



Focus on Business & NEWSLETTER



City Letter to Business Community Regarding Homeless Concerns

Each year the City and Chamber of Commerce select a specific commercial area of the City to conduct a Business Walk. One City representative and one Chamber representative visit each business to ask how's business going? Is there anything we can do to help? What do you like about doing business in Citrus Heights? This year, while talking with businesses, a predominate theme began to emerge – the negative impact homelessness and activities associated with homelessness (such as loitering, panhandling, etc.) are having on businesses. As a result of this feedback, the City has heard the business community's concerns and we wished to share the steps we are taking and intend to take to mitigate these negative influences.

A letter detailing the City's efforts and resources for businesses was directly mailed to all businesses involved in this year's Business Walk. The letter has also been distributed to the Chamber of Commerce, Sunrise MarketPlace, Auburn Boulevard Business Association and Antelope Crossing Business Association to share with their membership. Please click [here](#) to view the letter.

If you are a business that would like to take advantage of the resources referenced in the letter please contact the appropriate staff person as described.

Update on Auburn Boulevard Phase 2

The City of Citrus Heights has made Auburn Boulevard a focus of its revitalization efforts for many years. In summer 2014, after two years of construction, Phase 1 of the Auburn Boulevard Complete Streets Revitalization Project was completed. The project was another significant achievement in the process of revitalizing Auburn Boulevard.

At the start of 2015, the City began design work on Phase 2, Grand Oaks Boulevard to Whyte Ave. As with Phase 1 the City continues its extensive outreach plan to involve all property and business owners in the design and construction process. In the past year, city staff had over 60 one-on-one meetings with business and property owners and held a community meeting regarding the Phase 2 roadway design. We want all our business and property owners to be part of this process, have your voices heard and a part of the team.

Phase 2 is entering the next stage of the project, right-of-way-negotiations. A completed design and right-of-way acquisitions will give the City a strong application for construction funding. **If you own property in Phase 2 and were unable to make the November 3rd community meeting, please contact the Auburn Boulevard project team at ABCteam@citrusheights.net to receive the revised design for your property.**

At the conclusion of the Phase I improvements, a group of businesses and property owners began to form a business association. One year later, the Auburn Boulevard Business Association is gaining steam. If you are a property or business owner on Auburn Boulevard from Sylvan Corners to the City limits and would like to get involved, join your fellow businesses. The group meets the second Tuesday of every month at the temporary City Hall's Grand Oaks Conference Room (7927 Auburn Boulevard). The next meeting is **January 12th at 6:00 p.m.** A City and Police Department representative are present at each meeting to address concerns. Any questions regarding the Business Association can be directed to Richard Hale, owner of Walt's Auto Service, at hale2@surewest.net or (916) 721-7424.

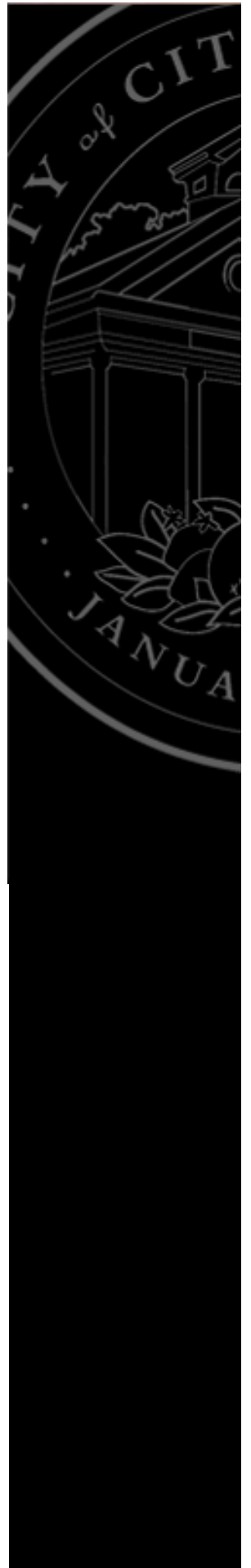


Update on Dignity Health Medical Office Building and City Hall Project

On March 26, 2015 the City Council approved a unique public-private project that is resulting in the attraction of 170 professional jobs and a new, properly sized and equipped City Hall. Dignity Health was approved to construct a 68,000 square foot medical office building at the corner of Greenback Lane and Fountain Square Drive (the site of the City Hall campus) and as a result, a new City Hall is being built at 6360 Fountain Square Drive, just north of the Post Office. Constructed originally as a nursery, the City's original City Hall's infrastructure was never equipped to last more than 30 years nor were the utilities properly sized for accommodating over 50 employees and the public for civic uses. This unique opportunity has given the City an once-in-a-lifetime opportunity; build a City Hall from the ground up to serve generations to come.

Since July, significant progress has been made on the project. The original City Hall campus was demolished to make way for the new medical office building and construction began at the new City Hall. The new City Hall will be a 35,000 square foot, one-story building with an adjacent storage yard. The Police Services Center will remain at its current location. Recently, the City Hall construction project reached a milestone, when the walls of the building were raised (see pictures below). The new City Hall remains on schedule for completion in late summer 2016. In the meantime, you can still access all of your City Hall services at the temporary City Hall location at 7927 Auburn Boulevard, in the Grand Oaks shopping center.

The City has also received building plans for the medical office building and the first set of review has already been completed. For more information about the Medical Office and City Hall Project, email publicinfo@citrusheights.net.



Building and Development Updates

Coming Soon

- **Subway** – A new Subway will be locating at 5460 Sunrise Blvd, at the corner of Sunrise Blvd and Alta Sunrise.
- **Dignity Health Medical Office Building** – the City has received building plans for a new 68,000 square foot medical office building to be located at the former City Hall campus on the corner of Greenback Lane and Fountain Square Drive.
- **Capital Nursery Plaza** –The new Capital Nursery Plaza is taking shape. The site has been approved for a 50,000 square foot retail complex. The shell of Smart N Final is nearing completion and work will soon commence on the new McDonald's and Black Bear Diner. Other tenants that you can expect at the new shopping center include Moe's Southwest Grill and Jimmy John's Gourmet Sandwiches. Stay tuned for opening dates!



Now Open!

- **Applebee's** is now open at Stock Ranch (6900 Auburn Blvd), next to Costco gas. Check out your new neighborhood Applebee's today!
- **7 Flags Sunrise Express Car Wash** is open for business at 7711 Sunrise Blvd. The location was formerly home to Dirt Buster's Car Wash. After an extensive renovation, the new facility features a 3-minute express wash, towel dry, 20 free vacuum stalls and 2 free mat cleaning machines. Sunrise Express Car Wash is now open from 8 a.m. to 6 p.m. seven days a week.

Locate in Citrus Heights!

Citrus Heights' business-friendly hospitality has already attracted many businesses to our community. Let us show you this is the place to be; contact the Economic Development Division to discuss any opportunities to open or expand a business.

Phone: 916-725-2448

Email: edrda@citrusheights.net

Website: www.citrusheights.net



City of Citrus Heights

7927 Auburn Boulevard, Citrus Heights, CA 95610
Phone: 916-725-2448 / TTY: 916-725-6185 / Fax: 916-725-5799
www.citrusheights.net