



Conestoga-Rovers & Associates Project Summary

KEY PROJECT ELEMENTS

- Brownfield Redevelopment
- Phase I/II Environmental Site Assessments
- Remedial System Design and Oversight
- Environmental Due Diligence

*"1998 Phoenix Award
Finalist at the Industrial
Site Recycling Conference
in Pittsburgh"*

GENERAL INQUIRIES:
info@CRAworld.com

WEB SITE:
www.CRAworld.com

CENTERPOINT BUSINESS PARK

PONTIAC, MICHIGAN



GENERAL MOTORS CORPORATION
DURATION: 1994 - Present
REDEVELOPMENT COST: > \$750 MILLION

The General Motors Corporation (GM) former Central Manufacturing and Assembly Facility is situated on approximately 350 acres of land in Pontiac, Michigan. Prior to 1987, more than 60 buildings were located at the Site. In the early 1990s, significant redevelopment activities at the Site began as part of the new Centerpoint Business Campus. The core of the former assembly operation was decommissioned, demolished, and redeveloped. In its place, the new 1.1-million-square-foot worldwide engineering center for the GM Truck Group was constructed as a classic brownfield redevelopment project. Additional development at the Centerpoint Business Campus includes a variety of professional offices, several GM supplier facilities, three hotels, a variety of restaurants, and a daycare facility.

GM retained CRA to complete an extensive review of the environmental conditions throughout the Site. To facilitate the review, CRA divided the Site into three major parcels, each containing identified specific Areas of Interest (AOIs). The AOIs consisted of 38 Solid Waste Management Units/Areas of Concern identified by the USEPA in 1987 and 43 other areas of potential environmental concern identified by GM during Site redevelopment activities.

CRA activities at the Centerpoint Business Campus have included completion of Phase I/II Environmental Site Assessments (ESAs) on more than 75 individual properties being considered for inclusion in the redevelopment, design and oversight of remedial activities, and related environmental due diligence support on an as-needed basis. Remedial activities completed include several underground storage tank (UST) closures, RCRA Corrective Action, and soil removal, to name a few. The Site was recently recognized nationally as the 500th site to meet the RCRA environmental indicators.

CRA continues to support GM and the land developers to successfully blend the remedial requirements into the property redevelopment plan to make the optimum beneficial re-use of the property.