Municipal Setting Designations

Jedediah Greenfield
Program Manager

Municipal Setting Designations (MSDs)
What is an MSD?

- A voluntary deed restriction that prohibits the use of impaired groundwater as potable water
  - A tool property owners can use to address environmental impairments to groundwater
  - Allows reinvestment and redevelopment of impaired properties
- A public health protection
What is an MSD?

- It is a State Program
  - Administered by the Texas Commission on Environmental Quality (TCEQ)
  - Requires Local Support
- Article 13 of Chapter 47
  - Public Hearing Required
2606 West Dallas
JLB Realty, LLC

- Consists of approximately 0.25-acres
- Site is currently vacant and was historically developed as residential
- Site conditions were evaluated as part of a larger acquisition of 7-acres of surrounding land for re-development
- Anticipated future use of the larger site will be Class A residential apartments
Groundwater Impacts
February 3, 2010

RE: MGD Application #0000-002-FOE
1111 Lockwood Drive, Houston, TX 77022

Dear Resident:

Enclosed is a public meeting notice about an upcoming meeting in your area. This is an informational meeting about a property at 1111 Lockwood Drive, Houston, TX 77022 that has contaminated groundwater. We welcome you to attend the public meeting, but it is not mandatory that you come.

The public meeting will be held at:

3/12/2010
6:00 PM
Renaissance
10 N. Navigation, Houston, TX 77011

The following notice will give you additional details about the type of contamination that has been found at the site. Based on the property's groundwater contamination at the site, it is safe in drinking water. The groundwater at the site is located near the City of Houston's drinking water supply. If you have questions about the contamination, please contact the City of Houston's Drinking Water Quality Department at 713-672-9200. The meeting will be held at our offices at 1111 Lockwood Drive.

The purpose of this public meeting is to inform you, the property owner, of the new regulations that have been enacted by the City of Houston. The regulations require that all MGDs be inspected and tested at least once every five years. The City of Houston is responsible for ensuring that the MGDs in your area are in compliance with the regulations. The meeting will be conducted in the presence of City officials. The meeting will be held at our offices at 1111 Lockwood Drive.

Water Well Owners
Certified Mail
5-Mile Radius
State Requirement

A MGD is the only way the city can supply to the contaminated groundwater at a property cannot be used for drinking use by any of the property's residents. Property owners may be asked to take steps to reduce the risk of contamination to the groundwater at the property. The MGDs are also responsible for providing information about the property's groundwater to the City of Houston. The City of Houston is responsible for ensuring that the MGDs in your area are in compliance with the regulations.

For more information, please contact the City of Houston's Drinking Water Quality Department at 713-672-9200.
Contact Information

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