



**ECONOMIC DEVELOPMENT  
COMMISSION (EDC)  
REGULAR MEETING**

**FEBRUARY 12, 2025**

**COMMISSIONERS**


Nicole Loufas (Chair)  
Dwight Monroe Jr. (Vice Chair)  
Thomas Barbeiro  
Mai-Ling Garcia  
Calvin Harrell  
Roberto Hernandez

**6:00 PM**

Council Chambers  
555 Santa Clara Street  
Vallejo, CA 94590

**HYBRID MEETING**  
[www.Cityofvallejo.net](http://www.Cityofvallejo.net)

**COMMISSIONER GARCIA WILL BE  
PARTICIPATING VIRTUALLY  
Canopy Hotel, Baltimore (Lobby)  
1215 Wills Street  
Baltimore, MD 21231**

<p>NOTICE: Members of the Public will be able to participate in-person or remotely via Zoom</p>	<p>City Hall and the Council Chambers will be open to members of the public 30 minutes prior to the start of the meeting.</p>
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<p><b>Hybrid Options are available for members of the public to participate. To participate remotely</b></p>	
<p><b><u>Option to Join by Computer</u></b> From your browser go to <a href="https://ZoomRegular.CityofVallejo.net">https://ZoomRegular.CityofVallejo.net</a> to launch and join the zoom application. Meeting ID: 914 0075 0676# Meeting Password: 131313</p>	<p><b><u>Option to Join by Phone</u></b> Dial (669) 900-6833 Enter Meeting ID: 914 0075 0676# Meeting Password: 131313 Press *9 to digitally raise your hand from the phone. Press *6 to unmute/mute</p>

Any supplemental writing related to an agenda item for an open session of a regular meeting that is distributed to all or a majority of all members of the City Council less than 72 hours before the meeting will be posted concurrently on the City's website at [www.cityofvallejo.net/agendas](http://www.cityofvallejo.net/agendas) Written material distributed during the meeting, will be available at the meeting if prepared by the City or after the meeting if prepared by someone else. Such materials may be obtained from the City Clerk



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## **AGENDA**

**COMMISSIONER GARCIA WILL BE PARTICIPATING VIRTUALLY**  
**Canopy Hotel, Baltimore (Lobby)**  
**1215 Wills Street**  
**Baltimore, MD 21231**

- 1 CALL TO ORDER**
- 2 PLEDGE OF ALLEGIANCE**
- 3 ROLL CALL**
- 4 FIRST COMMUNITY FORUM**
- 5 CONSENT CALENDAR AND APPROVAL OF AGENDA**
  - A APPROVAL OF AGENDA AND MINUTES**

Recommendation: By motion approve agenda for February 12, 2025 Economic Development Commission Regular Meeting and By motion approve Minutes from November 13, 2024 and January 8, 2025 Regular Economic Development Commission meetings.  
Contact: Ivette Iraheta, Economic Development Commission Secretary (707) 645-2622  
[Ivette.Iraheta@cityofvallejo.net](mailto:Ivette.Iraheta@cityofvallejo.net)
- 6 PRESENTATIONS AND COMMENDATIONS**
  - A UPDATE ON NEW/UPCOMING/LOST BUSINESSES, CHAIR LOUFAS**
- 7 REPORT OF THE COMMITTEE/BOARD SECRETARY**
  - A UPDATE FROM ECONOMIC DEVELOPMENT DIRECTOR, GILLIAN HAEN**
  - B UPDATE FROM ECONOMIC DEVELOPMENT SECRETARY, IVETTE IRAHETA**
- 8 ACTION CALENDAR**

**A        PRIORITIZATION OF WORKPLAN ITEMS AND UPDATE ON PROGRESS,  
CHAIR LOUFAS**

Recommendation: **PRIORITIZATION OF WORKPLAN ITEMS AND UPDATE  
ON PROGRESS, CHAIR LOUFAS**

Contact: Ivette Iraheta, Economic Development Commission Secretary (707)  
645-2622

[Ivette.Iraheta@cityofvallejo.net](mailto:Ivette.Iraheta@cityofvallejo.net)

**B        CONSIDER A LIST OF POSSIBLE TRAINING (STEP 1 OF 2)**

Recommendation: **CONSIDER A LIST OF POSSIBLE TRAINING (STEP 1 OF  
2)**

Contact: Ivette Iraheta, Economic Development Commission Secretary (707)  
645-2622

[Ivette.Iraheta@cityofvallejo.net](mailto:Ivette.Iraheta@cityofvallejo.net)

**9        SECOND COMMUNITY FORUM**

**10       REPORT OF THE CITY COUNCIL LIAISON**

**11       FUTURE AGENDA ITEMS**

**12       ANNOUNCEMENTS**

**A        COMMUNITY OUTREACH REPORTS FROM COMMISSIONERS**

**13       ADJOURNMENT**

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**AFFIDAVIT OF POSTING:** I Ivette Iraheta, do hereby certify that I have caused a true copy of the above notice and agenda to be delivered to each of the members of the City of Vallejo Economic Development Commission, at the time and in the manner prescribed by law and that this agenda was posted at Vallejo City Hall, 555 Santa Clara Street, Vallejo, California at 5:00 PM, February 6, 2025.

Dated: February 6, 2025



Ivette Iraheta, EDC Secretary



**Economic Development  
Commission**

Nicole Loufas, Chair  
Dwight Monroe Jr., Vice-Chair  
Thomas Barbeiro  
Mai-Ling Garcia  
Calvin Harrell  
Roberto Hernandez  
Alexander Matias

**MINUTES  
ECONOMIC DEVELOPMENT COMMISSION  
REGULAR MEETING  
CITY COUNCIL CHAMBER**

555 Santa Clara Street, Vallejo, California

**NOVEMBER 13, 2024  
6:00PM**

**NOTICE: Members of the Public will be able to participate in-person or remotely via Zoom.**

**City Council Chamber will be open to members of the public 30 minutes prior to the start of the meeting.**

**PUBLIC COMMENT:** Members of the Public may provide public comments during the Meeting in person or via ZOOM (<https://ZoomRegular.Cityofvallejo.net>), or via phone, by dialing (669) 900-6833. For additional instructions on how to speak remotely during public comment, please visit, [www.cityofvallejo.net/publiccomment](http://www.cityofvallejo.net/publiccomment)

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**1. CALL TO ORDER**

Meeting called to order at 6:12 PM

**2. PLEDGE OF ALLEGIANCE**

**3. ROLL CALL**

Present: Vice-Chair Monroe, Comm. Barbeiro, Comm. Harrell, Comm. Matias  
Absent: Chair Loufas, Comm. Garcia, Comm. Hernandez

**4. FIRST COMMUNITY FORUM**

*The Community Forum is an opportunity to address the Commission on any matter for which another opportunity to speak is not provided on the agenda, and which is within the jurisdiction of the Commission to resolve. Any interested members of the public desiring to communicate with the Commission as part of the First Community Forum may do so in person by submitting a completed speaker's card to the City Clerk or via ZOOM:(<https://ZoomRegular.Cityofvallejo.net>), Option to join by phone: Dial (669) 900-6833. Enter Meeting ID: 914 0075 0676#. Press \* 9 to digitally raise your hand from the phone. For additional instructions on how to speak remotely during public comment, please visit, [www.cityofvallejo.net/publiccomment](http://www.cityofvallejo.net/publiccomment). In person speakers will be recognized first. When called upon, each speaker should step to the podium, state his/her name for the record. The conduct of the community forum shall be limited to a maximum of fifteen (15) minutes, with each speaker limited to a maximum of three minutes.*

**5. APPROVAL OF AGENDA**

A. Recommendation: By motion, Approve the November 13, 2024 Agenda.

Motion to approve agenda by Comm. Harrell, Seconded by Comm. Monroe

**6. APPROVAL OF MINUTES**

A. Recommendation: By motion, Approve the Minutes from the  
i. September 11, 2024 Regular Meeting.

Motion to Approve Minutes by Harrell, Seconded by Vice-Chair Monroe  
Ayes: Monroe, Harrell, Matias Abstain: Barbeiro  
Absent: Loufas, Hernandez, Garcia

ii. October 9, 2024 Regular Meeting.

Motion to Approve Minutes by Comm. Matias, Seconded by Comm. Harrell

Ayes: Monroe, Harrell, Matias Abstain: Barbiero

Absent: Loufas, Hernandez, Garcia

**7. INTRODUCTIONS & PRESENTATIONS (INFORMATIONAL ONLY)**

A. Economic Development Strategic Plan Update, Economic Forensics and Analytics

Presentation on the Economic Development Strategic Plan was made by Dr. Eyer.

**8. REPORT FROM THE ED DIRECTOR AND EDC SECRETARY**

A. Updates from Economic Development Director, Michael Nimon  
None

B. Update from EDC Secretary, Ivette Iraheta (Economic Development Program Manager)

i. Business Retention and Expansion, Business Retention Ad Hoc Committee and Econ. Dev. Dept. Staff

Sec. Iraheta provided an update on the most recent Biz. Ret. Visit.

ii. Small Business Hardening Grant update

Sec. Iraheta provided an update on the Hardening grant.

**9. ACTION CALENDAR**

A. Adopt a Resolution to Add Recurring Items to Subsequent EDC agendas:

i. Prioritization of Work Plan Items and Update on Progress

ii. Business Updates on New/Upcoming/Lost Businesses

iii. Community Outreach Reports

Motion to Adopt Resolution by Comm. Harrell, Seconded by Comm. Barbiero.

Ayes: Monroe, Barbeiro, Harrell, Matias (Motion carried)

Absent: Loufas, Hernandez, Garcia

B. Request to add discussion of Signage and Wayfinding Program on

a future agenda, Comm. Matias (Step 1 of 2)

Motion to move item to a future agenda by Comm. Matias,  
Seconded by Comm. Harrell.

Ayes: Monroe, Barbeiro, Harrell, Matias (Motion carried)

Absent: Loufas, Hernandez, Garcia

- C. Request to add discussion of EDC trainings to be added to recurring items to a future agenda, Comm. Garcia (Step 1 of 2)

Motion to table item to next meeting by Comm. Harrell, Seconded by Comm. Matias.

Ayes: Monroe, Barbeiro, Harrell, Matias (Motion carried)

Absent: Loufas, Hernandez, Garcia

#### **10. SECOND COMMUNITY FORUM**

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No speaker during this forum.

#### **11. REPORTS OF THE CITY COUNCIL LIAISON**

City of Vallejo Councilmember Loera-Diaz  
Absent.

#### **12. REQUESTS FOR FUTURE AGENDA ITEMS**

None.

**13. ANNOUNCEMENTS AND COMMISSIONER COMMENTS**

Announcements made Re:

- i. Cancellation of the December mtg.
- ii. Matias being Councilmember elect will move on to City Council in 2025.

**14. ADJOURNMENT**

Meeting was adjourned at 8:02 PM.

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**Economic Development  
Commission**

Nicole Loufas, Chair  
Dwight Monroe Jr., Vice-Chair  
Thomas Barbeiro  
Mai-Ling Garcia  
Calvin Harrell  
Roberto Hernandez

**MEETING MINUTES  
ECONOMIC DEVELOPMENT COMMISSION  
REGULAR MEETING  
CITY COUNCIL CHAMBER**

555 Santa Clara Street, Vallejo, California

**JANUARY 8, 2025  
6:00PM**

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**1. CALL TO ORDER**

Meeting called to order at 6:10 PM.

**2. PLEDGE OF ALLEGIANCE**

Pledge led by Chair Loufas.

**3. ROLL CALL**

Present: Chair Loufas, Barbiero, Garcia, Harrell, Hernandez, Staff: EDC Secretary Iraheta,  
Attorney Nebb, ED Dir. Nimon

Absent: Monroe.

**4. FIRST COMMUNITY FORUM**

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One speaker: Matias

**5. CONCENT CALENDAR AND APPROVAL AGENDA**

A. Recommendation: By motion, Approve the January 8, 2025 Agenda.

Motion to approve agenda and Nov. 13, 2024 meeting minutes by Comm.

Harrell, Seconded by Barbiero.

All favored the motion to approve agenda.

Meeting minutes:

Ayes: Barbiero, Harrell

Abstain from minutes: Loufas, Garcia, Hernandez

Item will return during the next meeting.

**6. INTRODUCTIONS & PRESENTATIONS (INFORMATIONAL ONLY)**

- A. Prioritization of Work plan items and Update on Progress, Chair Loufas

The Commission and staff discussed EDC's current and future Work Plan.

- B. Updates on New/Upcoming/Lost Businesses, Chair Loufas

Chair Loufas reported data regarding new and loss businesses in the city for December.

**7. REPORT FROM THE ED DIRECTOR AND EDC SECRETARY**

- A. Updates from Economic Development Director, Michael Nimon  
Dir. Nimon provided updates Re: ED Strategic Plan, a revolving loan program, and staff changes.

- B. Update from EDC Secretary, Ivette Iraheta (Economic Development Program Manager)

Sec. Iraheta provided an update Re: New agenda template, Board/Commission's code on attendance, EDC Vacancy status, and EDC's AdHoc Committees reminders.

**8. ACTION CALENDAR**

- A. Request to add discussion of EDC training to be added to recurring items to a future agenda, Comm. Garcia (Step 1 of 2)

Motion to add training report out to item 12b. as recurring on the agenda by Comm. Garcia, Seconded by Comm. Harrell.

Ayes: Chair Loufas, Comm. Barbiero, Comm. Garcia, Comm. Harrell, Hernandez

Motion carries.

**9. SECOND COMMUNITY FORUM**

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One public speaker: Melvin Cowan.

**10. REPORTS OF THE CITY COUNCIL LIAISON**

No report.

**11. REQUESTS FOR FUTURE AGENDA ITEMS**

- Comm. Garcia wants to agenda future trainings for the EDC.
- Comm. Garcia wants to agenda having a labor speaker.
- Chair Loufas wants to agenda having the ED of Vallejo Main St. as a future presentation to this body.

**12. ANNOUNCEMENTS AND COMMISSIONER COMMENTS**

A. Community Outreach Reports from Commissioners

Reports from Comm. Barbiero.

**13. ADJOURNMENT**

Meeting adjourned at 8:06 PM

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