



BROWNFIELDS PROGRAM PROJECT FACT SHEET

W. 2nd & Stevenson St. Reno, Washoe County

SITE BACKGROUND

This site was owned by the City of Reno and served as a public parking lot. The site was targeted for redevelopment due to its proximity to the Nelson Building and Reno Transportation Rail Access Corridor. Tentative plans for the site included acquiring other parcels and working with a developer to build a large mixed-use, high-density

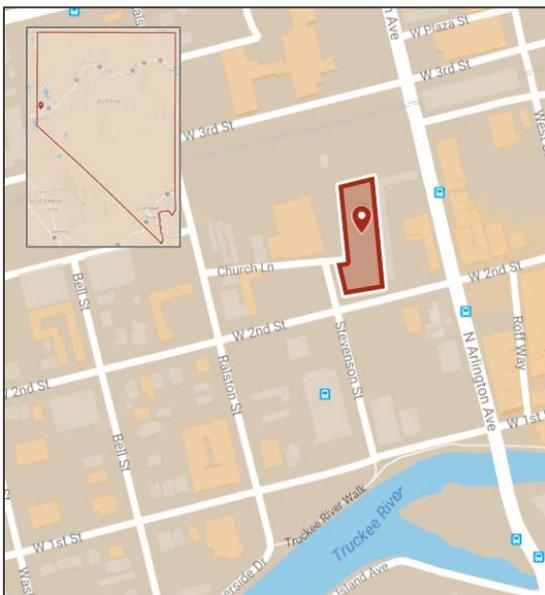
The City of Reno Redevelopment Agency applied and was accepted for Nevada Brownfields Program (NBP) funding to conduct a Phase I Environmental Site Assessment (ESA) in order to determine whether the property was suitable for redevelopment.

FUNDING

Activity	NBP Funding	Date
Phase I Environmental Site Assessment	\$3,311	2006

SITE LOCATION

- NE corner of West 2nd Street & Stevenson Street, Reno, Washoe County
- APN: 011-026-03
- 0.9 acres



SITE INVESTIGATIONS

A Phase I ESA revealed no recognized environmental conditions (RECs). However, the assessment revealed several Business Environmental Risks (BERs), which represent real or potential risks that can have a material environmental impact on the planned use of the site:

- The site overlies groundwater contaminated with PCE, likely from past dry cleaners and auto service shops;
- Lumber yards operated on the west adjacent property from 1890 to 1965. Solvents and/or wood treatment chemicals may have been used on this site;
- A print shop operated on the west adjacent property and may have used and stored solvent, lead, and hydrocarbon-based inks;
- A bus depot and maintenance shop operates directly to the site and had documented diesel releases in 1988 and 1993;
- The south adjacent property operated as a service station from 1932 to 1978;
- A railroad has operated to the north of the site since 1890, with the potential for undocumented releases along the tracks.

No additional assessment was deemed necessary for the site.

SITE INVESTIGATIONS

As of June 2017, the site remained in use as a public parking lot.

