

Notes from DIA Community Meeting, 8/2/17: REAL ESTATE & BUSINESS DEVELOPMENT IN THE DIMOND

Thanks to all who attended the Dimond Improvement Association's August 2 general meeting. We had a great crowd and a great program, focussed on REAL ESTATE & BUSINESS DEVELOPMENT in the Dimond. Read below about who spoke and what they said. We've included contact information so you can provide suggestions directly to the owners and agents.

Camille Desai, owner of **3525 Fruitvale Ave. (old Dimond Printers site)**. Camille and her husband have completed construction on their upper floor flat and have just moved in. They will soon be ready to seek out a business to lease the lower floor (6,500 sq. ft.). She sees the possibility for a tenant to in turn lease space to multiple tenants or operate as a single business. Camille is open to ideas and leads on prospective tenants. Contact her at camilledesai@gmail.com.

Richard Hylton, co-owner of **2042 MacArthur Blvd. (old Full Moon Seafood House site)**. The exterior remodel and foundation work is complete; the interior build-out will be done by future tenants. It's a large space (5,600 sq. ft.) with a big kitchen. The owners also own the parking lot on Dimond Ave. to the north of the dental office, and this will be available for customers. The owners are now actively seeking prospective tenants and envision a "middle- to upper-middle" scale, community-oriented family restaurant and bar with "broad appeal." They are seeking an experienced, well-funded operator prepared to sign a 5 year+ lease. Contact Richard at richardhylton@mac.com.

Dominica Rice-Cisneros, soon-to-be new owner of the **Champion Firehouse, 3455 Champion Street**. Dominica, owner and chef of Cosecha in downtown Oakland, is just completing the purchase from the city. Her new restaurant—Bombera Bar & Grill—will feature "Latin fusion" cuisine and she expects a strong take-out component as well as sit-down. Projected open date is about a year out. Contact Dominica at dominicasmil@yahoo.com (and stop by Cosecha to get a taste of what's to come!).

Gloria Ferron, manager of Dimond Slice, a new pizzeria moving into **2208 MacArthur Blvd. (former McDonald's site)**, aiming to open by Oaktobfest. Slice is owned by the same people who own Sliver in downtown Berkeley. The chefs are alumni of The Cheese Board in Berkeley (which also spawned Arizmendi on Lakeshore Ave.). They will feature vegetarian pizza with quality, wholesome, interesting ingredients and will be licensed to serve beer and wine. Contact Gloria at ladeege60@comcast.net.

Patti O'Brien & Josh Jones, new lessees of **2019 MacArthur Blvd.**, plan to open The Cannapy, a medical marijuana dispensary. They described their professional, safe, community-oriented business model and some details on the operations, including hiring locally, educating patients and the public, and being involved in the Dimond neighborhood. The Oakland chapter of the American Cannabis Nurses Association will also be located in the building and educational programming for nurses will be offered at the facility. Contact Patti at patti@thecannapy.com.

Angelina Leeds, Keller-Williams commercial agent for **2114 MacArthur Blvd. (old Blockbuster Video site)**. A buyer has been found and the property is currently in contract. The property is zoned CN-3 Neighborhood Commercial and it's expected to be ground floor retail upper levels (two or three) residential and/or office. Angelina is very interested in collecting community suggestions for the new owner in terms of businesses we'd like to see in the space. Contact Angelina at angelina.leeds@kwcommercial.com.

John Dunning, agent for property owner of various **storefronts at Fruitvale Ave. and MacArthur Blvd. (from just past Safeway all the way around the corner to the post office)**. John said he's got some prospects brewing but wasn't able to talk specifics. Send along ideas to John at john.dunning@tricommercial.com.

We also heard about the Dimond Library renovation:

Mary Schrader, Supervising Librarian, highlighted the changes, including an open floor plan with the children's area in the front and a teen area in the back. Self checkout machines are now available and some of the chairs have charging ports for phones and laptops. Generous donations by 200 members of the community raised \$57,000 for new furniture! Soon, laptops will be available for checkout for use in the library. The project, which cost over \$900,000, was funded entirely by grants, bequests, and donations. The library is now open for business. A grand re-opening is scheduled for August 19, 10:30am-2pm. Contact Mary at mschrader@oaklandlibrary.org.

Please feel free to contact Jennifer Joey Smith, co-chair of the Dimond Improvement Association and M.C. for the meeting, with general questions: (510) 545-6390, jenjoeysmith@gmail.com.