



# Solano County

675 Texas Street  
Fairfield, California 94533  
www.solanocounty.com

## Legislation Text

**File #:** 18-759, **Version:** 1

Receive an update on the Solano360 project and the Fairgrounds Demolition Project at the Solano County Fairgrounds in Vallejo

Published Notice Required? Yes ☐ No ☒  
Public Hearing Required? Yes ☐ No ☒

### **DEPARTMENTAL RECOMMENDATION:**

The County Administrator's Office (CAO) recommends that the Board of Supervisors receive an update on the Solano360 project and the Fairgrounds Demolition Project at the Solano County Fairgrounds in Vallejo.

### **SUMMARY:**

As part of the ongoing Solano360 project, staff solicited bids and the Board awarded a contract to Central Valley Engineering for the demolition of structures on the Fairgrounds site consistent with the Specific Plan in an effort to continue to move the project forward and clear away blighted and outdated structures. The demolition work is removing site improvements that are beyond their useful life and/or unable to be used in their current condition. A list of the Fairground structures being demolished, years constructed, and current use is attached. It is staff's recommendation that once an area on the Fairgrounds has been demolished by a demolition contractor, that the County assumes control of management of the area as the property owner and secures the area with adequate fencing. The proposed areas of control after demolition are attached. Additionally, County staff is currently working on outreach plans for future development as well as working with City of Vallejo staff to discuss ways to move the Solano360 project forward through shared resources and strategic planning efforts.

### **FINANCIAL IMPACT:**

The Fairgrounds demolition scope includes both demolition and site improvements totaling \$4,748,162 which are budgeted as part of the FY2017/18 budget in Budget Unit 1820.

### **DISCUSSION:**

On June 5, 2018, the Board of Supervisors approved a contract with Central Valley Engineering, Inc. for demolition and site improvement services at the Solano County Fairgrounds. Demolition activities began after the 2018 Solano County Fair in early July with the focus on containment/remediation of documented asbestos and lead paint containing materials, then proceeded into demolition of Grandstand and Barn structures and off hauling of debris, followed by grading/drainage/site improvements with anticipated substantial completion in December 2018. The project is currently on schedule and within the defined budget and is approximately 70% complete. Staff expects that the Notice of Completion will be brought back to this Board in early 2019 for closure of this phase of the project.

It is anticipated that once demolition and site grading/improvements are completed that there will be increased interest from private development to partner on implementation of the Solano360 project. With that in mind, County staff has initiated dialog with City of Vallejo Economic Development staff to share resources, discuss partnering strategies and look at best practices to market and develop the Fairgrounds site in Vallejo moving

forward in 2019.

**ALTERNATIVES:**

1. The Board could choose to not receive this update but would miss an opportunity to receive information about progress on the demolition activities at the Solano County Fairgrounds site in Vallejo.

**OTHER AGENCY INVOLVEMENT:**

The Department of Resource Management, Building and Safety Services Division approved the demolition plans. County Counsel has approved the contract as to form. The City of Vallejo Fire Department reviewed plans and has issued a permit for the fuel tank relocation. The Bay Area Air Quality Management District (BAAQMD) has issued a permit number associated for the main Fair demolition project at 900 Fairgrounds Drive while a separate permit number is in process for 500-540 Fairgrounds Drive. BAAQMD is monitoring site construction activities for regulatory compliance. The City of Vallejo Economic Development Department is assisting with future development opportunities for the site.

**CAO RECOMMENDATION:**

APPROVE DEPARTMENTAL RECOMMENDATION