



# THE RIVER DISTRICT

## Effort Underway to Renew River District

The River District PBID is coming up on the close of its current lifespan, which ends on Dec. 31, 2024. The Board of Directors has engaged with Civitas to manage the renewal process for the next phase of the PBID, which if approved by property owners will begin on January 1, 2025 for a ten-year term.

The PBID Renewal Steering Committee has been meeting monthly to consider any alterations to the Management District Plan (MDP), including assessment formula, services, and budget.

In an effort to ensure equity with regards to the assessments levied on property owners and the services provided by the District, the committee explored additional assessments for the areas that received the highest number of calls for service, by considering a "frontage assessment" for properties along streets including Richards Blvd., Jibboom St., N. 16th and N. 12th. The committee also considered adding a building's square footage to the formula. However, after looking at the numbers and speaking with property and business owners, the committee's recommendation is to simply continue the current assessment formula, which is based solely on acreage, or lot size.

The committee will now be reviewing the proposed new MDP and once approved, will begin the petition phase, where all property owners are asked whether or not they support the renewal of the district by returning their affirmative petitions if they are in favor.

The PBID Renewal Steering Committee members are Gina Albanese, First Pointe Management Group; Mark Dutrow, US Glass; Mallorie Hayes, Blue Diamond; Steve Johns, SMUD; Josh Kohlenbrener, Bauen Capitol (Grower's District); and David Padgham, Separovich/Domich Real Estate.

For any questions relating to the renewal process, please contact Devin Strecker, [devin@riverdistrict.net](mailto:devin@riverdistrict.net).

## UPCOMING MEETINGS

### *River District Board Meeting*

*Wednesday, Sept. 20,  
3:30 p.m.*

*Location TBA*

### *Place Management (Clean & Safe) Meeting*

*Thursday, August 10,  
9:00 a.m.*

*River District Office,  
610 Bercut Dr. Ste. B*

### *Place Enhancement Working Group*

*August  
Details to come*

*RSVP to  
[info@riverdistrict.net](mailto:info@riverdistrict.net)*

**River District Private  
Security Number  
(916) 779-5363**

## Mirasol Village Grand Opening

On May 31, 2023, the River District celebrated the grand opening of **Mirasol Village**, Sacramento's new transit-oriented mixed-use urban environment which, when

fully complete, will include 427 apartment units in addition to amenities such as a city park, community garden, swimming pool and more.

The project has been in the works for many years, and was originally home to Dos Rios, later known as Twin Rivers, one of the first government housing projects built in the Sacramento region.

In 2012, McCormack Baron Salazar (MBS) and the Sacramento County Housing Authority secured a Choice Neighborhoods Initiative planning grant and, in 2015, a \$30 million Choice Neighborhood Implementation grant. Construction began in 2020 and the first residents, who were previously residents of Twin Rivers, moved back home to the new development last fall. With three blocks complete, construction continues on the two remaining blocks. A sixth project, across N. 12th Street next to the proposed new Dos Rios Light Rail Station, is also proposed.



*SHRA Executive Director La Shelle Dozier speaks at the grand opening ceremony for Mirasol Village.*

## Rio Velo Held at New Home, Mirasol Village



The **Rio Velo Bicycle Festival** was revived for its fourth incarnation on June 3, 2023 at Mirasol Village after a three-year hiatus due to Covid. The new home allowed the event to take advantage of the Mirasol Village Park and Community Garden, and was easily accessible via protected bike lanes on N. 12th Street. The event was sponsored by County

Supervisor Phil Serna; Councilmember Katie Valenzuela; Sutter Health, Sacramento Regional Transit, California Climate Investments, The American River Parkway Foundation, California Department of Conservation, Downtown Ford, California Strategic Growth Council, Sacramento County Regional Parks, SHRA, and Save the American River Association.

The event was made possible with support from partners including SABA, Civic Thread, Alchemist Community Development Corporation, Atrium 916, Touchstone Brewing, Sacramento Tree Foundation, Urban Strategies, and the City of Sacramento.



## Development Continues in River District

The River District is being transformed by several large infill projects, as well as smaller-scale developments that are in various stages of completion. In May, developer 29th Street Capital broke ground on its new construction project, which will deliver over 700 new units of market-rate housing as well as a clubhouse and other amenities at **Township 9**, the long-stalled infill project at Richards and N. 7th Street on the southern bank of the American River. The total capital investment for this first phase is over \$140M.

Meanwhile, construction continues on projects such as the Richards Boulevard Office Complex, Track 281 Apartments, ExtraSpace Storage, and Mirasol Village. Newly announced is a proposal to build 180 rental townhomes at 701 Dos Rios. Be sure to look out for our forthcoming Q2 2023 Market Report, and if you missed it,



*Sacramento Mayor Darrell Steinberg joined 29th Street Capital, Mason Builders, the River District and others for the*

## Hanami Line Groundbreaking



*River District program manager Cristina Navarro, business community liaison Maurice Scott, and executive director Devin Strecker celebrated the groundbreaking of the Hanami Line.*

On Thursday, June 29, the Sacramento Tree Foundation hosted the official groundbreaking ceremony for its **Hanami Line** Capital Campaign, which will transform Matsui Waterfront Park in the River District into an iconic cherry blossom park along the Sacramento River.

Entertainment was provided in the form of taiko drummers Kaori Kubota-Sakauye and Rieko Kotoku. Speakers included Congresswoman Doris Matsui; Mayor Darrell Steinberg; Dr. Jessica Sanders, Sacramento Tree Foundation executive director; and Consul General of Japan in San Francisco Noguchi Yasushi.

This unique civic gathering place will provide a welcoming space to visit, relax and play while celebrating the rich cultural contributions Japanese Americans have made to our region.

Donors, including Caltrans, the City of Sacramento and UC Davis Health, raised over \$7.3 million, above the project's goal of \$6.95 million. The park is expected to open at the beginning of 2024, and the cherry blossoms should be on full display each spring.

## River Clean-Ups

The River District's program manager, Cristina Navarro, has been organizing river cleanups in conjunction with other organizations including the American River Parkway Foundation and the River City Waterway Alliance. The most recent cleanup was scheduled for July 1, but due to extreme heat that day, is now postponed until October 21.

So far in 2023, these efforts have removed 1,150 lbs of trash from the parkway by 67 volunteers who have committed 201 hours of service. During the cleanups, there were 21 observations of flora and fauna recorded.

For more information on how you can participate, email Cristina Navarro, [cristina@riverdistrict.net](mailto:cristina@riverdistrict.net).



## The River District Clean and Safe Team



*Photo by Kent Lacin*

The River District's own Clean and Safe team works from 7:00 a.m. until 3:00 p.m., Monday through Friday, to reduce the district's litter, debris and graffiti. They also work with the unhoused population to keep encampments as clean as possible.

**2023 Quarter 2 Litter Abatement Statistics (April, May, June)**

- 5,226 bags of litter collected - includes 945 bags from encampments
- 384 bags of green waste collected
- 1,902 bulky items removed
- 238 hazardous items removed (paint, gas, batteries, syringes)
- 209,040 lbs. or 401.52 tons - total litter disposed

Sacramento Protective Services (SPS) provides security services, and can be reached via our Private Security Dispatch at (916) 779-5363.

**2023 Quarter 2 Security Statistics (April, May, June)**

- 655 Officer observations
- 548 Dispatch service calls
- 14 Incident report/arrests

For removal of litter, debris or hazardous waste from public property, contact our team by calling (916) 321-5599 or emailing [cleanandsafe@riverdistrict.net](mailto:cleanandsafe@riverdistrict.net).

## **Farmstand at Mirasol Village Community Garden**

On the 2nd and 4th Tuesday of each month, the We Grow Urban Farmstand will be selling fresh veggies and fruits next to the Mirasol Village Community Garden, 701 Pipevine St., from 5:00pm-7:00pm



here in the River District! Come on out to get your fresh produce. A huge thanks to Alchemist Community Development Corporation for making this possible.

## Free Trees Available!

The Sacramento Tree Foundation is on a mission to increase the tree canopy of Sacramento's River District. Trees make our communities more livable and lovable by beautifying our streets, cleaning our air, cooling our buildings, and so much more!

Property Owners can request FREE trees through our Sacramento Shade program. You can fill out an application here: <https://sactree.org/programs/free-shade-trees/>

In addition to providing free trees, Sacramento Tree is searching for locations to host volunteer tree planting events. Free trees will be provided to the property, and volunteers will help get them in the ground!

When hosting volunteer plantings, we aim to plant 25-30 trees. This could be at one location or multiple locations depending on their proximity to each other.

If you're interested or have any questions contact our Community Liaison, Romi Holmes, at [Romi@sactree.org](mailto:Romi@sactree.org).



# MIRASOL VILLAGE

## POP-UP WORKSHOP

bicycle skills & tune-ups, cooking demo, tree care tips



### EVENT DETAILS:

 Saturday, July 15th

 10:00 AM – 12:30 PM

 Mirasol Village Garden

### JOIN US:

- Learn bicycling safety tips
- Bike need a tune-up? Bring it over!
- Get a free bag of produce grown in the Mirasol Garden
- Learn more about tree care

City of  
SACRAMENTO  
Department of Public Works







WEDNESDAY AUG 30  
6:00 - 8:00 PM  
HQ NIGHTCLUB  
851 RICHARDS BLVD

[www.riverdistrict.net](http://www.riverdistrict.net)



# TELL US WHAT YOU THINK!



## Join a Workshop:

Join City staff for a community workshop to share your thoughts about walking, biking, and rolling throughout the City of Sacramento.

Your feedback will help guide the development of the City's **Active Transportation Plan.**

To Register or Learn More Visit:



**All Meetings  
6:00-7:30pm**

**July 26, 2023:**

Colonial Heights Library

**July 27, 2023:**

Robertson Community Center

**August 2, 2023:**

Sac LGBT Community Center

**August 3, 2023:**

Pannell Meadowview  
Community Center

**August 9, 2023:**

Virtual

**August 10, 2023:**

Virtual

[www.sacstreetsforpeople.org](http://www.sacstreetsforpeople.org)



City of  
**SACRAMENTO**



# 311

CUSTOMER SERVICE

## 311 is not just for residents . . .

There is an entire portal dedicated to **businesses** at **311.cityofsacramento.org/s/business-home**. This portal allows businesses to better interact with City staff. Register to get access to funding, training, procurement opportunities, and more! The goal of this system is to improve our relationships with businesses, provide various ways to engage and get your questions answered.

Here is how to get started:

- 1 Register for an account**  
An account will let you track and manage your requests and will ensure we have the right contact information.
- 2 Add your business to your profile**  
Adding your business will allow us to find opportunities specific to your business and respond to requests for service.
- 3 Create a request**  
Submit requests for funding, training, technical assistance, and more! Our business services are available under the category "Business Resources."



**Pro Tip:**  
Add the keyword "MBARK" when submitting your request for personal follow up!

City of  
**SACRAMENTO**

### RIVER DISTRICT BOARD OF DIRECTORS

**Greta Lacin**, President, Lacin Family Trust  
**Ryan Loofbourrow**, Vice President, Sutter Health  
**Kevin Smith**, Treasurer, Township 9  
**David Padgham**, Secretary, Separovich/Domich Real Estate

**Gina Albanese**, First Pointe Management Group  
**George Bernabe**, Blue Diamond Growers  
**Mark Dutrow**, US Glass  
**Ernie Gallardo**, Meadows Asset Management  
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**Harris Liu**, McDonald's  
**Ahmed Hamdy**, MatriScope Engineering Laboratories, Inc.  
**Lisa Nava**, County Supervisor Serna - D1

**Josh Kohlenbrener**, Bauen Capital  
**Ryan Robinett**, ZGF Architects LLP  
*Advisory Members*  
**Bud Applegate**, Applegate Properties  
**Susan Crane**, The Party Concierge  
**Steve Goodwin**, FTEnet

#### RIVER DISTRICT STAFF

**Devin Strecker**, LPM, Executive Director, [devin@riverdistrict.net](mailto:devin@riverdistrict.net)  
**Chris Evans**, Public Space Manager, [cleanandsafe@riverdistrict.net](mailto:cleanandsafe@riverdistrict.net)  
**Cristina Navarro**, Program Manager, [cristina@riverdistrict.net](mailto:cristina@riverdistrict.net)  
**Maurice Scott**, Business Community Liaison, [maurice@riverdistrict.net](mailto:maurice@riverdistrict.net)

#### *Clean & Safe Team:*

**Shawna Bowman, Jesse Yniguez, Walter Mullins, Tim Hargis, Darrell Moore**

The River District is committed to building a community that values and promotes diversity, equity, and inclusion. We recognize that we have a responsibility to establish a culture that celebrates and promotes equitable opportunities for everyone. Through collaboration, advocacy, and strategic investments, we strive to foster a welcoming and inclusive neighborhood that supports local commerce, cultural diversity and sustainable growth.

The River District | PO Box 630, Sacramento, CA 95812

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