

# Kerr-McGee Chemical Corp – Navassa Superfund Site Redevelopment Planning Fact Sheet

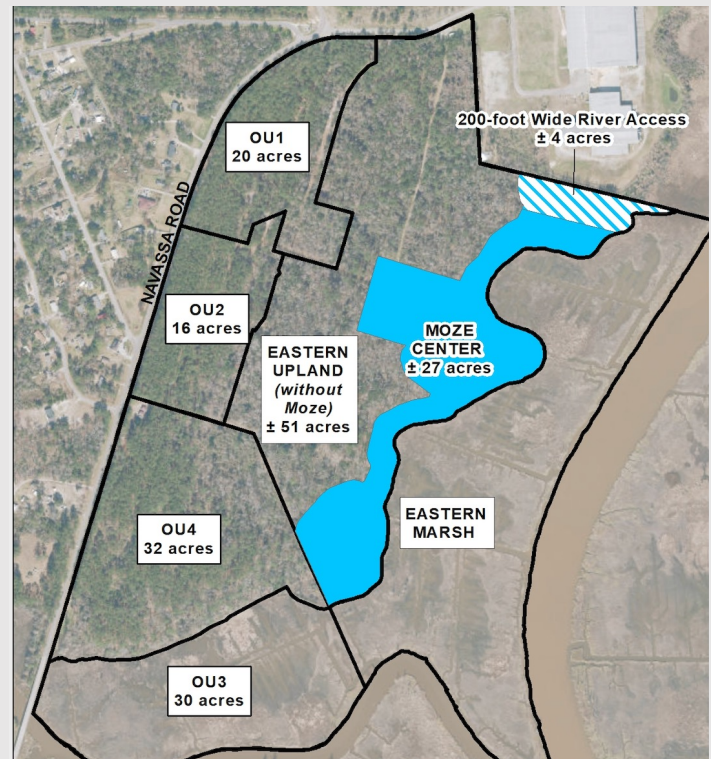
The Multistate Environmental Response Trust (the Multistate Trust) is preparing parts of the Kerr-McGee Chemical Corp – Navassa Superfund Site (the Site) and adjacent property for safe and beneficial redevelopment. The Multistate Trust continues to work with community members, local officials, and other stakeholders to identify future beneficial, community-supported uses for the Site.

## Multistate Trust Began Marketing Property in Summer 2022

The Multistate Trust is proposing to sell  $\pm 87$  acres of undeveloped land, which will be available for unrestricted uses, including industrial, commercial, recreational, and certain residential uses.

- $\pm 51$  acres of the Eastern Upland Area
- $\pm 20$  acres that make up OU1
- $\pm 16$  acres that make up OU2

In summer 2022, the Multistate Trust began actively marketing these portions of the property. Throughout the fall and winter 2022, the Multistate Trust plans to provide Site tours and invite bid submittals and development plans from interested buyers and developers. In 2023, community members will be invited to provide input on proposed development plans received.



*This map shows Operable Units (OUs) and proposed land to be donated for the Moze Center and Moze Heritage Site Tidal Restoration Project.*

## The Multistate Trust's Property Sale Strategy

The Multistate Trust is pursuing a strategy that is:

- Clear and transparent
- Consistent with the Town of Navassa's interests
- Aligned with community-supported future uses

The Town of Navassa will retain control over zoning, and the Multistate Trust will make the property sale dependent on the Town's rezoning approval.

# Redevelopment Planning Initiative and Reuse Advisory Council



RAC member Chris Graham presents redevelopment scenarios in June 2022.

In 2017–2018, the Multistate Trust initiated and led a Redevelopment Planning Initiative (RPI) to understand the community’s vision for future Site uses. The RPI included community surveys, stakeholder meetings, and visioning workshops which ultimately led to four redevelopment concepts.

After community members expressed interest in residential uses, the Multistate Trust formed the Reuse Advisory Council (RAC). The RAC, which includes Navassa residents, stakeholders and local government representatives, developed three scenarios that will be shared with potential buyers to inform development proposals.

RAC recommendations include prioritizing light industrial uses, pursuing commercial uses, adding density-restricted multi-family residential uses, and selecting uses that minimize gentrification.

## Multistate Trust to Donate Land for Moze Center

The Multistate Trust is committed to supporting the creation of the Moze Heritage Center and Nature Park, which is envisioned to include a cultural center for the preservation of Gullah Geechee history and the Moze Heritage Site Tidal Restoration Project. The Multistate Trust expects to donate the land needed to further the project, subject to the approval of the Multistate Trust’s beneficiaries.

## The Multistate Trust

The Multistate Trust is a private, independent trust created as part of the Tronox bankruptcy settlement in 2011. The Multistate Trust is responsible for remediating the Site and positioning the Property for safe and beneficial reuse. The Multistate Trust’s beneficiaries (including the U.S. Environmental Protection Agency and North Carolina Department of Environmental Quality) and the Natural Resource Trustees must approve all property transfers or sales. Greenfield Environmental Multistate Trust LLC is the court-appointed trustee of the Multistate Trust.

### Contact Us for More Information

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