



MARE ISLAND PROGRESS REPORT

News About the Revitalization of Mare Island

January 2013

A Long-Term Vision Coming Into Focus

New Businesses, Jobs Came to Mare Island in 2012

Mare Island continues to attract jobs and economic activity to Vallejo. In 2012, 11 new businesses opened on Mare Island, seven businesses expanded and 24 leases were renewed. As a result, in the last 12 months, occupied square footage on Mare Island has increased by nearly 10%. The lease renewal rate on Mare Island is over 90% in the past. Lennar Mare Island's (LMI) most recent job survey found that Mare Island has continued to add jobs, marking two years of positive and consistent job growth on the Island.

Approximately 3.2 million square feet of commercial space is occupied (this includes more than 50 historic buildings that LMI has put back into productive use). LMI has seen the strongest demand from the marine construction and industrial businesses.

There are currently more than 90 businesses and 2,100 permanent jobs on Mare Island. In addition, the Island is home to hundreds of residents, approximately 1,500 students and countless recreational users who come to experience the best of what the Island has to offer.

Long-Time Businesses Continue to Find Success

LMI wants to thank the loyal, long-term businesses who have been a mainstay on Mare Island and have helped to build the strong business community. The following businesses and organizations have been on Mare Island for over a decade and continue to demonstrate a strong commitment to the Island community:

XKT Engineering
Carpenter Group
Island Energy
Packaging Arts
Mare Island Golf Course
Touro University
U.S. Forest Service

Veterans Administration
U.S. Army Reserve
Coal Shed Studios
Mare Island Sports Center
Triton Truck Repair
C.S. Marine Constructors
Orantes Architectural Metals

Global Center for Success
Red Barn Productions
Syar Industries
Granberg International
Battlebots, Inc.
Alco Iron & Metal
Jeffco / ABC Painting

These businesses have generated hundreds of quality jobs, invested tens of millions of dollars in Vallejo, and have been the backbone of economic activity on the Island for more than ten years. Many have continued to expand their operations locally as they found success on Mare Island. We look forward to having these vital components to our local economy around for many years to come.

A Bustling Waterfront

One of the strongest areas of growth for Mare Island has been the waterfront. Businesses such as RE Staite and CS Marine have thrived using Mare Island's unique waterfront assets. In addition, maritime uses, such as the docking of the USS LCS 102—otherwise known as the Mighty Midget—has provided a unique tie to the Island's military history.

Shown here, Mare Island Shipyards conducts an underhull cleaning of a former military ship





The Mare Island Museum contains an immense collection of items that chronicle the Navy's history on the Island



Submarine periscopes being prepared for a new exhibit at the Mare Island Museum, which shows off the inner workings of a real submarine

Preserving Mare Island's Legacy

Mare Island has an important place in both the local history of Vallejo and of our country. For more than 140 years, the Island was a critical component of our nation's defense. The Mare Island Historic Park Foundation works hard every day to make sure that legacy is preserved and enhanced.

"Mare Island meant a lot to many, many people, and they want to know that their history hasn't been forgotten," said Joyce Giles, who manages the Mare Island Museum. "They come to see something that was a large part of their life, and many of them thank us for keeping the memory alive."

The Foundation is run by a group of approximately 60 volunteers who donate their time to the preservation of important Mare Island sites and memorabilia. Since 2004, they have run the Mare Island Museum, St. Peter's Chapel, and the historic Admiral's and Captain's mansions.

The Foundation continues to improve the Mare Island Museum, with new exhibits and memorabilia going on display on a continuous basis. The museum is located at 1100 Railroad Avenue on Mare Island and is open from 10 a.m. to 2 p.m. on weekdays; and the 1st and 3rd full weekends of the month from 10 a.m. to 4 p.m. For more information, please visit www.mareislandhpf.org.



Blu Homes Featured in *Sunset Magazine*

Mare Island business Blu Homes was featured in the October 2012 issue of *Sunset Magazine* as the builder of the 2012 Idea House. The Idea House is an annual feature for the magazine, and this year's theme was a wine country getaway built to modern, green design standards. Blu Homes was chosen because of the green technology featured in all of its homes and the modern technology used.

Blu Homes is an excellent example for building success on Mare Island. In just one year, Blu has created approximately 100 new full-time jobs, and their presence has created a new level of business activity in the industrial area.

For more information on the *Sunset Magazine* Idea House, visit www.sunset.com/home/idea-houses.



Existing Mare Island businesses, combined with new businesses to the Island, have spurred a new level of employment and economic activity in Mare Island's industrial area

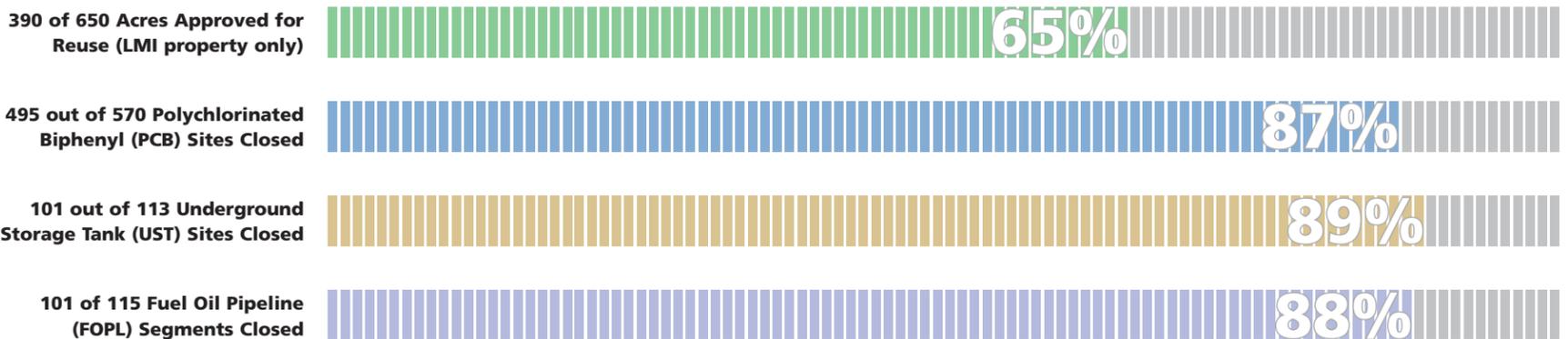
Environmental Cleanup Continues

LMI continues to make progress on the environmental cleanup of former buildings on Mare Island. Shown below, LMI conducts a thorough cleanup of Building 637, a former locomotive and automotive shop and fueling station. Once the cleanup is completed, the site will be available for productive re-use.



An excavator removes impacted soils from the site of the former Building 637

The environmental cleanup of LMI's 650-acre parcel is now more than 65% complete. The cleanup program is critical to the Island's future build-out, allowing for infrastructure upgrades, commercial leasing and economic development opportunities.



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Building New Connections

In August and September of 2012, Mare Island residents hosted a movie night along the waterfront as a way to bring the community together and foster a positive spirit among the Island neighborhoods. More than 150 people came on two different nights to see *Raiders of the Lost Ark* and *Grease* while relaxing outdoors with popcorn and food from the local food trucks.

The event was organized and sponsored by resident Kent Fortner, with help from members of the Mare Island Community Association (MICA).

Said Fortner, "On the waterfront, surrounded by friendly neighbors, stars overhead, fresh popcorn, and Indiana Jones donning his fedora on the big screen... what's not to love?"



Mare Island residents enjoy a cartoon short before watching *Raiders of the Lost Ark* during a recent movie night on Mare Island

Photo by Kim Kulish