



**Kerr-McGee Chemical Corp – Navassa Superfund Site, Navassa, North Carolina
(Site of Former Creosote Wood Treating Facility)
Redevelopment Planning Initiative
Frequently Asked Questions
November 2018**

The Multistate Environmental Response Trust (the Multistate Trust) prepared this fact sheet to answer frequently asked questions about the Kerr-McGee Chemical Corp – Navassa Superfund Site (the Site) and the Redevelopment Planning Initiative (RPI) for the Site.

Question: Describe the Kerr-McGee Chemical Corp – Navassa Superfund Site (the Site).

Answer: The 245-acre Site was used as a creosote-based, wood treating facility from 1936 until 1974. The creosote-related contamination of soil, sediment and groundwater does not currently threaten nearby residents or workers. The Site is designated a Superfund (or hazardous waste) site by the U.S. Environmental Protection Agency (EPA). The Site is bordered by Navassa Road, Sturgeon Creek, the Brunswick River, and Quality Drive.

Question: Who currently owns the Site?

Answer: The Multistate Trust owns nearly 153 upland acres, including the areas where the former wood treating facility operated. The State of North Carolina owns approximately 92 acres of marsh.

Question: What is the Multistate Trust?

Answer: The Multistate Trust is a private, independent environmental response trust. Its purpose is to protect human health and the environment. In 2011, the Multistate Trust was created as part of a bankruptcy settlement to own, manage, remediate and facilitate safe, productive reuse of the Site, under EPA oversight in consultation with the N.C. Department of Environmental Quality (NCDEQ).

Question: How will the Site be reused after it is remediated?

Answer: The Site's future use has not been decided definitively. In 2017, the Multistate Trust voluntarily began the Redevelopment Planning Initiative (RPI) to involve the community in planning for the Site's potential future reuse. The RPI produced four potential redevelopment concepts.

Question: Why did the Multistate Trust undertake the Redevelopment Planning Initiative (RPI)?

Answer: The Multistate Trust believes the community should have a major say in the Site's reuse. The RPI's goal was to identify community-supported plans for potential reuses that protect human health and the environment and are environmentally and economically sustainable.

Question: What was the Community Visioning Workshop?

Answer: As part of the Redevelopment Planning Initiative (RPI), the Community Visioning Workshop was held Feb. 23–24, 2018 to provide opportunities for community members to share their ideas, hopes, and concerns for the Site's reuse. Approximately 40 residents, community leaders, and other stakeholders participated in each of the two public workshop sessions.

Frequently Asked Questions (*Continued*)

Kerr-McGee Chemical Corp – Navassa Superfund Site, Navassa, North Carolina Redevelopment Planning Initiative (RPI)

Question: **What other ways was the public involved in the Redevelopment Planning Initiative (RPI)?**

Answer:

- A **Redevelopment Working Group (RWG)** was formed to include citizens, elected officials, and community leaders. The RWG steered the RPI, provided insights into community concerns, and worked to engage other citizens in the Community Visioning Workshop and other RPI activities.
- The **Community Survey** was mailed to nearly 1,100 local addresses in 2017. More than 100 individuals responded with ideas, hopes and concerns for the future of the Site and Navassa.
- Engaging Community Stakeholders:** The Multistate Trust and the RWG met with and encouraged community stakeholders to review market and Site studies, consider options for the Site’s future, and participate in RPI activities.
- Redevelopment Concepts Open House:** The Community Visioning Workshop generated four potential redevelopment concepts that were shared with the general public, the Town Council, and the Planning Board.
- Market and Site Studies:** Market and Site data was collected to stimulate ideas and support informed discussion of Site reuse options throughout the RPI process and particularly during the Community Visioning Workshop. Public presentations of the data are available at multi-trust.org/navassa. The full studies were placed at the EPA Information Repository in Navassa Town Hall.

Question: **How does the reuse planning impact the Site’s remediation?**

Answer: Where possible, the remediation plans will be adapted to accommodate future reuse. The timeframe of remediation is being coordinated with reuse planning.

Question: **How will the potential reuse concepts be used at the Site?**

Answer: The possible redevelopment concepts could be used in several ways.

- The potential reuse concepts identify possible future land use options.
- The EPA will use future land use to select a remediation plan that will protect human health and the environment.
- The EPA will select a remediation plan that will support possible redevelopment options.
- The Multistate Trust might use the potential reuse concepts to help market the Site and give direction to discussions with prospective buyers, owners, or end-users.
- The redevelopment concepts will help support decisions about Site sale or transfer.

Question: **Will the Town of Navassa and the community have additional say over reuse of the Site?**

Answer: The Town of Navassa will have future say if the Site’s reuse requires rezoning, a Town permit, or other Town of Navassa governmental action.

Question: **Who must approve of the transfer or the sale of the Site or any portion of it?**

Answer: The transfer or sale of any portion of the Site must be approved by EPA, NCDEQ, the U.S. National Oceanic and Atmospheric Administration, and the U.S. Fish & Wildlife Service, as provided in the bankruptcy settlement documents governing the Multistate Trust.

For more information, please contact:

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