

**SUMMARY OF NOTICE OF  
INTENT TO REDEVELOP A BROWNFIELDS PROPERTY**  
**Brownfields Property Name: Lake Wheeler Assemblage**  
**Brownfields Project Number: 25075-21-092**

Pursuant to the North Carolina Brownfields Property Reuse Act (the “Act”) authorized by North Carolina General Statutes (NCGS) § 130A-310.30 through 130A-310.40, and specifically pursuant to NCGS § 130A-310.34, Dix 3 Owner LLC, Dix 4 Owner LLC, and Dix P2 Owner LLC, as Co-Prospective Developers, have filed with the North Carolina Department of Environmental Quality (“DEQ”) a Notice of Intent to Redevelop a Brownfields Property (“Brownfields Property”) located at 1000 and 1020 Hammell Drive; 0, 1123, and 1127 Lake Wheeler Road; and 1018, 1022, and 1030 South Saunders Street, Raleigh, Wake County. The Brownfields Property, which is the former site of auto body shops, autobody repair shops, and a diesel repair shop, consists of 6.64 acres. Environmental contamination exists on the Brownfields Property in soil, groundwater, sub-slab vapor, and exterior soil gas. Dix 3 Owner LLC, Dix 4 Owner LLC, and Dix P2 Owner LLC have committed themselves to redevelop the Brownfields Property for no uses other than high-density residential, office, retail, restaurant, hotel, parking, and subject to prior DEQ written approval, other commercial uses. The Notice of Intent to Redevelop a Brownfields Property includes: (1) a proposed Brownfields Agreement between DEQ and Dix 3 Owner LLC, Dix 4 Owner LLC, and Dix P2 Owner LLC, which in turn includes (a) a map showing the location of the Property, (b) a description of the contaminants involved and their concentrations in the media of the Property, (c) the above-stated description of the intended future use of the Brownfields Property, and (d) proposed investigation and remediation; and (2) a proposed Notice of Brownfields Property prepared in accordance with NCGS § 130A-310.35.

The full Notice of Intent to Redevelop a Brownfields Property may be reviewed at Oberlin Regional Library by contacting Robert Lambert at [Robert.lambert@wakegov.com](mailto:Robert.lambert@wakegov.com) and 919-856-6710, 1930 Clark Avenue, Raleigh, NC 27605; or at the offices of the N.C. Brownfields Redevelopment Section, 217 West Jones Street, Raleigh, NC or by contacting Shirley Liggins at that address, at [shirley.liggins@deq.nc.gov](mailto:shirley.liggins@deq.nc.gov), or at (919) 707-8383. The full Notice of Intent to Redevelop a Brownfields Property may be reviewed online at the DEQ public record database, Laserfiche, by entering the project number **25075-21-092** into the search bar at the following web address:

<https://edocs.deq.nc.gov/WasteManagement/>

The Act requires a public comment period of at least 30 days. The first day of public comment is defined as the day after which all of the following public notice tasks have occurred: the date this Notice is: (1) published in a newspaper of general circulation serving the area in which the Brownfields Property is located; (2) conspicuously posted at the Brownfields Property; and (3) mailed or delivered to each owner of property contiguous to the Brownfields Property. Written public comments may be submitted to DEQ within 30 days after the public comment period begins. Written requests for a public meeting may be submitted to DEQ within 21 days after the public comment period begins. These periods will start no sooner than **November 29, 2024**, and will end no sooner than the later of: 1) 30 and 21 days, respectively, after that; or 2) 30 and 21 days, respectively, after completion of the latest of the three (3) above-referenced tasks, if such completion occurs later than the date stated herein. All public comments and public meeting requests should be addressed as follows:

Bruce Nicholson, Chief  
Brownfields Redevelopment Section  
Division of Waste Management  
NC Department of Environmental Quality  
1646 Mail Service Center  
Raleigh, North Carolina 27699-1646