



MEMPHIS BROWNFIELD COALITION

ADVISORY COUNCIL
Monday 06/16/2026
1:00 PM

Willie Mae Brooks Resource Center
1300 Jackson Ave
Memphis, TN 38107

Agenda & Housekeeping:

Please sign in on the Sign-In Sheet

Call Meeting to Order

Updates from Grantees

Questions & Public Comment After Updates

What is a brownfield?

As defined by the United States Environmental Protection Agency (EPA):

A brownfield is a property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant.

Many commercial, industrial and even some residential properties may be environmentally contaminated due to past uses at the site.





What is the Memphis Brownfield Coalition Advisory Council?



The Council consists of representatives from quasi-governmental agencies, city/county/state departments, neighborhood associations, private developers, technical assistance providers, and community focused non-profits.

Quarterly meetings are held to assist with **inventory efforts, networking, and engaging in the overall brownfield assessment and redevelopment process**. The council may also propose projects for involvement in the grant program.



2023 EPA Grant - Coalition Assessment \$1,000,000

Phase 1 & Phase 2 ESA, TN VOAP Enrollment Fees, Remediation Plans: soil management plans, vapor intrusion mitigation design



**ECONOMIC DEVELOPMENT
GROWTH ENGINE**
FOR MEMPHIS & SHELBY COUNTY

2023 EPA Grant - BRLF Brownfield Revolving Loan Fund \$1,000,000

- Primarily loans for cleanup/remediation
- Subgrants for non-profits and community benefit organizations
- Ideal for adding to a capital stack



Brownfield Revolving Loan Fund Grant Updates

EDGE RLF Target Area





RLF Applicant Eligibility

Loans

- Authorized to incur debt and enter into legally binding agreements
- Good financial standing
- Provide economically viable remediation/redevelopment plan
- Eligible loan applicants may be public or private entities, or individuals

Sub-Grants

- Limited to states, political subdivisions, US territories, Indian Tribes, & non-profits
- Same criteria as loan applicants with addition of owning prospective site

Ineligible

- Entities suspended, disbarred, or declared ineligible for Federal financial assistance programs



RLF Site Eligibility

Requirements

- Must satisfy the definition of a brownfield site as defined by the EPA
- Phase I and Phase II Environmental Site Assessments (ESAs) have been completed
- EPA-approval of the site and the borrower or sub-grantee
- Comply with other relevant State of Tennessee requirements

Ineligible

- Sites for which EDGE or applicant is potentially liable for the contamination
- Sites listed or proposed for listing on the National Priorities List
- Sites that are subject to the jurisdiction or custody of the United States government



Updates: Applications

Reviewing formal application and drafting memo for board approval to grant \$210,000

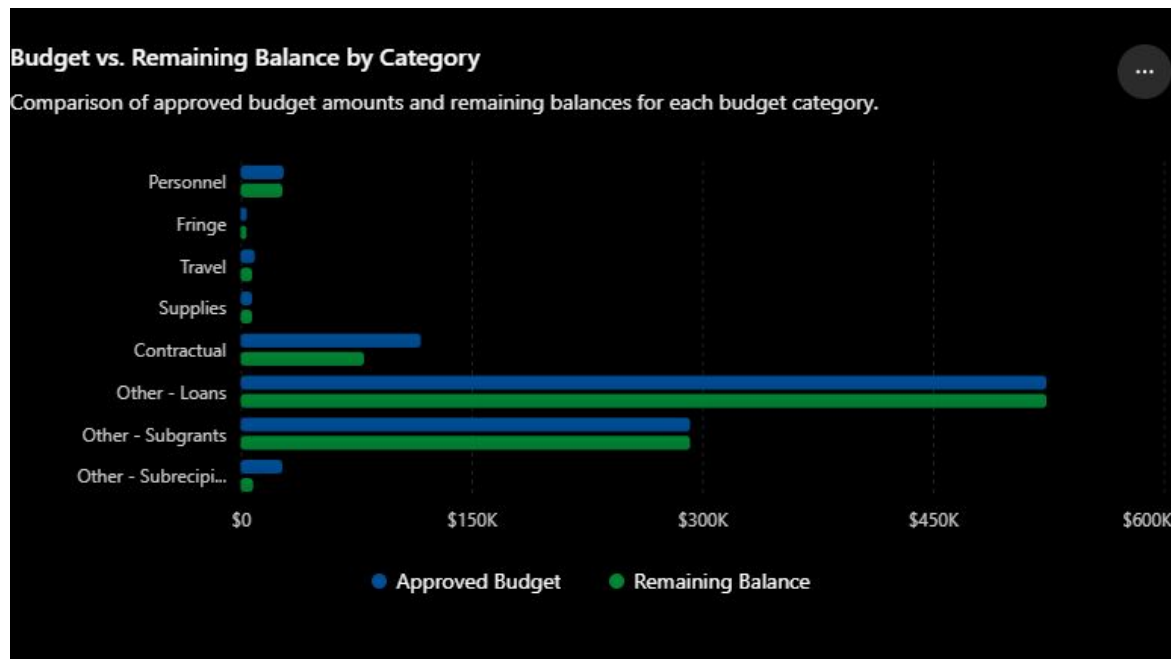
Submitting site approval for 2nd official application

Up-to-date on reporting and compliance





Updates: Budget





Brownfield Coalition Assessment Grant Updates

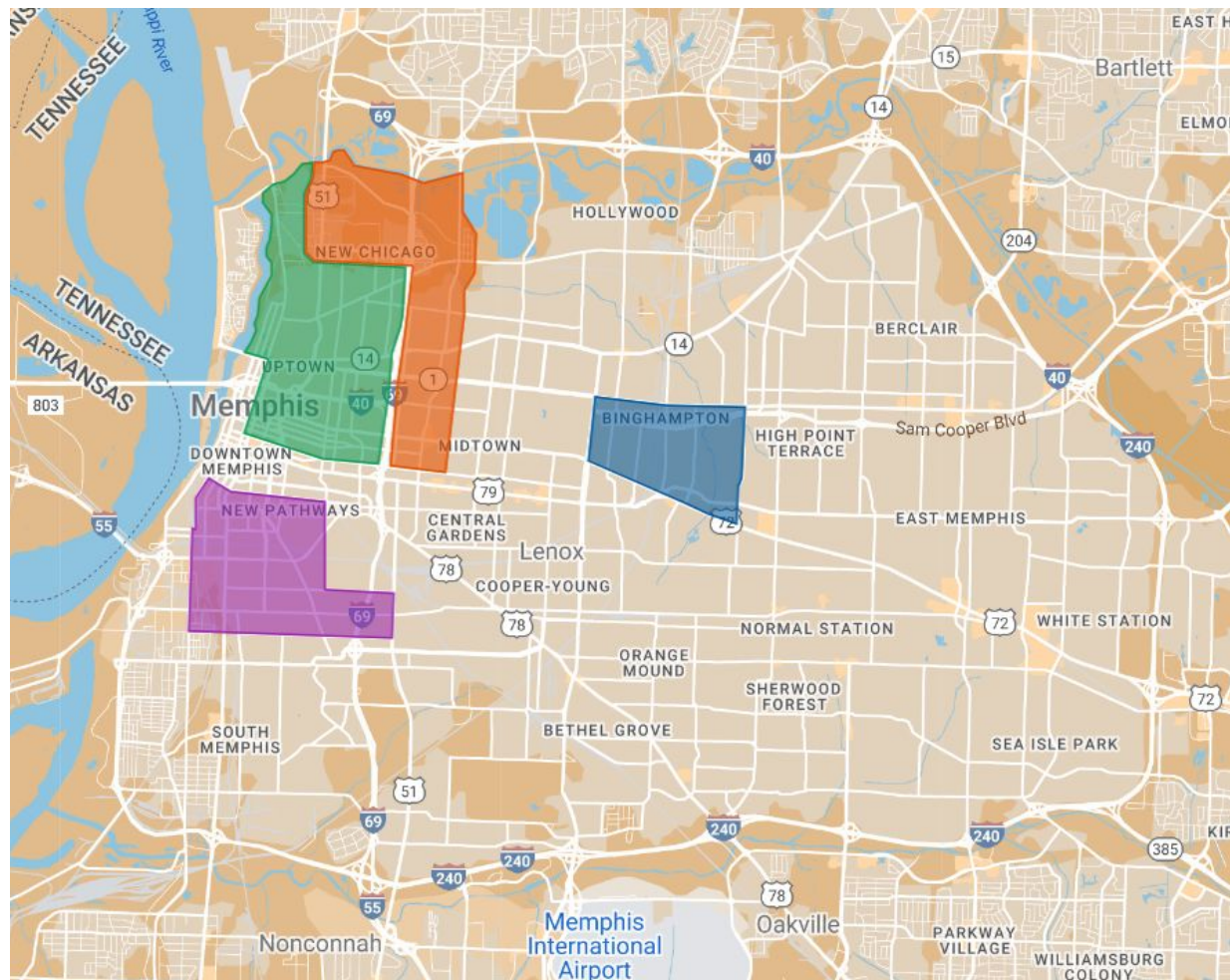
Assessment Grant Target Areas

Uptown
Redevelopment Area

Klondike,
New Chicago,
North Memphis
Industrial Area

Binghampton

Soulsville/SouthCity



Task 1

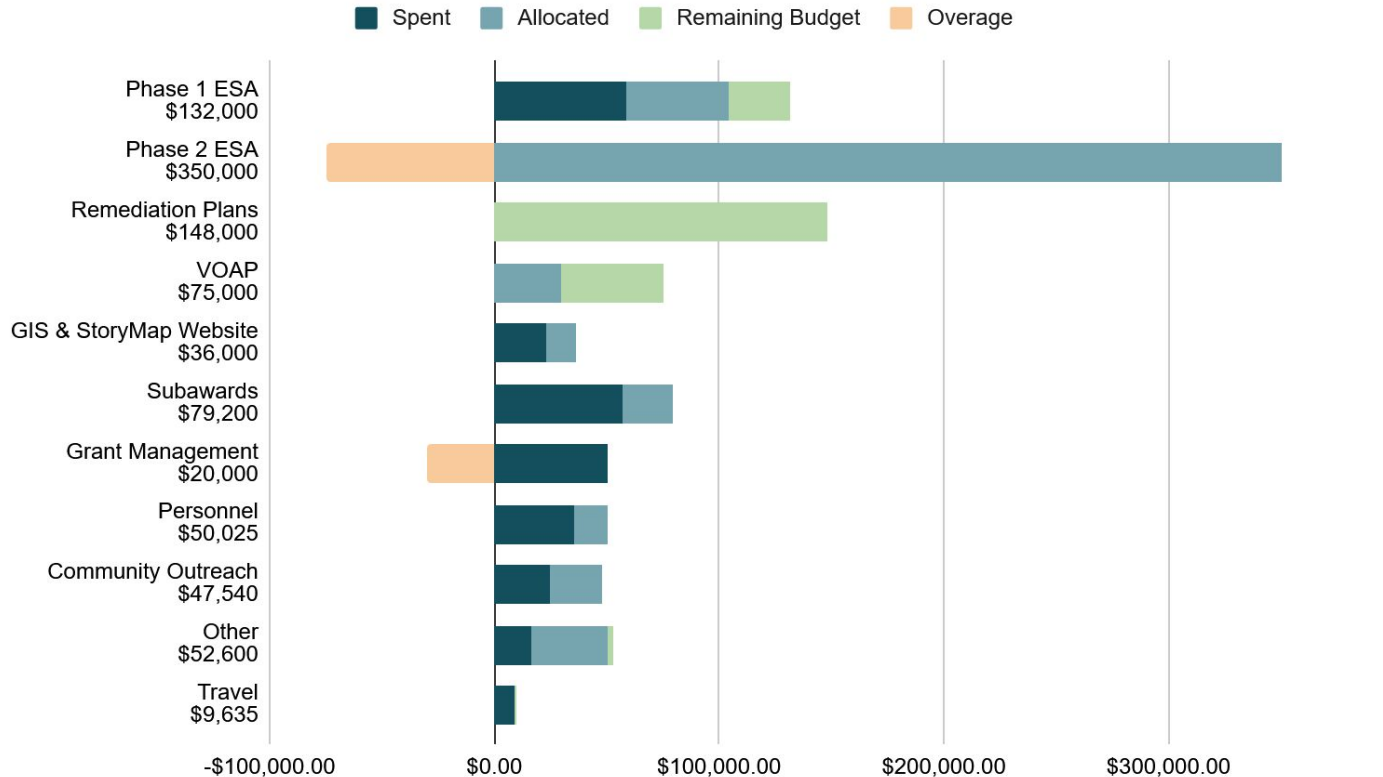
Project Management / Compliance & Reporting

CRA is in compliance and completing quarterly reports

Budget is 100% allocated for assessments, still taking inventory requests

Tracking the Work

Budget Tracking



Task 2

Community Involvement & Engagement

Quarterly public meetings will continue

Next one in September 2026, Uptown target area

Community Involvement Plan (CIP) copies available

Next update in August 2026 - [Link](#)

Soulsville Environmental Conservation Curriculum

Digital version now available - [Link](#)

Documents and Reports

<https://cramemphis.org/brownfields>



Brownfield Data Viewer

The Brownfield Data Viewer is a tool to explore brownfield data compiled by the CRA. This interactive map highlights potential brownfields, assessed sites, and Superfund sites.

» VIEW DATA VIEWER



Environmental Assessments

The CRA has funded several environmental assessments across Memphis. Explore the testing sites and download the reports.

[Brownfield Inventory Spreadsheet \(03-03-26\)](#)

» VIEW ASSESSMENTS



Brownfield Grant Documents

[Soulsville: Movement in Memphis](#) (January 2026)

[Community Involvement Plan](#) (November 2025)

[Quality Assurance Project Plan](#) (January 2025)

[EPA Approved Workplan](#) (June 2023)



Ibrahim (Chism Trail) Site ABCA

The CRA is seeking up to \$2 million in grant funds from the U.S. Environmental Protection Agency (EPA) to address contamination at 544 and 645 Jackson Avenue in Memphis, also known as the former Ibrahim "Chism Trail" Site. The property is a 3.31-acre site with a 25,900 SF vacant grocery store and associated parking lot.

» VIEW ABCA

Task 3

Site Identification & Assessments

Inventory spreadsheet available for download

Updated 6.16.26

Brownfield Data Viewer

Map available to public, will be updated periodically with new information

Story Map

Web Page style with Grant Specific information, maps, and community profiles



Site Assessment Update



BDC Business Hub
2690 Yale Ave
Phase 2 ESA - In Progress
Concerns: Old UST from generator

LEGEND

- Previously collected sub-slab soil vapor sample locations
- SV-X Proposed Soil Vapor Implants
- SSV-X Proposed Sub-Slab Soil Vapor
- SB-X Proposed Soil Boring



Site Description: One parcel, 3.7 acres, located at the corner of Yale Ave & Maris St in Binghampton, Memphis, Shelby County, Tennessee.

Past Use: A mix of commercial & light industrial including a concrete silo, burlap bag manufacturing, and Sears Carpet Care and Termite

Current Use: Commercial recycling warehouse & workforce development hub

Future Use: Potential expansion of recycling warehouse operations and additional office space

Concerns: a) Historical map shows a generator on one corner of the site, and possibly still a UST or petroleum leakage. b) contamination from past uses: manufacturing processes, carpet cleaning, pest control supplies

Recommendation: Phase 2 ESA - Sampling will need to be performed for more specific information regarding whether the UST is still around and if any contamination is present.

Project No.	A8247004-10	Terracon 8420 Wolf Lake Dr Ste 115 Bartlett, TN 38133-7110	SITE SAMPLE LOCATION MAP	Figure
Scale:	AS SHOWN			
Client:	CRA			
Date:	6-19-25			
			BDC Business Hub 2690 Yale Avenue Memphis, Tennessee	2



BDC Business Hub
Ground Penetrating Radar (GPR)
6.10.26

Environmental Consultant - Terracon

STORY MAP & DATA VIEWER



Anna Piazza, GISP

GIS Operations Manager

Talia Greenblatt

Natural Resources GIS Technician

Brownfield Story Map

[Link](#)



Brownfield Assessment Sites

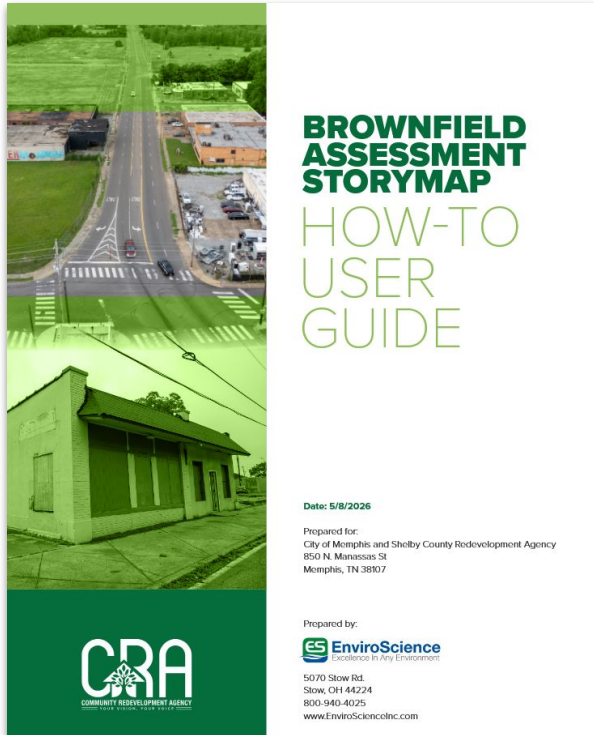
CRA Brownfield Coalition Assessment Grant

September 12, 2025



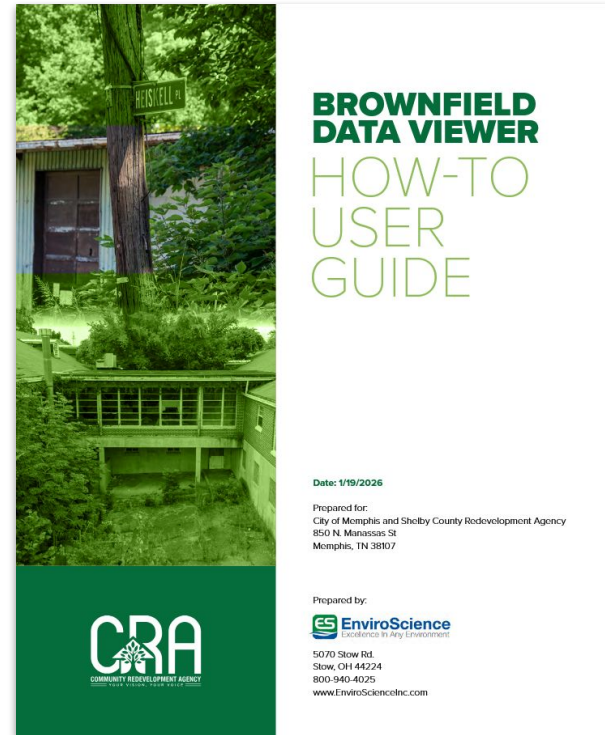
Story Map How-To Guide

[Link](#)



Data Viewer How-To Guide

[Link](#)



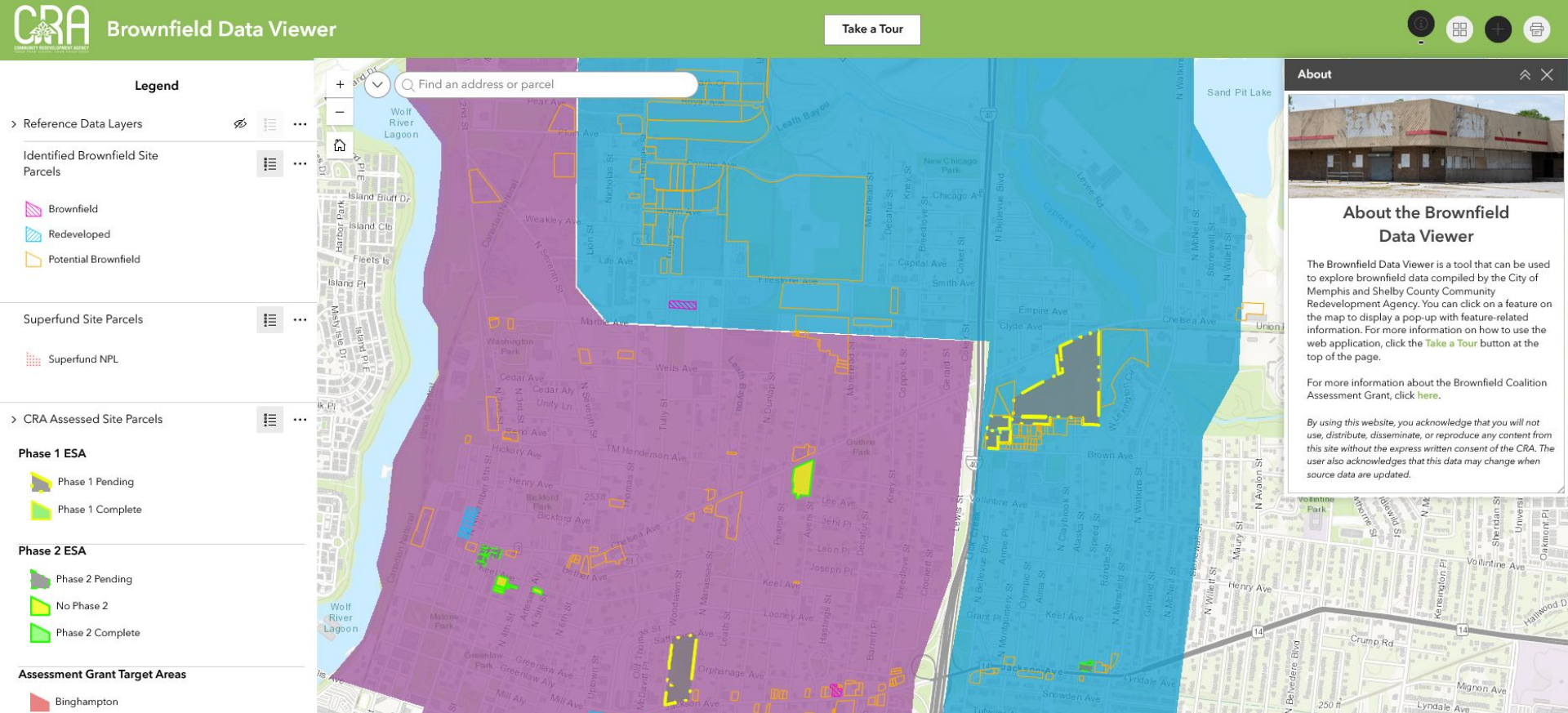
Inventory

Updated Spreadsheet 6.16.26 [Link](#)

Site Name	Parcel ID	Parcel ID	ParcelIDNoSpace	Parcel Owner	Parcel Address	Zip	Zoning	Land Use	Grant Target Area
	027007 00007	027007 00007	02700700007	CITY OF MEMPHIS	757 CHELSEA AVE	38107	MU	INSTITUTIONAL	Uptown Redevelopment Area
	027007 00001C	027007 00001C	02700700001C	CUSTOM RIMS LLC	733 CHELSEA AVE	38107	MU	COMMERCIAL	Uptown Redevelopment Area
	026026 00039	026026 00039	02602600039	SMITH MILTON	1248 JAMES	38106	EMP	PARKING	Soulsville/South City
Former St. Thomas Catholic Church	025050 00030	025050 00030	02505000030	HEADQUARTERS JURISDICTION OF THE CHURCH	560 E TRIGG AVE	38106	R-6	INSTITUTIONAL	Soulsville/South City
Former St. Thomas Catholic Church	025050 00028	025050 00028	02505000028	HEADQUARTERS JURISDICTION OF THE CHURCH	588 E TRIGG AVE	38106	R-6	PARKING	Soulsville/South City
Former St. Thomas Catholic Church	025050 00018	025050 00018	02505000018	HEADQUARTERS JURISDICTION OF THE CHURCH	581 CAMBRIDGE	38106	R-6	PARKING	Soulsville/South City
	025036 00014C	025036 00014C	02503600014C	SOROMOVEIS INC	705 SAXON AVE	38126	R-6	VACANT	Soulsville/South City
	025035 00022	025035 00022	02503500022	SHELBY COUNTY TAX SALE 19.03	1063 MISSISSIPPI BLVD	38126	CMP-1	VACANT	Soulsville/South City
	025035 00021	025035 00021	02503500021	SHELBY COUNTY TAX SALE 19.03	1057 MISSISSIPPI BLVD	38126	CMP-1	VACANT	Soulsville/South City
	025035 00002C	025035 00002C	02503500002C	RIVER REGION COMMUNITY DEVELOPMENT CORP	1051 JENNETTE	38126	CMP-1	INSTITUTIONAL	Soulsville/South City
	025034 00019C	025034 00019C	02503400019C	MUSIC MAGNET VILLAGE DEVELOPMENT LLC	660 SAXON	38126	R-6	VACANT	Soulsville/South City
	024035 00001	024035 00001	02403500001	CITY OF MEMPHIS L G & W	63 W MCLEMORE	38106	IH	INDUSTRIAL	Soulsville/South City
Dixie Wax Paper	024003 00010C	024003 00010C	02400300010C	DIXIE WAX PAPER CO	276 S PARKWAY	38109	EMP	INDUSTRIAL	Urban Core
	024002 00002	024002 00002	02400200002	NEWBURGER SURVIVOR'S TRUST	1337 RIVERSIDE DR	38106	IH	INDUSTRIAL	Urban Core
	022032 00030	022032 00030	02203200030	CITY OF MEMPHIS AND SHELBY COUNTY	588 CHELSEA	38107	MU	COMMERCIAL	Uptown Redevelopment Area
White church	022031 00001C	022031 00001C	02203100001C	CITY OF MEMPHIS AND SHELBY COUNTY	595 CHELSEA AVE	38107	MU	PARKING	Uptown Redevelopment Area
	022030 00001C	022030 00001C	02203000001C	MEMPHIS AND SHELBY COUNTY COMMUNITY	299 CHELSEA AVE	38107	MU	INSTITUTIONAL	Uptown Redevelopment Area
	022029 00008	022029 00008	02202900008	CITY OF MEMPHIS AND SHELBY COUNTY	775 SIXTH	38107	MDR	VACANT	Uptown Redevelopment Area
Past Sixth Street Cleaners	022029 00007	022029 00007	02202900007	MEMPHIS AND SHELBY COUNTY COMMUNITY	0 N SIXTH ST	38107	MU	VACANT	Uptown Redevelopment Area
	022029 00006	022029 00006	02202900006	MEMPHIS AND SHELBY COUNTY COMMUNITY	0 CHELSEA AVE	38107	MU	VACANT	Uptown Redevelopment Area
	022029 00005	022029 00005	02202900005	CITY OF MEMPHIS AND SHELBY COUNTY	271 CHELSEA AVE	38107	MU	VACANT	Uptown Redevelopment Area
	022015 00005	022015 00005	02201500005	MEMPHIS AND SHELBY COUNTY COMMUNITY	954 N 2ND ST	38107	MU	COMMERCIAL	Uptown Redevelopment Area
	022015 00001C	022015 00001C	02201500001C	MEMPHIS AND SHELBY COUNTY COMMUNITY	0 RENO AVE	38107	MDR	VACANT	Uptown Redevelopment Area
	022001 00026	022001 00026	02200100026	MEMPHIS AND SHELBY COUNTY COMMUNITY	84 E HICKORY	38107	EMP	VACANT	Uptown Redevelopment Area
1344 Jackson	021105 00021C	021105 00021C	02110500021C	1344-45 JACKSON LLC	13447 JACKSON AVE	38107	RU-1	VACANT	Klondike, New Chicago, North Memphis Industrie
1344 Jackson	021105 00017C	021105 00017C	02110500017C	1344-45 JACKSON LLC	1344 JACKSON AVE	38107	CMU-3	COMMERCIAL	Klondike, New Chicago, North Memphis Industrie
1344 Jackson	021105 00016	021105 00016	02110500016	TAX SALE 219 GP	0 RANDLE	38107	RU-1	VACANT	Klondike, New Chicago, North Memphis Industrie
1344 Jackson	021105 00015	021105 00015	02110500015	TAX SALE 219 GP	737 RANDLE ST	38107	RU-1	VACANT	Klondike, New Chicago, North Memphis Industrie
Same site as 1384	021104 00019	021104 00019	02110400019	JACKSON GP	1380 JACKSON AVE	38107	CMU-3	OFFICE	Klondike, New Chicago, North Memphis Industrie
Same site as 1380	021104 00018	021104 00018	02110400018	JACKSON GP	1384 JACKSON AVE	38107	CMU-3	OFFICE	Klondike, New Chicago, North Memphis Industrie
	021103 00011	021103 00011	02110300011	1344-45 JACKSON LLC	1345 JACKSON AVE	38107	CMU-3	COMMERCIAL	Klondike, New Chicago, North Memphis Industrie

Brownfield Data Viewer

[Link](#)



Submit Potential Brownfield Sites for Consideration and Inventory:

<https://cramemphis.org/brownfields/>



Brownfield Form

Submit a potential Brownfield site for review to the City of Memphis and Shelby County Community Redevelopment Agency (CRA).

Your Name:*

Organization/Agency:

Your Email:*

Address of Site for Consideration:*

Parcel ID(s):

If multiple, separate by comma

Additional Information:

e.g. owner's name, historic land use, upcoming development, any assessments or cleanup completed previously

1000

Please Add Your Photo(s) (0) 

 [Add record](#)

Submit

Task 4

VOAP

Sites that will enroll this year:

Wayne's Pinball: 2nd St & Chelsea Ave

Ibrahim (Chism Trail): Jackson Ave & Danny Thomas Blvd

Conceptual Design for Reuse:

Ibrahim (Chism Trail) to receive Conceptual Design Services

Partnership: Yale University: Urban Design Workshop & NJIT TAB

JELco Developer - Mixed Use: Multi-family + Grocery



Ibrahim (Chism Trail)

Jackson & Danny Thomas

Phase 1 ESA - Final Report Received

Concerns: Old dry cleaner & gas station on SW corner of site

Phase 2 ESA - Pending EPA SSQAPP Approval



Elm City Montessori School, New Haven, CT
Past Uses: Geometric Tool & Die Company, Diamond Match Company

 Yale Urban Design Workshop

NJIT
 TAB
TECHNICAL
ASSISTANCE TO
BROWNFIELD
COMMUNITIES

Questions

Next Advisory Council Meeting

September 2026 Time: TBD

Uptown Target Area

CRA Office Gould Cottage 850 N. Manassas St

Contacts



CRA

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EDGE

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TWI

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