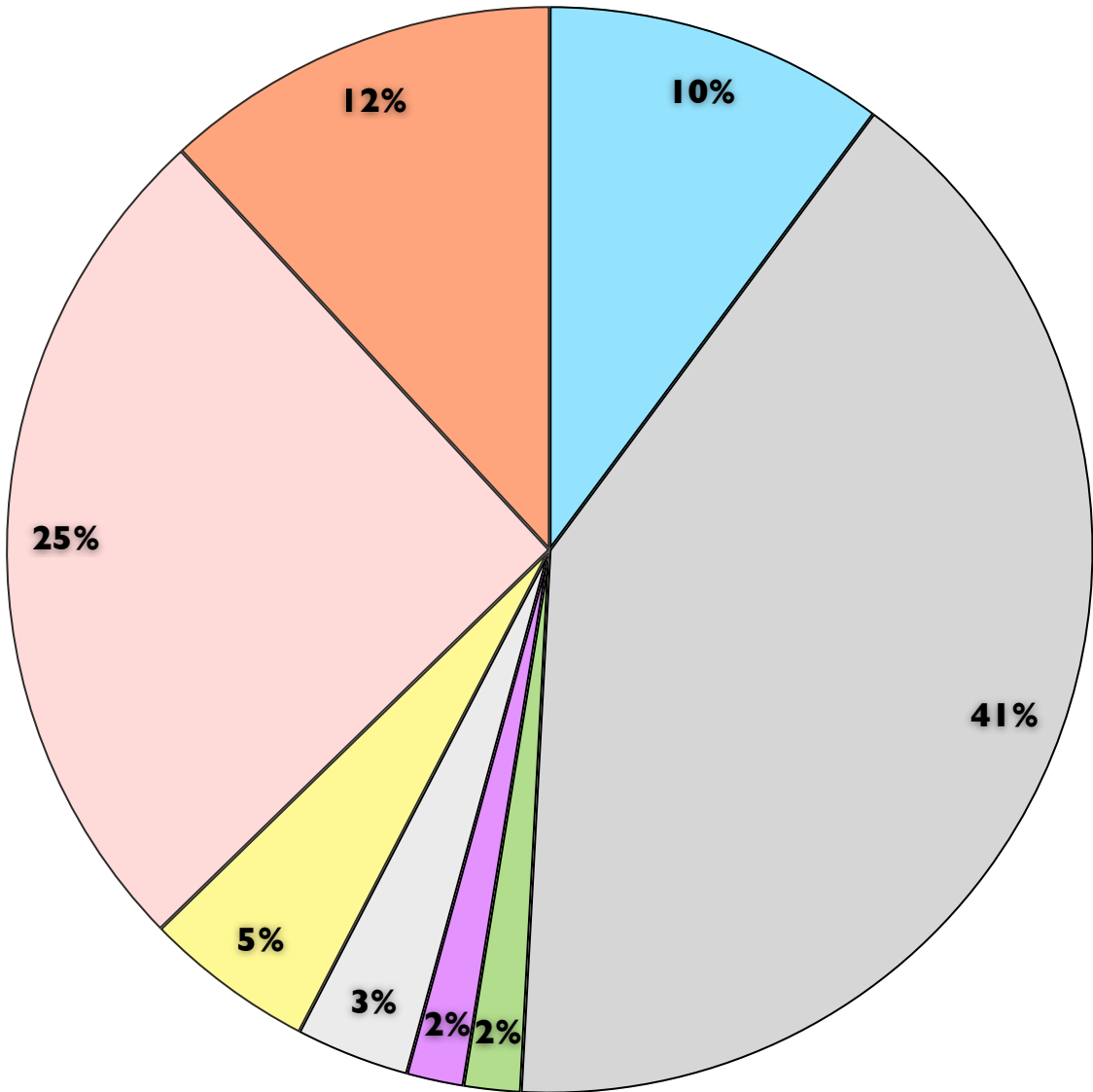
Selected for Phase I/II
ESA
(13)

Pending review / further
information
(37)

Removed from
consideration
(9)

Nominations by Priority Area

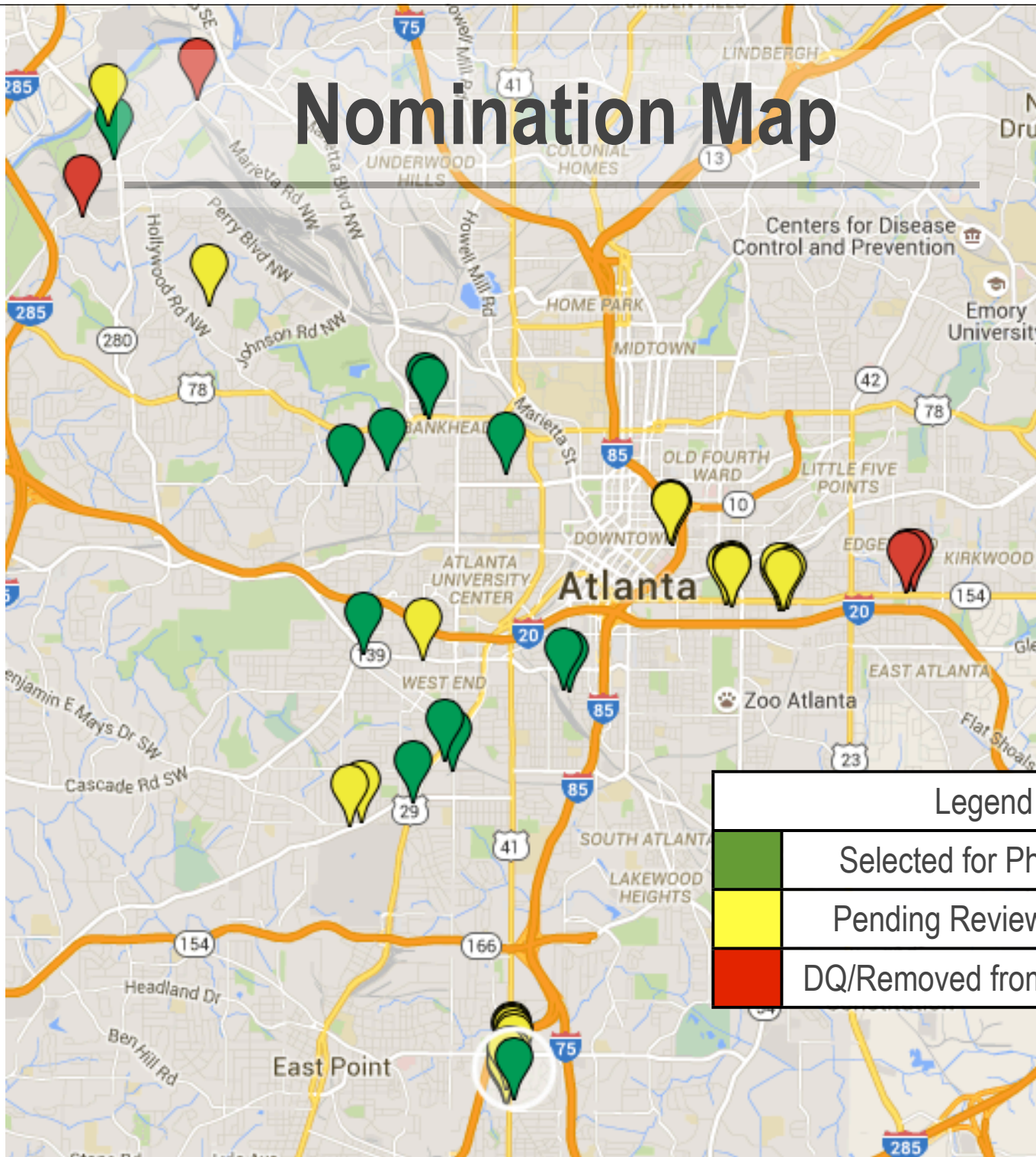
	Proctor Creek	6	10%
	Opp. Zones	24	41%
	Project Greenspace	1	2%
	Donald Lee Hollowell	1	2%
	Joseph E. Boone	2	3%
	Jonesboro	0	-
	Campbellton	3	5%
	Memorial	15	25%
	Area-Wide Plan	7	12%






Note: Some sites fall under more than one priority area

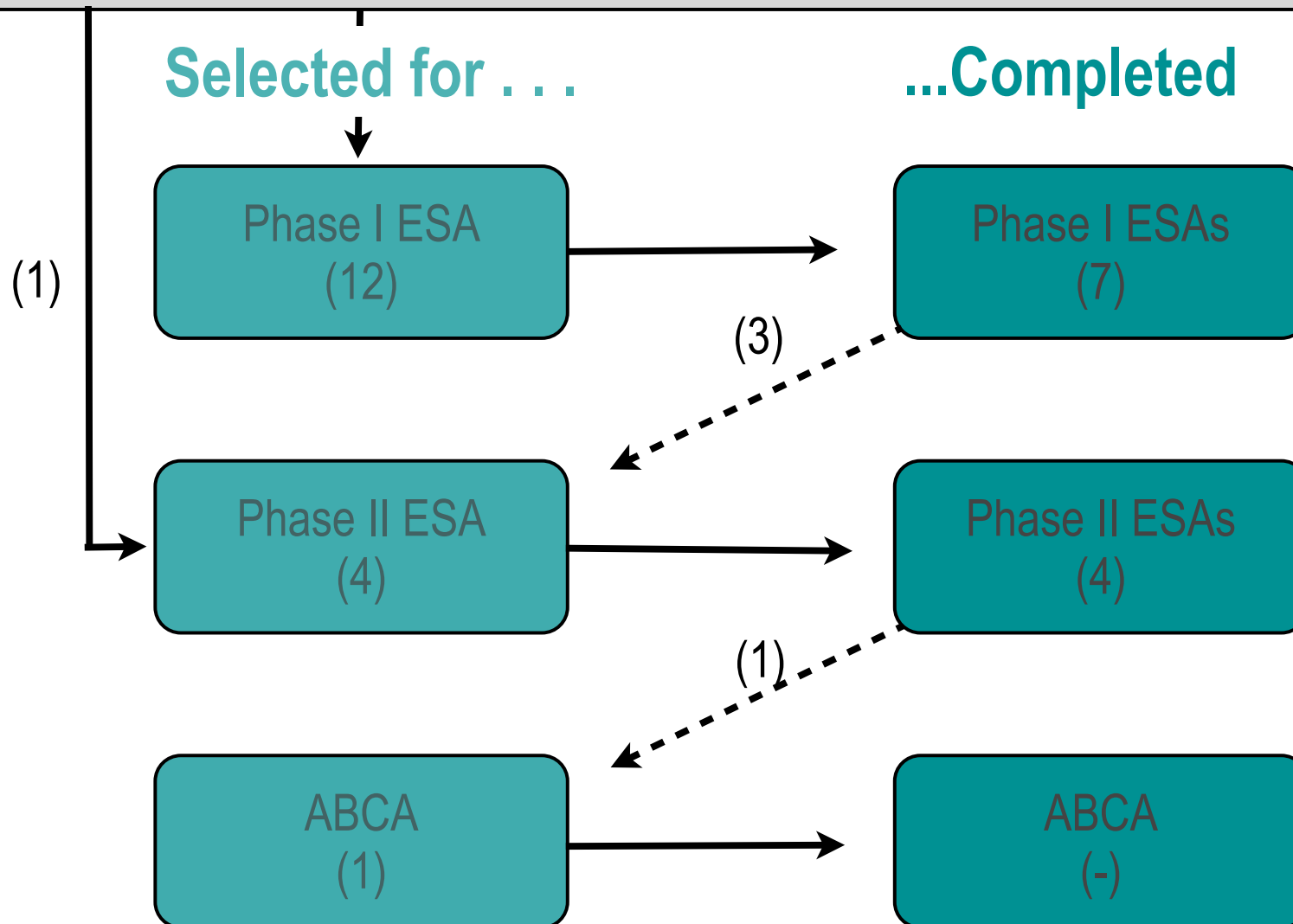
Note: All OZ applications are in Sweet Auburn or Metropolitan Parkway

Nomination Map



Legend	
	Selected for Phase I/II ESA
	Pending Review / More Info.
	DQ/Removed from consideration

Properties Selected for Phase I/II ESA (13)



Properties Selected for Phase I/II ESA

Completed

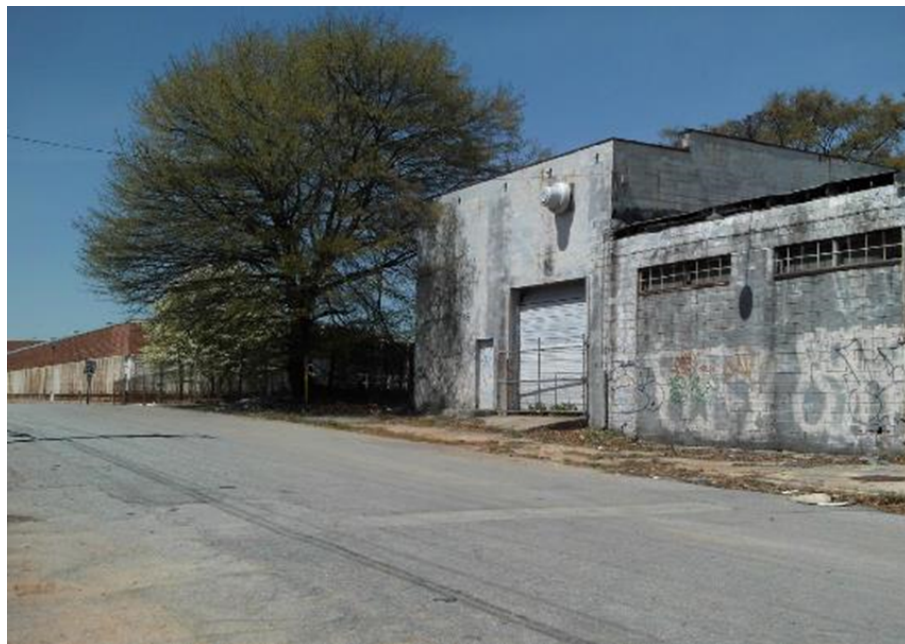
- 1116 Murphy Ave SW (LBC)
- 1085 Donald Lee Hollowell Pkwy.
- 1071 Donald Lee Hollowell Pkwy.
- 195 Sylvan Road
- 780 Windsor Street
- 787 Windsor Street
- Oakland City MARTA Station
- 386 Elm Street
- 2011 Bolton Rd.

Work Underway

- 1345 Ralph David Abernathy Boulevard (Beltline)
- 1345 Mayson Turner Road
- 1490 Joseph E. Boone Blvd.

Selected, work not yet begun

- 2944 Metropolitan Pkwy



1195 Sylvan Road

- Use: Former Truck Repair Facility
- Priority Area: Atlanta Area Wide
- Assessment: Phase I
- Proposed Use: Office, retail, restaurant in the future
- Applicant: Jose Tavel



780 and 787 Windsor Street

- Former Use: metal works/ foundry and wire fabrication facility
- Priority Area: No
- Assessment: Phase I
- Proposed Use: Artist space, furniture making, restaurant, job training
- Applicant: Ric Geyer





1400 Lee Street Oakland City MARTA

- Former Use: Parking Lot, residential, Wofford Oil Co., Kilgore Auto Service, Four Point Auto Service, Union 76.
- Priority Area: Yes, Atlanta Area Wide
- Assessment: Phase I
- Proposed Use: Transit Oriented Development, Residential, Office, and Retail
- Applicant: MARTA



386 Elm Street

- Former Use: residential
- Priority Area: Yes, Proctor Creek
- Assessment: Phase I
- Proposed Use: Community Garden
- Applicant: Pamela Flores, Help Org. Inc.



2011 Bolton Road

- Former Use: Gas station and commercial building
- Priority Area: Yes, Groundwork Atlanta
- Assessment: Phase I
- Proposed Use: Charter School
- Applicant: Keith Sharp, Groundwork Atlanta

Community Outreach

Participated in
34 meetings

Reached
557 citizens and
stakeholders

via...

APAB
City Council
Neighborhood Groups
NPU's



Revolving Loan Fund: Project Updates

Brownfield Revolving Loan Program

- Updating Program Manual
- Revising Loan Pre-application
- Received 2015 Supplemental Funding for Hazardous Waste - \$300,000



Brownfield Program Goals and Purpose

Brownfield Program Goals

- Encourage redevelopment of brownfield sites.
- Enhance protection of human health and the environment.
- Creation of new greenspace, trails, transit development, and new residential/commercial development along the BeltLine.
- Adaptive reuse of old industrial complexes throughout the City where development has not occurred in many years.
- Creation and retention of businesses and jobs
- Completed assessments through the Brownfield Assessment Grant.
- Revolving Loan Fund loans to conduct cleanup activities where a site has been determined to be a brownfield.
- Increase city tax base.
- Revitalize neighborhoods.
- Improve quality of life.
- Project leveraging

Brownfield Assessment Program Purpose

- The purpose of the Brownfield Assessment program is to perform timely and cost efficient Phase I and Phase II Brownfield assessments that will ultimately promote site development.



Priority Areas

13 Priority Areas

Stand-alone

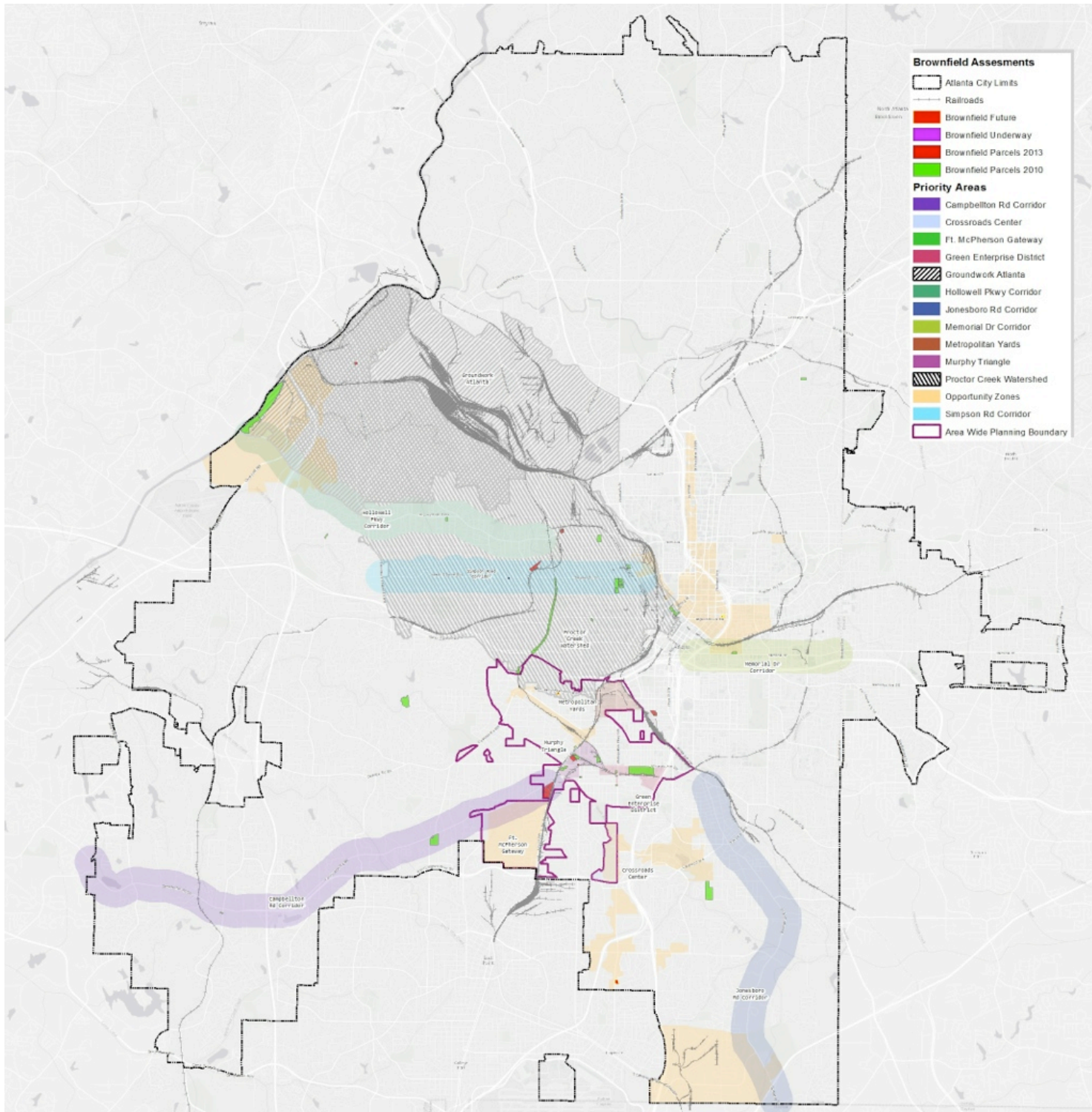
1. Proctor Creek Watershed
2. Opportunity Zones
3. Project Greenspace Sites

Redevelopment Corridors

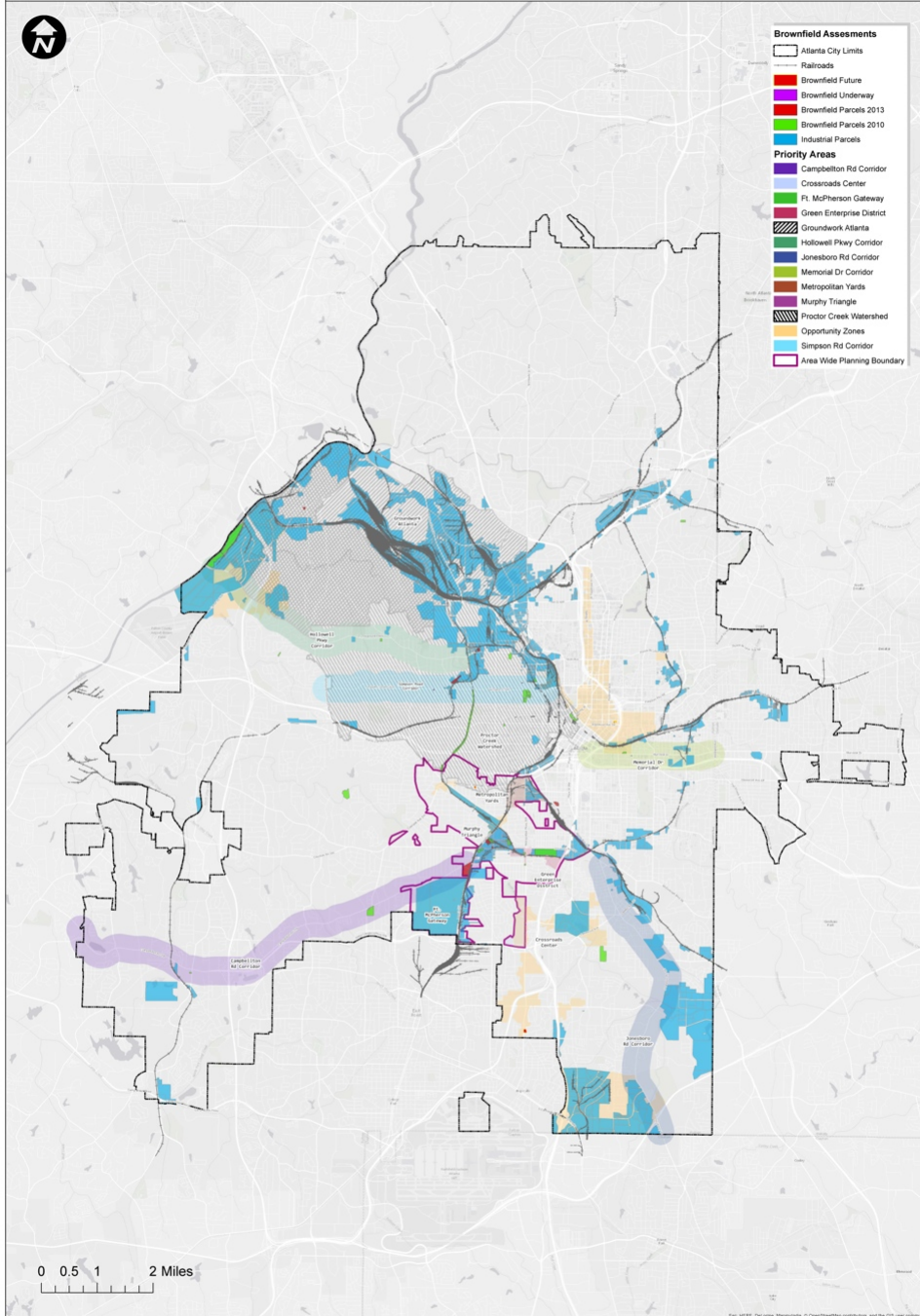
4. Donald Lee Hollowell
5. Joseph E. Boone Boulevard
(formerly Simpson Road Corridor)
6. Jonesboro Road Corridor
7. Campbellton Road Corridor
8. Memorial Drive Corridor

Area-Wide Planning Catalyst Sites

9. Murphy Triangle
10. Green Enterprise District
11. Metropolitan Yards
12. Crossroads Center
13. Fort McPherson Gateway



Atlanta Brownfield Priority Areas and Assessments



0 0.5 1 2 Miles

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City of Atlanta
 Department of Planning
 and Community Development

COORDINATE SYSTEM	NAD 1983 STATE PLANE GEORGIA WEST
MAP DATE	U.S. SURVEY FEET
DATE	COMMENTS
AUTHOR	Leo Laddigan
REQUEST #	
MAP SCALE	1:47,150 1 in = 3,929 ft



Brownfields Assessment Evaluation Form

Evaluation Form Scorecard



Will a Brownfield Assessment be completed for the proposed site?

Points	Recommendation
76-100	Strong possibility
50-75	Possible
0-49	Not a good candidate site

Recommendations for Assessment Program Recognition

- Assessment Cost
 - \$5,000
 - \$5,001 to \$25,000
 - \$25,001 to \$50,000
 - Over \$50,000

Assessment Grant Application

Letters of Support

- Active, concrete tasks to support grant program
- Form of recommended tasks
- Letters due Friday, Nov. 20, 2015

Can you do the following (check all that apply)?

	Sit on the Brownfields Stakeholder Advisory Committee (BSAC)
	Provide meeting space (BSAC or community outreach)
	Provide technical assistance
	Distribute newsletter updates
	Provide refreshments at BSAC meetings
	Provide refreshments at community outreach meetings
	Create handouts or mailings on the brownfields program
	Distribute brownfields program information



Next Steps

Questions and Suggestions?

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