



# Redevelopment Opportunity Sites

## Motco, Inc.

Intersection of State Highway 3 and Gulf Freeway  
La Marque, Texas 77590

### SETTING:

- The site is in a commercial and industrial area. It is zoned for industrial and interstate commercial uses.
- Site surroundings include residential, industrial, commercial and agricultural uses as well as marsh lands. The nearby bay and estuary waters are used for commercial and sport fishing, recreation, transportation and mineral production.
- The site is vacant and fenced.
- Motco Trust Group and Jones Foster own the site properties.
- The La Marque Economic Development Corporation has programs to promote economic activity, including incentives and tax credits. To learn more, visit [cityoflamarque.org/533/Economic-Development](http://cityoflamarque.org/533/Economic-Development).
- Surrounding population: 1 mile, 2,342 people; 3 miles, 7,109 people; 5 miles, 45,257 people

### REMEDIAL STATUS:

- Local industry generated styrene tars, which operators recycled on site from 1959 to 1961. After 1961, pits on the site were used to dispose of industrial chemical wastes until the site was abandoned in 1976. Site operations contaminated soil and groundwater.
- EPA added the site to the Superfund program's National Priorities List in 1983. EPA conducted three emergency response actions – in September 1981, March 1983 and September 1983 – to treat and discharge contaminated surface water collected in on-site dikes.
- EPA conducted initial cleanup activities in 1984 to remove aboveground tanks and associated wastes with off-site disposal.
- The site's long-term cleanup included excavation and off-site incineration of contaminated soil, sludge and waste. Cleanup also included on-site treatment of contaminated groundwater and capping of some shallow off-site soils and ditch sediments.
- Motco Trust Group conducts regular operation and maintenance activities, including operating the groundwater pump-and-treat system, maintaining the site cap and slurry wall, and monitoring groundwater.

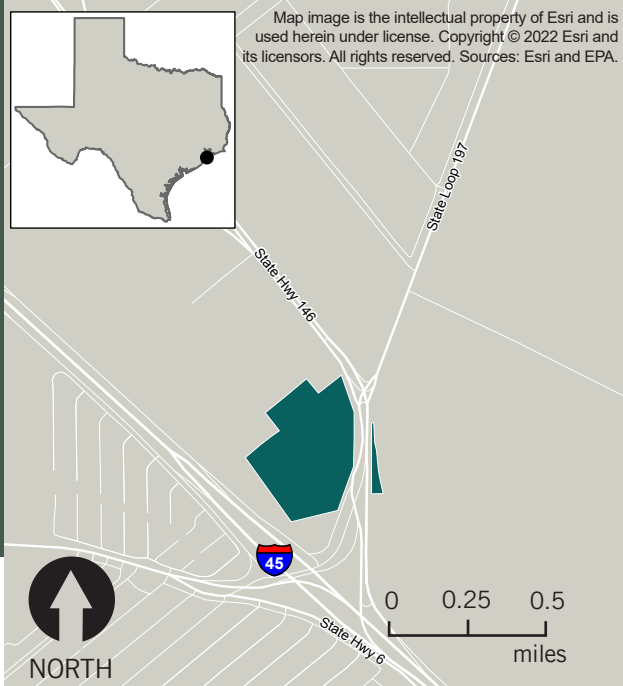
Disclaimer: EPA does not warrant that the property is suitable for any particular use. Prospective purchasers must contact the property owner for sale potential.

### Contacts


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Site Summary: [www.epa.gov/superfund/motco](http://www.epa.gov/superfund/motco)




The location of the Motco, Inc. site in Texas

 Size  
40 acres

 Existing Site Infrastructure  
Easy access to interstate, rail and transmission lines.

 Current Site Uses  
The site is vacant and fenced.

 Use Restrictions  
Activities related to groundwater, soil and sediments on site are restricted. Ongoing maintenance and monitoring plans are in place.



View of the fenced site and groundwater monitoring wells



Learn more at:  
[www.epa.gov/superfund-redevelopment](http://www.epa.gov/superfund-redevelopment)

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