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Updates and Milestones

The City of Vallejo has set its sights on economic growth, increasing its commitment to foster the expansion of existing businesses, facilitate new development and attract new businesses and investment. In the past year, Vallejo has added an increasing number of new businesses, while long time major employers and other businesses throughout the city have reinvested in upgrades to their facilities. Following are some of the highlights:

Meyer Corporation, the second largest manufacturer of cookware in the world, is adding office space at its corporate headquarters here in Vallejo. Meyer is also enhancing landscaping and bringing more jobs to its South Vallejo facility.

Avery Greene Honda, one of the top sales tax generators in town, is renovating its facility to increase the size of the showroom to 3,200 square-feet, allowing for increased product capacity and more prominent visuals. The auto dealership, located at 800 Admiral Callaghan Lane and adjacent to Interstate 80, has operated in Vallejo since 1974.



Momentum Dodge Chrysler Jeep added a new thriving dealership location on Admiral Callaghan Lane. The original location on Sonoma Boulevard will remain home for used car sales, while the new location will be utilized for new car sales.

Millennium Sports Club, which was purchased by In-Shape last year, is undergoing a \$3-million interior transformation. Once completed, the complex will house an indoor aquatics center, new locker rooms, a kids club and additional parking. **In-Shape** also opened its own health club at 765 Sereno Drive.

The **Habit Burger**, which opened in August, has exceeded business expectations in the past four months. Their \$330,000 renovation of the 3,300 square-foot former Wendy's space included a new kitchen, dining room, storage units and an outside patio area.

Walmart Neighborhood Market held its grand-opening celebration in July. Located at the former Mervyn's department store location, this **Walmart** is smaller than its traditional superstore counterpart and has easier parking, less crowded aisles, offers a variety of products and groceries, and has quicker checkouts.

Subway recently opened its newest location at corner of Virginia Street and Sonoma Boulevard. The first national retailer in several years to reinvest in the downtown area, new **Subway** owners invested \$-96,000 in significant renovations to preserve the integrity of the building. The new Subway is located near the newly renovated Temple Art Lofts, Gracie's Barbecue, and the improved downtown streetscape.



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In This Issue

- [Updates and Milestones](#)
- [Mare Island Revitalized](#)
- [Education Institutions Investing](#)
- [Recently Opened and Renovated Businesses](#)



Recently Opened Businesses

- Toys R Us
- Anna's Linens
- Auto Zone
- Cosmebar Salon
- Chase Bank
- Food Maxx
- Frozen Swirls
- Walmart Neighborhood Market
- Habit Burger
- Jerico (Mare Island)
- Enclos (Mare Island)
- Mare Island Dry Dock- Formerly Allied Defense Recycle (Mare Island)
- Flyers Gas Station
- GNC Store
- H&R Block
- Domino's Pizza
- Subway
- Sear's Appliance Center

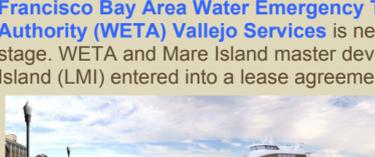
Mare Island Revitalized

Mare Island, now home to 95 businesses covering 3 million square-feet of commercial space, has seen growing activity including the most recent investments by Vallejo manufacturers.

Enclos, Mare Island's newest business, is currently occupying Building 126 and utilizes the space to design and construct large-scale, custom facades across the country and around the world. Some local Enclos projects include the new Stanford Hospital, San Francisco International Airport's International Terminal, San Jose City Hall, and UCSF Medical Center at Mission Bay.

Jerico Products, Inc., which operates the Bay Area's largest fleet of material barges, leased Dry Dock #4 back in June for a barge repair, cleaning and servicing operation center. The satellite location has the capacity to lift vessels and equipment over 100 tons from the docks and anchors unused ships between deliveries. In November, **Mare Island Dry Dock, LLC** took over operation of the other former Navy dry docks and will be making significant investment in their renovation and re-use, while also expanding jobs.

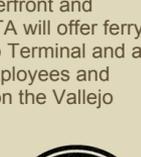
A new \$22-million ferry maintenance facility for the **San Francisco Bay Area Water Emergency Transportation Authority (WETA) Vallejo Services** is nearing the construction stage. WETA and Mare Island master developer Lennar Mare Island (LMI) entered into a lease agreement earlier



this year that will facilitate the project, which will transform historic Building 165 to provide space for a more efficient fueling system, berthing facilities,

administration offices, improvements to the waterfront and enhanced public access. Once completed, WETA will offer ferry services from Mare Island to the existing Vallejo Terminal and all of its routes, allowing Mare Island residents, employees and Touro University students to board and depart on the Vallejo Ferry from the Island.

The Mare Island Brewing Company, LLC has been approved to operate a brewpub/microbrewery, tasting room and restaurant within the City-owned Ferry Building on the waterfront. Along with a minimal amount of beer production on-site, the business intends to provide a limited menu of gourmet appetizers and entrees.



The City's new Community and Economic Development Director, **Mark Sawicki**, has taken on the task of advancing the City's Economic Strategic Plan and creating an environment that fosters sustainable community investment. "I am very excited about the opportunities for economic growth in Vallejo," Sawicki said. "This city is seeing positive momentum and increasing interest from developers and prospective businesses."

It is currently projected that overall **City of Vallejo** revenues for Fiscal Year 2013-14 will exceed the original budget projection by more than \$450,000, due mainly to increases in revenues from Sales Tax and Motor Vehicle License fees. The voter-approved Measure B, a one percent sales tax to enhance City of Vallejo services, has reported revenues of 13 percent higher than projected in the first 15 months, from April 1, 2012 through June 30, 2013.

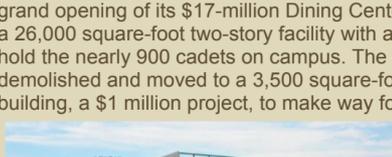
In 2014, the City will begin a community process to update the General Plan, followed by improvements to the Zoning Code, which together will set a vision and blueprint for future growth and development in Vallejo. This will provide greater clarity and certainty about what land uses, development types, designs and intensity are appropriate and desirable throughout the City.

"We want to be in a position to capture and facilitate new investment that will expand our economic base, add jobs, revitalize our downtown and commercial areas, grow our existing businesses, and beautify our residential neighborhoods and the greater community," added Sawicki.

Education Institutions Investing

New and existing businesses aren't the only ones managing construction projects around town. Since the start of 2012, all three of Vallejo's higher education institutions have invested in their campuses.

California Maritime Academy (CMA) recently celebrated the grand opening of its \$17-million Dining Center and Rental Space, a 26,000 square-foot two-story facility with a mezzanine level to hold the nearly 900 cadets on campus. The old brickstore was demolished and moved to a 3,500 square-foot brick and mortar building, a \$1 million project, to make way for the Dining Center.



Construction is currently ongoing for a new Physical Education and Aquatic Center, a \$26.5 million project which includes an Olympic sized pool, volleyball courts, a cardio and weight

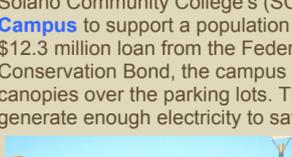
room, 10 faculty offices and three conference rooms. Additionally, CMA is in the process of constructing a new Entryway and Police Observations Center, which will include offices, investigation and interview rooms, a new gate and pedestrian entryway.

At **Touro University California**, home to more than 1,350 students, the campus library was revamped to include three multi-purpose classrooms, office spaces, an IT department, six offices a dispensing lab and 13 study rooms, totaling \$2.5 million. The library was also



refurbished on the inside with new furniture and carpeting. At the start of the year, the classroom and lab addition was renovated to include the Pharmacy Training Center with three training spaces for student pharmacists, a sterile compounding area and a video conference room. A \$10,000 electric car charging station was also added to the campus.

Solano Community College's (SCC) also upgraded its **Vallejo Campus** to support a population of nearly 2,000 students. With a \$12.3 million loan from the Federal Qualified Energy Conservation Bond, the campus was able to install solar panels canopies over the parking lots. The solar panels are expected to generate enough electricity to save approximately \$60,000



annually. SCC also announced its Vallejo Campus will receive a building extension, with a brand new 40,000 square-foot facility added to its present location. With the new campus expansion, SCC Vallejo will establish its own library,

student services, café and safety and security measures.

Additionally, the **John F. Kennedy Library**, a constituent of the Solano County, received interior renovations, consolidating all library functions to one level. The renovations included a new children's area, dedicated to children's learning. The computer center was refurbished with new desks and the second floor of the library received new restroom facilities, including two family restrooms.

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