

Jan 29 2019 Rio Nuevo Meeting

Topic: Placing River Fill on the "A" Mountain Landfill

The board stated they feel "stymied" by how proceed with their charter to develop this land, yet the primary agenda for the meeting was to decide whether to allow the dredged soil from 29<sup>th</sup> street to Broadway Santa Cruz should be placed on the "A" Mountain landfill.

Carmine DeBonis (Deputy County Administrator) and Suzanne Shields (Director Pima Co Regional Flood Control) spoke to the board and answered questions. They expressed their willingness to use the river fill to cover the landfill. The savings of \$200k by the shorter hauling distance would be used to enhance the project with walkways, contouring, and hydro seeding at least a portion a portion of the fill surface. The reason for undulating the surface is the methane monitors cannot be covered over. The varying height of proposed fill will be 6 to 0 feet. The sandy mix is ideal for the over fill as it is able to aerate released CO<sub>2</sub>, which is more harmful to vegetation growth than methane.

Mark Irvin attempted to drive the discussion toward why the fill shouldn't be used to fill the empty remediated landfill west of the Caterpillar building. The City wasn't represented, but the discussion involved the likelihood that the fill would not be the proper mix for future building foundations.

The board agreed that the fill would could be used as 'storage' over the landfill. There was no disguising that the board's goal is to build on this landfill as soon as the challenge of paying for the \$30 million remediation could be addressed. McCusker said that he and a developer/planner from Oregon viewed this patch of vacant land from "A" Mountain and the planner said "OMG, there is no city in the country that has 50 acres of undeveloped land sitting next to their downtown."

The board voted 4-2 to allow the fill to be placed on the "A" Mountain landfill. Irvin and McCusker were in the dissent. They did not like the idea that it will be inevitable that the fill will have to be removed at some future date. Jannie Cox brought up that the east of the landfill is the deepest, 40', and that the fill could possibly be concentrated on the west side so that when the remediation occurs the river fill could be pushed to the side and then used for back fill.

McCusker final words were they the board needs to get serious with a plan for developing this large parcel.

Geotechnical engineering firm GeoTek was present. Their application for a Brownfield Cleanup Grant needs the board approval by the 31<sup>st</sup> (2 days). The board expressed their frustration that they had to decide without having had any discussion in any of their meetings. They were reluctant to approve the grant. However knowing that they could not meet on the topic in time, they voted to

approve the grant, “that they didn’t want”, with the option to kill it in the future when they did have time to review it within their scheduled agenda.

Diane and Raul spoke to the board and elegantly defended the need for the Heritage Park. Diane make a strong claim to the equally unique opportunity to preserve a site that also doesn’t exist in any other city, and thanked them for this first step.

The Board abruptly adjourned.