



BROWNFIELDS PROGRAM PROJECT FACT SHEET

Brewery Arts Center

449 West King Street

Carson City

SITE BACKGROUND

The site is a multi-use facility that houses two galleries, a grand ballroom, black box theater, administrative offices, a pottery classroom, a painting classroom, and a multi-media classroom. It is one of a few buildings that comprise the Brewery Arts Center – Carson City’s hub of all arts and entertainment-related activities.

The overall project consisted of restoring the exterior north-, west-, and south-facing brick walls of the building by repointing the brick. However, a lead-based paint survey conducted by the Nevada Brownfields Program revealed that the brick walls had lead-based paint and lead-containing paint in some areas.

In 2021, Brewery Arts Center was awarded a grant from the Nevada State Historic Preservation Office to perform the restoration work, including removal of the lead-paint; however, characterization and disposal of the lead-containing waste generated during the restoration activities was not included in the scope of work or grant budget.

In addition to the lead-based paint survey, Brewery Arts Center also applied and was accepted for Nevada Brownfields Program assistance to characterize and dispose of the lead-containing waste generated during the restoration activities.

FUNDING		
<u>Activity</u>	<u>NBP Funding</u>	<u>Date</u>
Phase II Assessment (Lead-Based Paint Survey)	\$8,910	2022
Waste Characterization and Disposal	\$29,462	2023
SUM	\$38,372	

SITE INVESTIGATIONS

The lead-based paint survey was conducted in the Spring of 2022. The survey revealed the presence of lead-based paint and lead-containing paint in some areas of the north-, west-, and south-facing walls (the paint on the east-facing wall had already been removed). The federal government definition of lead-based paint is paint with lead levels greater than or equal to 1.0 milligram per square centimeter (mg/cm²), or more than 0.5% by weight. Lead-containing paint is defined by the federal government as lead in new dried paint in excess of 90 parts per million (ppm) by weight.

SITE LOCATION

- 449 West King Street
- APN: 003-207-07
- 0.70 acres



CLEANUP

Using the survey results, a historic building restoration company manually removed paint containing high levels of lead before proceeding to remove the rest of the paint using pressurized steam / hot water. Samples were collected from the paint waste, pending offsite disposal. A frac tank was placed onsite to collect wastewater from the paint removal activities, pending characterization. A wastewater permit was obtained from the City of Carson City. In accordance with the permit, the wastewater was characterized (using Nevada Brownfields Program funding) to determine whether it could be disposed in the sanitary sewer. Due to neutralizing agents and settling of sediments, final wastewater samples did not exceed discharge limits established by the City; therefore, the wastewater was discharged to the sanitary sewer after receiving verbal approval from the City to do so. Additionally, paint chip waste met the criteria for regular solid waste based on sample results and was therefore disposed of in the Carson City Landfill. Sediment that had settled in the tank was disposed of at Waste Management.

CURRENT STATUS

The exterior brick walls of the Brewery Arts Center have been restored and the center continues to operate as normal.



RESOURCES

To learn more about the Nevada Brownfields Program, visit:
<https://ndep.nv.gov/environmental-cleanup/brownfields>



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