



Downtown Vallejo

Central Core Restoration Corporation

Promoting a safe, clean and vibrant downtown Vallejo

January 2016

Welcome 2016!

We look forward to building on the progress made in 2015. Included among our accomplishments: working proactively with Community Services Section of the VPD to increase safety in the downtown, collaborating with city agencies to improve the downtown environment including searching for solutions to illegal encampments, improvements at the Farmer's Market, streetscape maintenance and repairs, and updating our Black Talon post orders for improved downtown security.

Property Owner Stakeholders' Meeting

CCRC's yearly stakeholders' meeting, to which all property owners are invited, will be held Thursday, February 4. You will receive a more detailed invitation shortly. We will welcome guest speakers Chief Andrew Bidou of the Vallejo Police Department to speak on downtown safety, and Martin Querin of Public Works to share information regarding changes to the water rate structure. Food will be provided by one of our own downtown restaurants, a cash bar will be hosted by the Redman's organization, and you'll have the opportunity to catch up with fellow stakeholders and board members. Stay tuned for more information.

"Our mission is to revitalize Historic Old Town Vallejo as the main street of commercial and cultural activity that promotes shopping, working, dining, and living in a secure and progressive environment."

PBID Services and Accomplishments

The Downtown Vallejo Property and Business Improvement District, renewed in 2013, was established by property owners in 1998 to satisfy the need for additional services downtown. The process of renewal will shortly begin again for the 2018 PBID. We will look to our downtown stakeholders to re-evaluate the needs, priorities and goals for the district.

Our current PBID reflects priorities established through prior stakeholder surveys. 62% of property owners indicated a desire for enhanced security, an issue which we diligently work to manage and improve. CCRC also works to implement programs supporting stakeholder priorities of economic development, advocacy, image enhancement, maintenance and cleanliness.

Security Update

Black Talon- A recent update to the post orders and the return of Michael George as supervisor to the CCRC district are yielding improvements in service and accountability. We have added a Saturday evening shift to better serve our stakeholders. Black Talon' new online system provides easy access to daily reports and incident reports, improving communication and facilitating the sharing of information between law enforcement agencies.

CSS- Community Services Section, recently established by the Vallejo Police Department to incorporate Code Enforcement and improve community outreach, has been working proactively with CCRC to improve downtown safety, including towing abandoned vehicles, holding meetings to establish a Business Watch, and addressing other nuisance issues.

CPTED- Crime Prevention Through Environmental Design. Persistent issues being experienced at 236 Georgia prompted CCRC to facilitate a meeting between affected property owners and managers, CSS and city agencies. Subsequent environmental remediations prescribed by CSS, including lighting and tree trimming, have resulted in greatly improved visibility and reduced loitering.

Looking Good!

Downtown Cleanliness

- ✓Victory Outreach continues to provide outstanding service picking up litter 5 days a week throughout the downtown district.
- ✓We've streamlined the process of remediating illegal dumping by utilizing the City's See Click Fix mobile app. Our Black Talon guards have installed this app on their phones and are able to immediately report things like dumping, broken utility covers, abandoned cars and landscaping or lighting issues to Public Works.
- ✓CCRC remediates instances of graffiti through its own contractor. Additionally, we have "armed" our guards with graffiti wipes so they can immediately remove smaller tags. Prompt abatement is key to deterring nuisance behaviors.

Landscaping

Time for the trees, again. In keeping with a 2-year cycle, CCRC will again engage the services of a tree trimming company for safety pruning of the approximately 140 trees in the downtown district this year.

Benches: The benches on Georgia Street have been repaired and re-bolted to the sidewalks for increased stability.

The two benches located in Garden Plaza were damaged beyond repair by the ravages of weather and vandalism. As they were contributing to loitering problems, they were removed.

Flower planters on Georgia: CCRC has partnered with Vallejo Main Street for the maintenance of the planters. Flowering plants were recently donated and planted to refresh the pots, and they are looking great! VMS also produced a schematic of the planters that has been shared with Public Works so that maintenance of the water system can be better managed. Thank you VMS!

Christmas Decorations

Each holiday season Georgia Street is transformed with festive swags and wreaths aglow with lights, provided and installed by CCRC. It's time for them to be refreshed and re-lit, so back to the workshop they'll go. Thanks to President Kamphausen for installing and providing storage.

Promotions

Our website at www.DowntownVallejo.com

Features

- A current business directory.
- Links to events and attractions.
- Information regarding downtown development and valuable resources.
- Property listing service

Downtown property for sale or lease? Send vacancy information in the following format:

- 200 characters or less
- no pdf flyer format
- include one image sized 263 x 161 pixels (pdf or jpg)
- Please DO NOT USE ALL CAPS.

Own a Downtown business? Send us your information and we'll add you to our directory.

Newsletter

Our newsletter keeps property and business owners, city agencies and stakeholders informed of CCRC activity, as well as providing community resources and developments impacting the downtown district.

Sponsorship Program

CCRC has established a new Sponsorship Program to fairly process the requests we receive from our community. The policy and application are available for review at our website.

Proposals will be accepted beginning in April for projects which promote a vibrant, positive image of Downtown. In 2015-16 sponsorship funding was granted to the Mad Hatter Holiday Festival, Light Up Vallejo, and the 4th of July Parade.

Saturday Farmers Market

The Market has established a "Free Speech Zone" policy with fair guidelines for those wishing to exercise their right to free speech. We thank PCFMA, VPD, downtown businesses and our Vallejo citizens for dispelling conflict with a successful "Love and Bubbles" campaign!

New market Manager Sameer Poudyal is doing a terrific job of keeping one of our great downtown assets safe and vibrant! He can be reached at sameerpoudyal@pcfma.com.

Downtown Business Developments

Welcome New Neighbors

- Grocery Outlet opens! Congratulations to Dennis Brinson for bringing a much needed grocery store to the downtown. 707-648-7041
- Vallejo Times-Herald is relocating to the Dream Center building at 420 Virginia St. 707-744-1141
- And so many more!
 - Boutique Classique, 1151 Sonoma 707- 641-1231
 - Capital Pharmacy, 339 Georgia 707-644-2272
 - DownTown Boxing, 507 York 707-346-0697
 - El Comalito Collective, 302 Georgia 704-8631
 - Good Day Spa, 315 Maine 707-654-8229
 - Invictus Tattoo, 1614 Sonoma
 - Leonardo's Cycles, 419 Georgia St. #29 563-8475
 - Nathan's Conscious Cup, 419 Georgia 653-4414
 - Norcal Mobile Solutions, 1530 Sonoma 731-2988
 - Psychic Reality, 341 Georgia 707-558-0535
 - Trojan Monk Gallery, 508 Sacramento 205-0455

...and Farewell to Old Neighbors

- **Lincoln Loan**-- It is with sadness we mark the passing of Joe Blaney, 87, a downtown icon who owned Lincoln Loan for 45 years. According to former employee Deborah Albany, "Lincoln Loan was Joe. He was a remarkable man."
- **Design by David** has closed up shop. His quality crafted, one-of a kind home décor and art pieces were downtown showpieces. We hope to see him re-established in the downtown again!

Board Updates

At our annual board meeting in December 2015, the following board members were elected to serve on the CCRC board. We thank them for their dedication to downtown progress. CCRC welcomes new board member Rich Curtola, president of the Vallejo Chamber of Commerce, and returning board member Robert Litwin.

2016 CCRC Board Members

Buck Kamphausen, President
Tom Bartee, Vice President
Bob Lando, Secretary
Robert Litwin, Treasurer
Rich Curtola
David Fischer
Ken Ingersoll
Mark Reed
Fred Sessler
Janet Sylvain
Annette Taylor

Staff

Erin Bakke, Executive Coordinator

Jim Barcewski Resigns CCRC Board

CCRC would like to acknowledge the significant contributions of recently resigned board member Jim Barcewski, whose dedication to downtown and the CCRC resulted in the creation of the CCRC website and newsletter. He chaired the Security Committee for many years and worked tirelessly for improvements to safety, downtown development, and stakeholder communication. Thanks, Jim!

City Hall and Vallejo News

General Plan Working Group

The General Plan Working Group has been appointed to represent the community in creating a General Plan document that is responsive to neighborhood and community goals, conditions and guiding principles. Its role is to make recommendations to City staff and the consultant team in preparing the General Plan update and to ensure that the General Plan supports the vision of the entire community. Propelvallejo.com.

Water Rate Study

The Public Works Water Division is hosting several outreach events to speak to residents and business owners about the water rate study, and its effect on the water system and customer rates. The Division is currently conducting a water rate study with independent consultants to assess the level of funding needed to protect the water system's viability – now and in the future. Three rate options will be presented to City Council on January 26, 2016. Visit vallejowater.org for more information.

Post Office Update, 485 Santa Clara

The City has reached a major milestone with the United States Postal Service and Vallejo Main Post Office, closing escrow on the purchase of the property at 485 Santa Clara Street to enable construction of the second phase of the Vallejo Station Parking Structure. The new Main Post Office will be located at 2635 Napa St.

CCRC CONTACT INFO

Central Core Restoration Corporation (CCRC)

301 Georgia Street, Suite 290, Vallejo, CA 94590

(707) 557-6762 ccrcvallejo@gmail.com

Meetings are held at 4:30 on the second Thursday of each month in the 2nd floor conference room at 301 Georgia Street. The public is invited to attend.

Downtown Vallejo's A & E District

2nd Friday Artwalk, every second Friday of the month from 5-10 pm. Enjoy art, food, music, and entertainment. Maps are available at participating downtown businesses and at vallejoartwalk.com.

Farmers' Market EVERY Saturday from 9-2 Downtown. If you are a tenant or property owner please be sure to obey the street closure and keep Georgia Street clear for the market!

Empress Theatre- music, comedy, events

Free Music Wednesdays! 7-10 pm

Empress Theatre, 330 Virginia St

For more offerings visit EmpressTheatre.org

Artiszen Cultural Art Center, 337 Georgia

Youth Arts, Art Exhibits, Music and Events

For more offerings visit Artiszen.org.

The Hub, 450 Georgia Street

Community activities including poetry, workshops, music, art and entertainment.

For more offerings visit thehubvallejo.com.

The Townhouse, 401 Georgia

Downtown's "Cheers!" Acoustic Open Mic night every Wednesday, 8-12 pm, burlesque, karaoke and more. For a schedule of events visit

www.facebook.com/townhouse.vallejo

Nathan's Conscious Cup, at 411 Georgia St. In addition to kombucha, coffee, and food, Nathan's offers music, meditations and a community gathering space. More information can be found on Facebook.

www.ArtsVallejo.com

is your source for arts and entertainment downtown!

It provides current listings of activities and a directory of galleries, stores and restaurants. Thanks to the many individuals, community and civic groups promoting downtown through creative community collaboration.