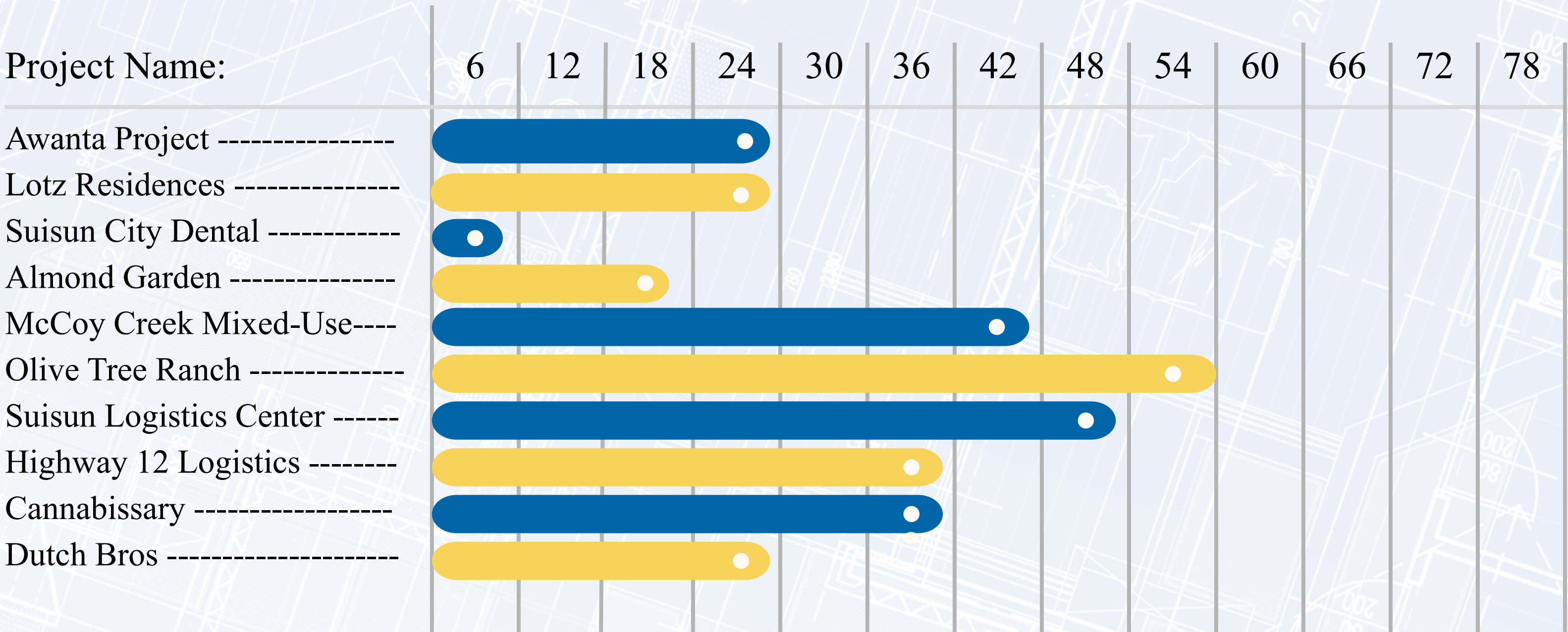




Development Calendar Update

Active Development Calendar

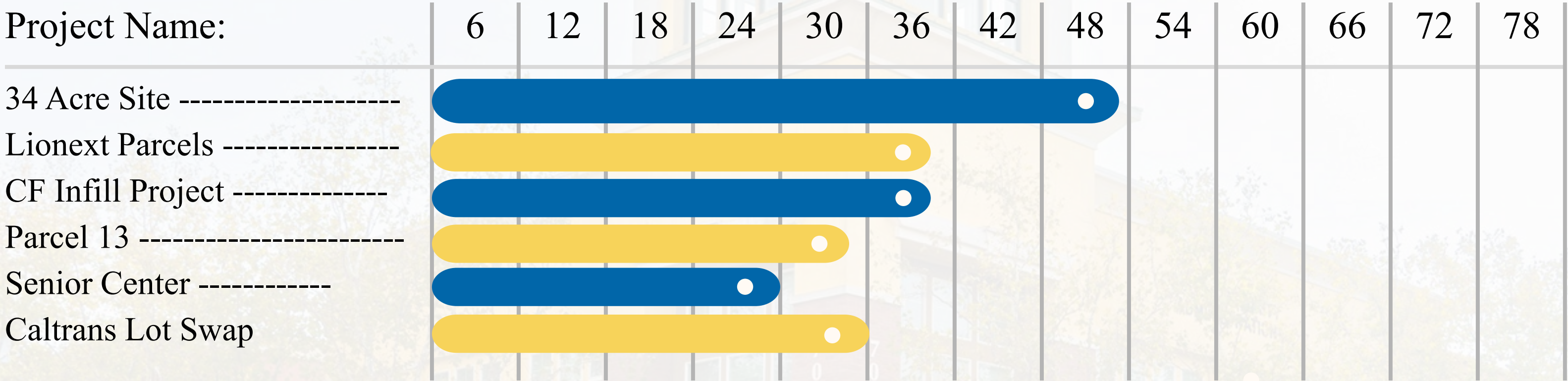
Projects that are under review, entitled, permitted, or under construction.



*The timeline projections are only estimates.

Future Development Calendar

Projects that are longer term that still require entitlements.



*The timeline projections are only estimates.



Entitled and/or Under Construction Stage

Awanta Project

400 Main Street east of Main Street and south of Driftwood Drive

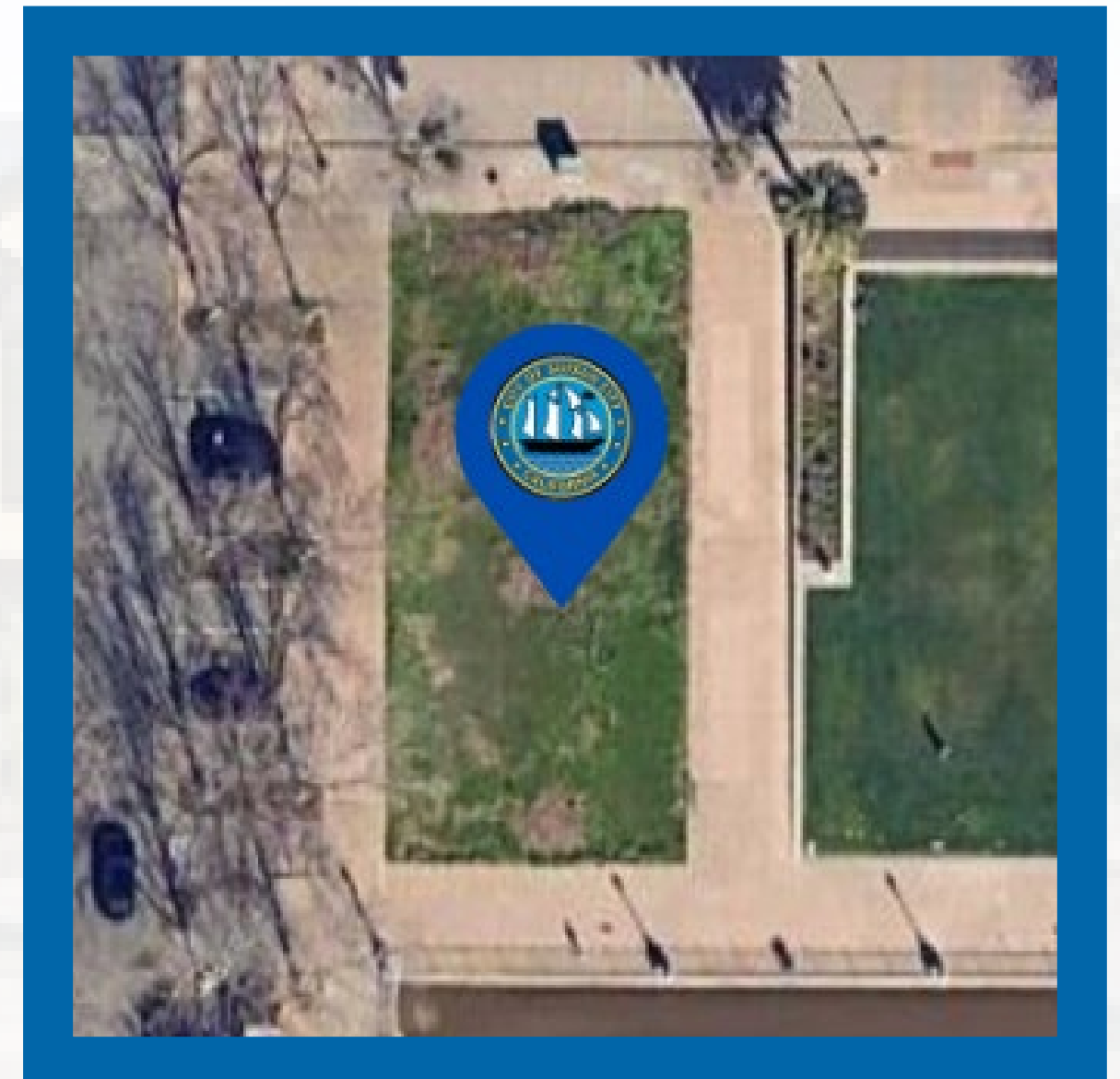
Property Owner and/or Applicant: Sunfield Development, LLC

Land Use Designation: Waterfront District Specific Plan

Zoning: Commercial/Office/Residential

Status: Approved by City Council August 2025

Project Description: A two-story 20-unit apartment project



Lotz Residences

Northeast corner of Civic Center Boulevard and Lotz Way

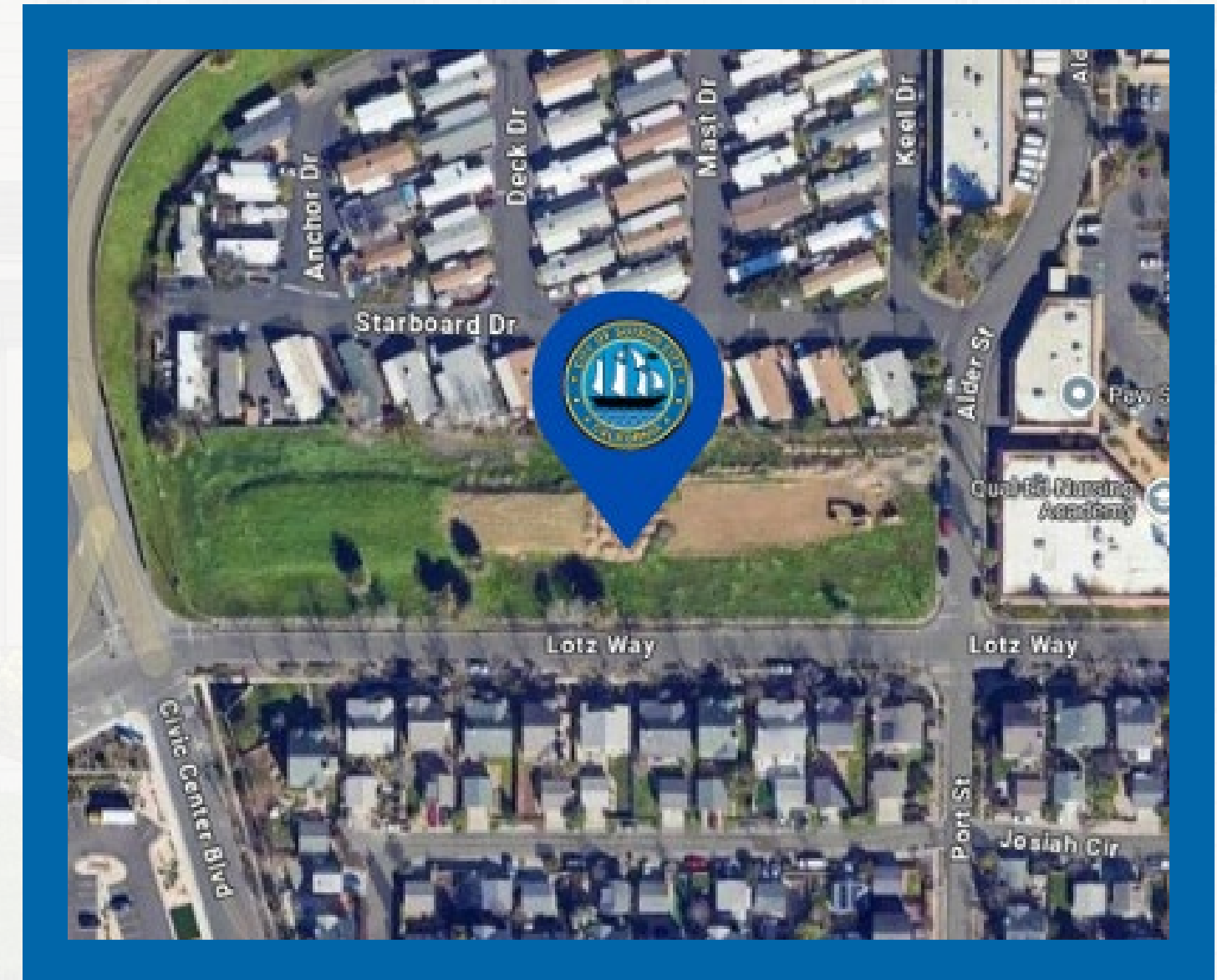
Property Owner and/or Applicant: Ashria, LLC

Land Use Designation: Waterfront District
Specific Plan

Zone: Residential Medium -Density

Status: Approved by Planning Commission,
June 28, 2022. Construction drawings being
finalized by applicant team.

Project Description: A 16-unit single -family
residential project w/ an Accessory Dwelling
Unit (ADU) above garages.



Suisun City Dental

603 Lotz Way South of Lotz Way between Main Street and Harbor Center Drive

Property Owner and/or Applicant: Suisun Wellness, LLC

Land Use Designation: Waterfront District Specific Plan

Zoning: Commercial/Office/Residential

Status: Approved by City Council, July 18, 2023/
Under construction.

Project Description: A 4,446 square foot dental office with a 2,220 square foot shell tenant space for a future restaurant on a 7,150 square foot lot.



Almond Gardens Apartments

707-815 Almond Street between Civic Center Boulevard and Whispering Bay Lane.

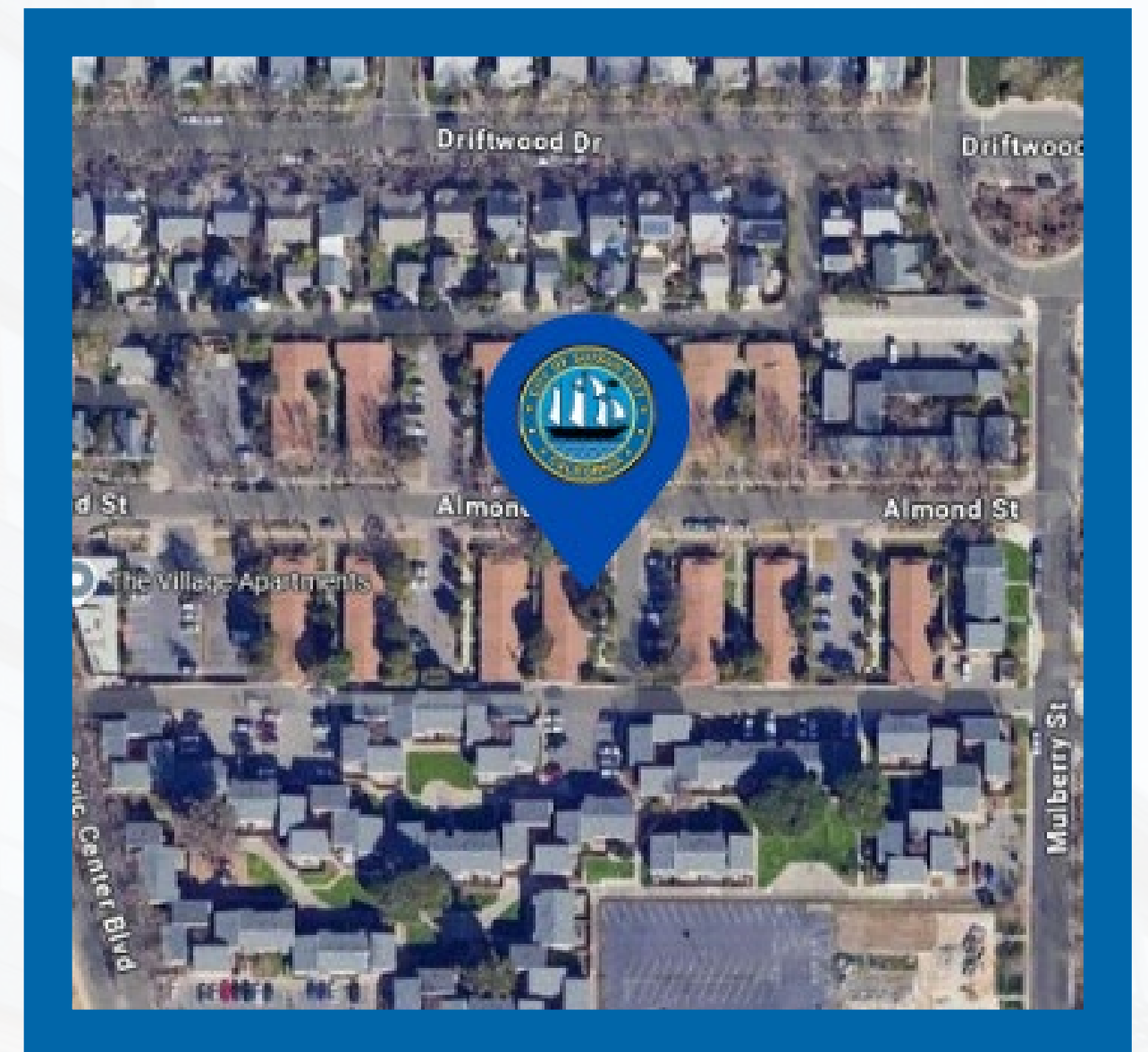
Property Owner: Ashria, LLC

Land Use Designation: Waterfront District
Specific Plan

Zoning: Residential High -Density

Status: Building Permits issued September 2025

Project Description: A 97-unit three -story
affordable apartments project.





Under Review / In Process

McCoy Creek Mixed -Use

1220 and 1240 McCoy Creek Way.

Property Owner: Canlas Development, LLC

Land Use Designation: Commercial Mixed Use

Zoning Classification: Commercial Mixed Use

Status: City Council tentative, Fall 2025.

Project Description: A 31-unit apartment project with 1,645 square feet of non -residential space.



Olive Tree Ranch

Between Humphrey Dr. and Olive Ave. South of
Railroad Ave and E. Tabor Avenue

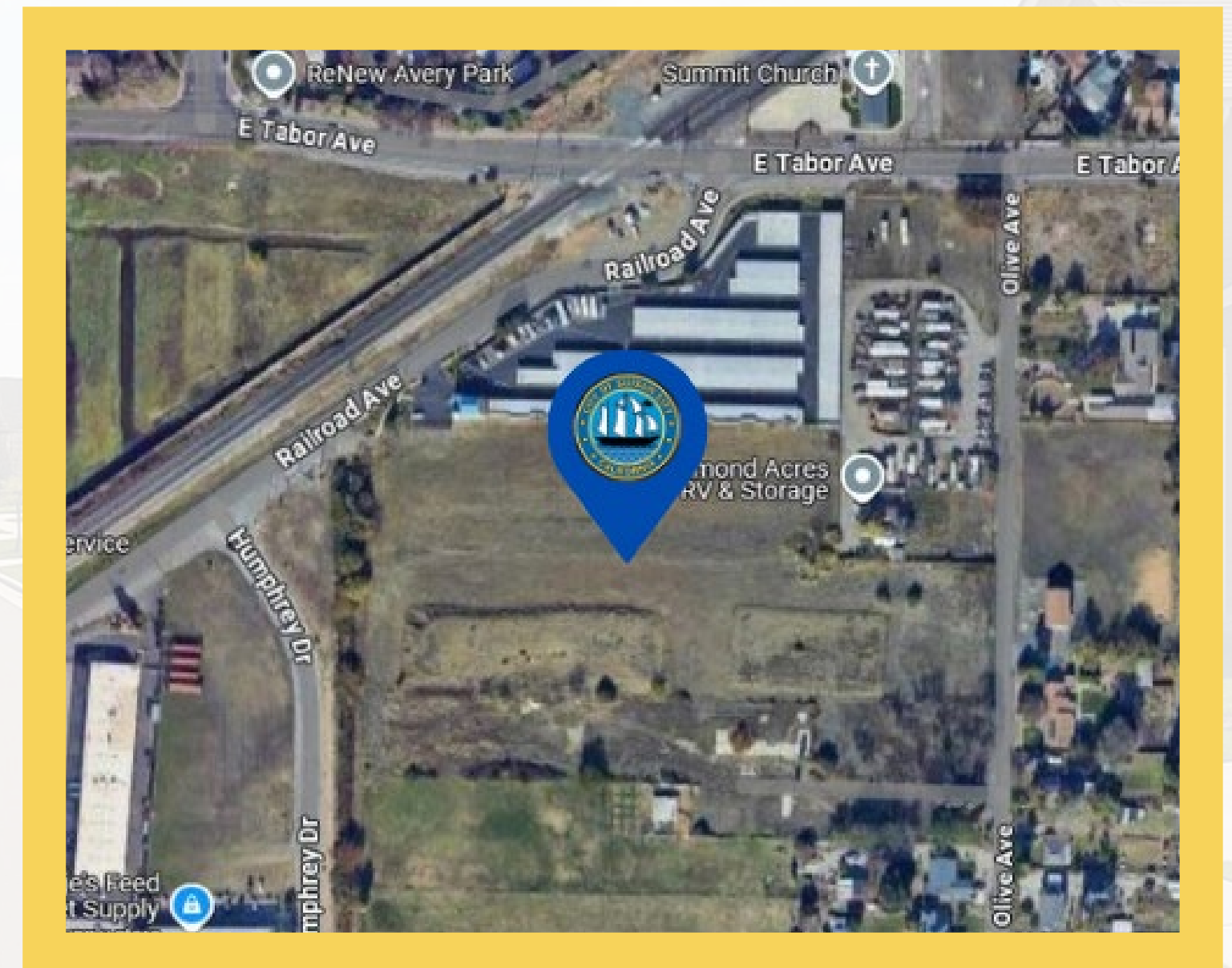
Property Owner and/or Applicant: Suisun
Investments, LLC

Land Use Designation: Commercial Mixed Use
and Residential Medium -Density

Zoning : Commercial Services and Fabricating
and Residential Medium -Density

Status: In planning review

Project Description: 70 single -family residential
units on approximately 10 acres of land



Suisun Logistics Center

East of Walters Rd. and South of Petersen Rd.

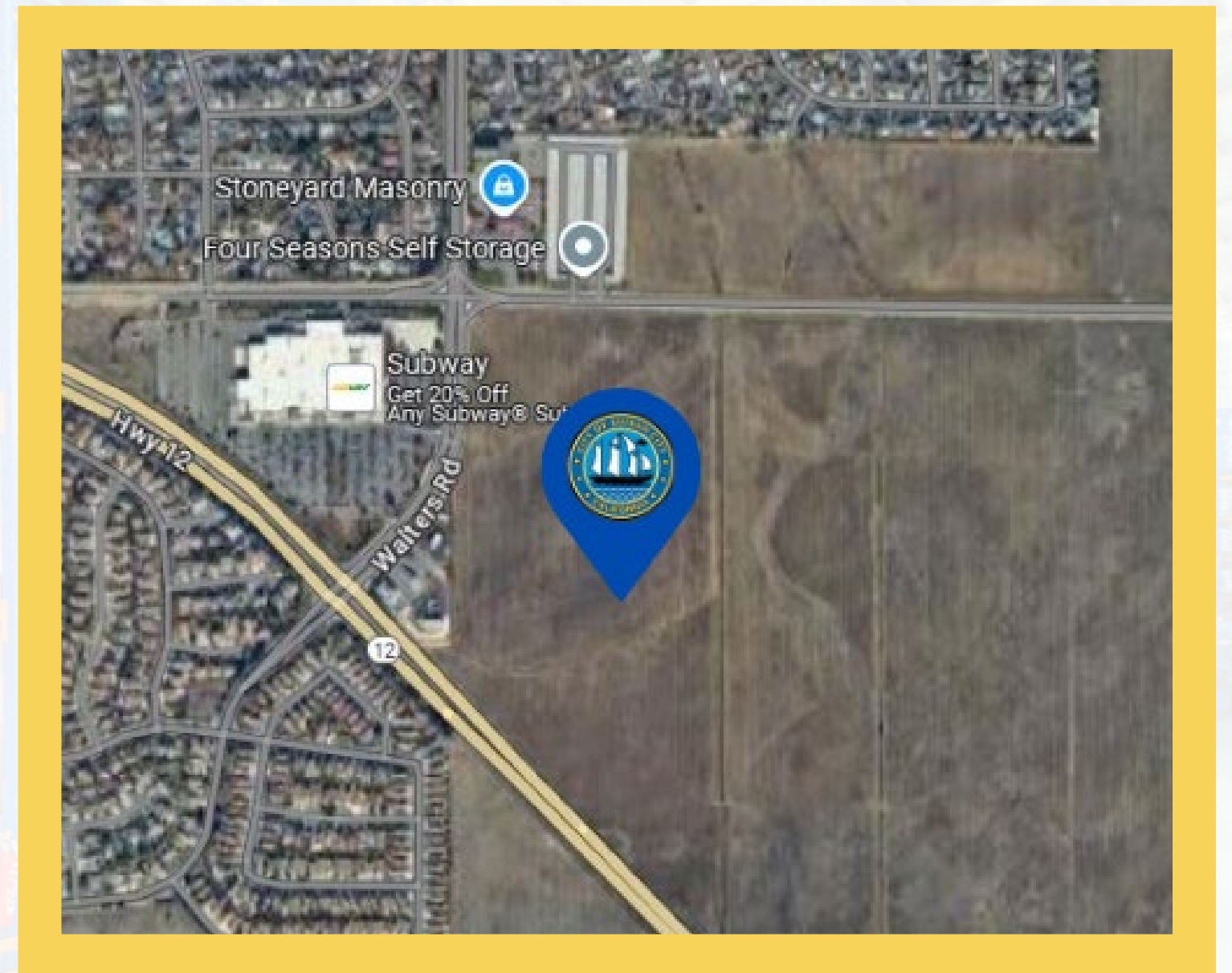
Property Owner and/or Applicant: Buzz Oates
Construction

Land Use Designation: Special Planning Area
(existing) / Commercial Mixed Use (proposed).

Zoning: Not yet prezoned / Commercial Services
and Fabricating (CSF) and Open Space (OS)
(proposed) .

Status: In planning review

Project Description: 2.1 million square feet of
Warehousing/Logistics building space on 120
acres.



Highway 12 Logistics Center

South of Highway 12 at Pennsylvania Ave.

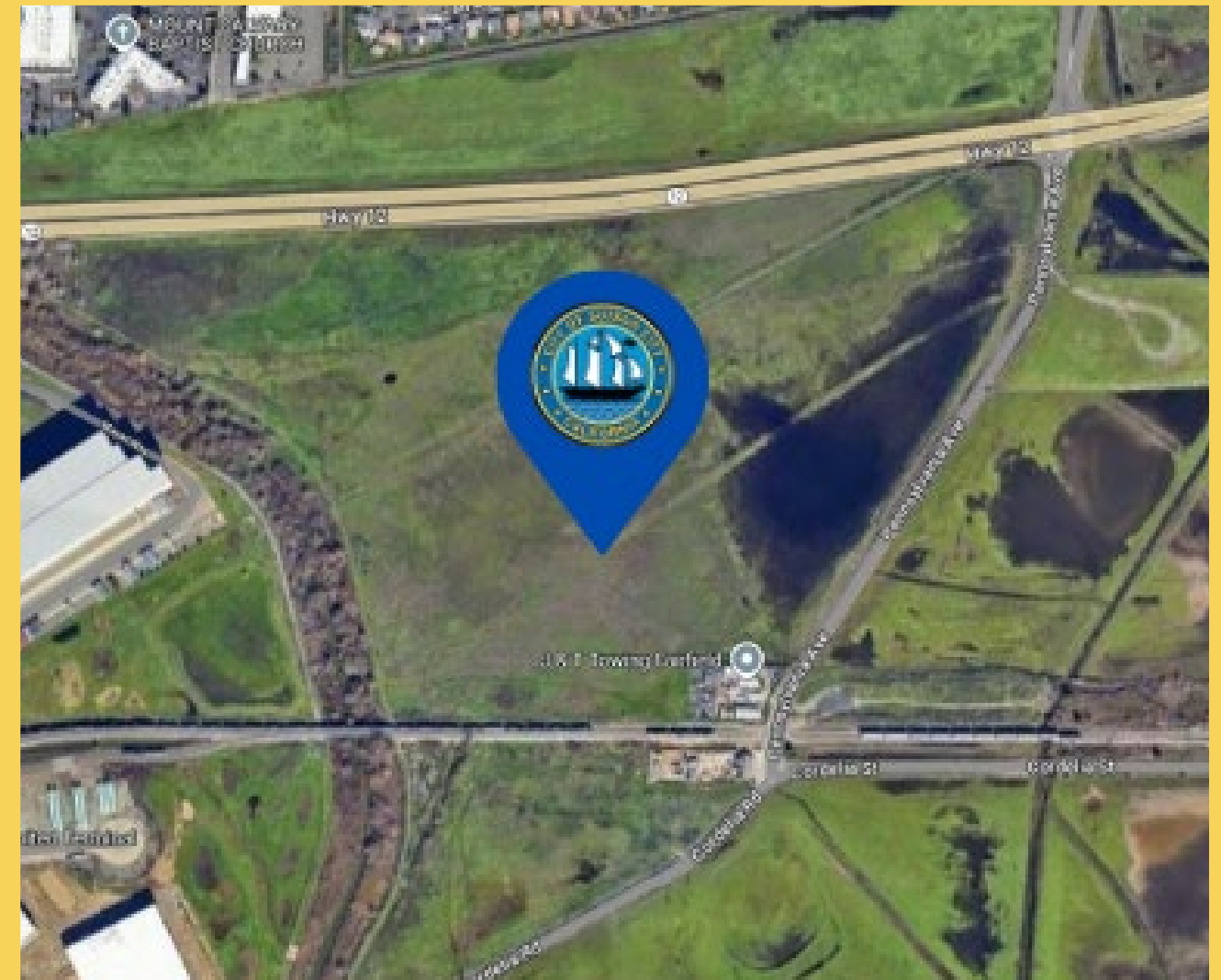
Property Owner and/or Applicant: Buzz Oates Construction.

Land Use Designation: Commercial Mixed Use.

Zoning: Prezoned as Commercial Services and Fabricating (CSF) and Open Space (OS).

Status: Project Entitled and Environmental Impact Report certified by City Council December 2024. Submittal to LAFCO for annexation forthcoming.

Project Description: 1.28 million square feet of Warehousing/Logistics building space on 63.7 acres.



Cannabissary

South of Railroad Avenue and East of Humphrey Drive.

Property Owner and/or Applicant: Verna Schuetter

Land Use Designation: Commercial Mixed Use

Zoning: Commercial Services and Fabricating

Status: City Council tentative, Fall 2025.

Project Description: 2,494 square foot retail cannabis dispensary



Dutch Bros

North of Highway 12 and directly east of the Sunset Center

Property Owner and/or Applicant: Hilbers Inc.

Land Use Designation: Commercial Mixed Use

Zoning: Commercial Mixed Use

Status: In planning review. Planning Commission tentative, Fall 2025.

Project Description: 1,025 square foot drive thru coffee business





Future Projects

34 Acre Site Project

Northwest Corner of Highway 12 and Marina Boulevard

Property Owner and/or Applicant: Suisun City Housing Authority.

Land Use Designation: Waterfront District Specific Plan.

Zoning: Downtown Commercial.

Status: Beginning Surplus Lands Act (SLA) process.

Project Description: Unknown/To be Determined.



Lionext Parcels

Multiple parcels: (1) Northeast corner of Main Street and Solano Street;
(2) eastern terminus of Solano Street; and (3) east of Kellogg Street and
north of Line Street

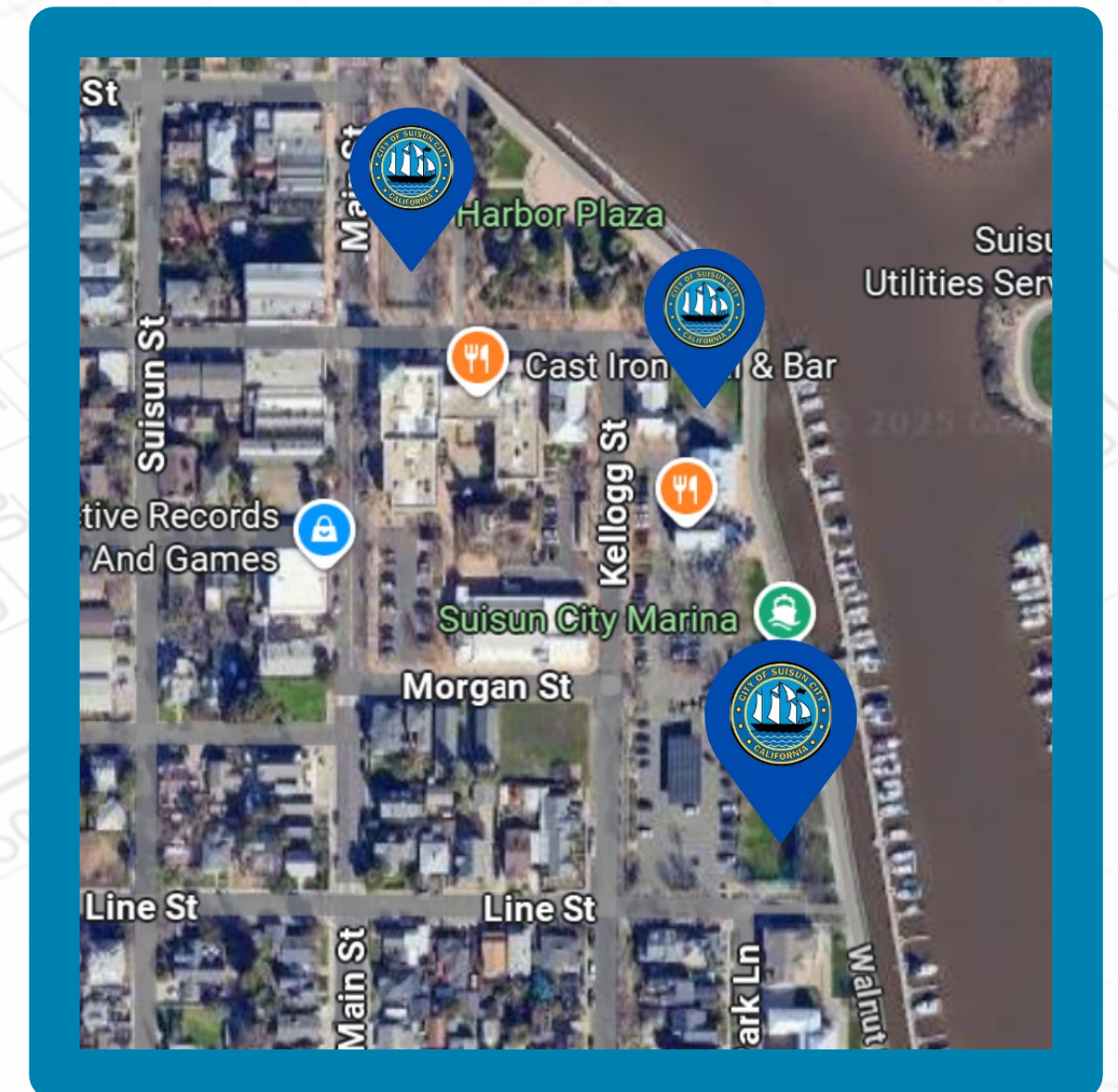
Property Owner and/or Applicant: Lionext Inc.

Land Use Designation: Waterfront District Specific
Plan.

Zoning: Main Street Mixed Use and Downtown
Mixed Use.

Status: Application not yet submitted.

Project Description: Unknown/To be Determined.



California Forever (CF) Infill Development

Multiple parcels along Main St. and Solano St.

Property Owner and/or Applicant: Suisun City

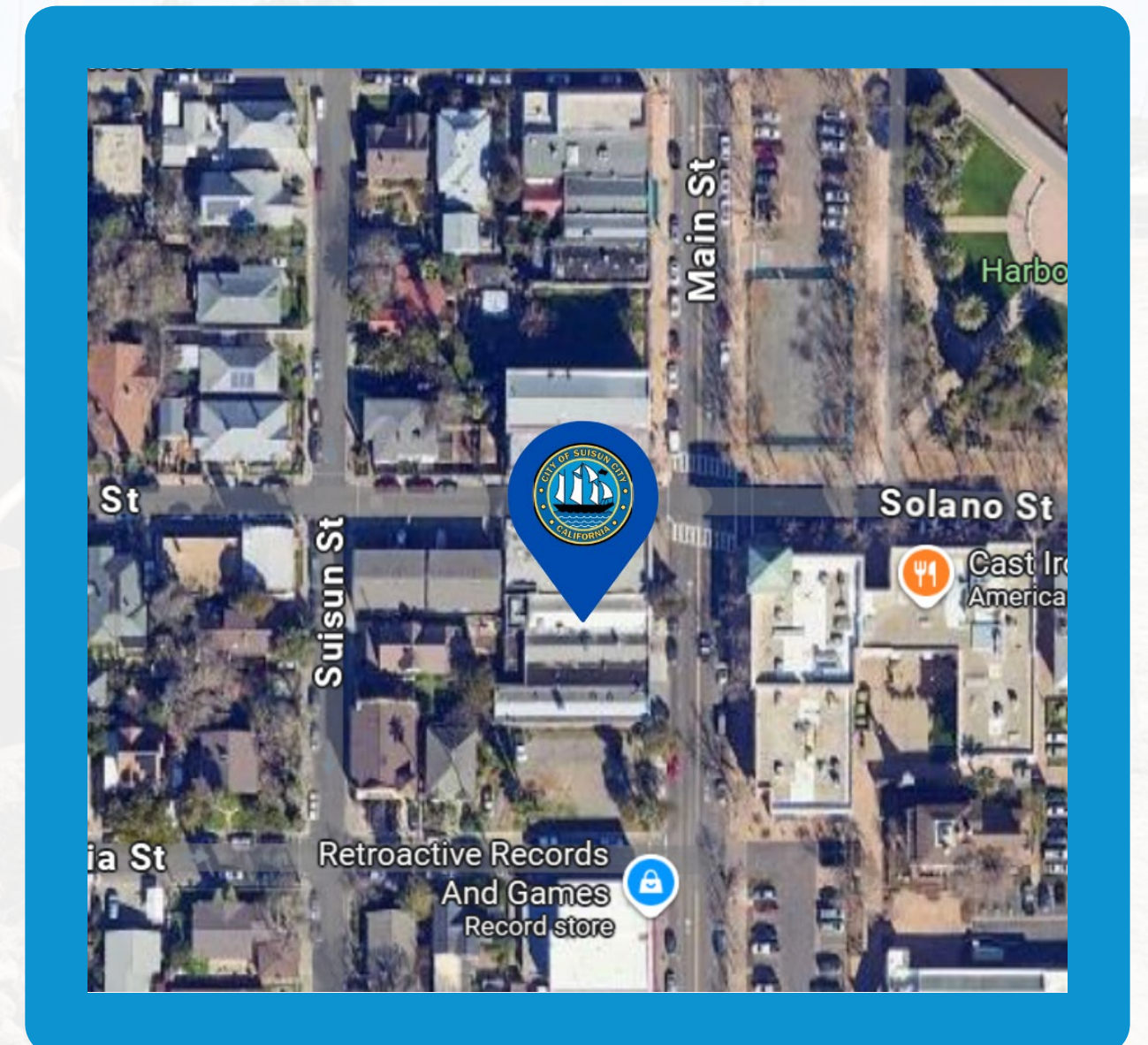
Successor Agency

Land Use Designation: Waterfront District Specific Plan

Zoning: Main Street Mixed Use

Status: Purchase and Sale Agreement in process.

Project Description: Unknown/To be Determined.



Parcel 13

West of Civic Center Boulevard and south of Driftwood Drive.

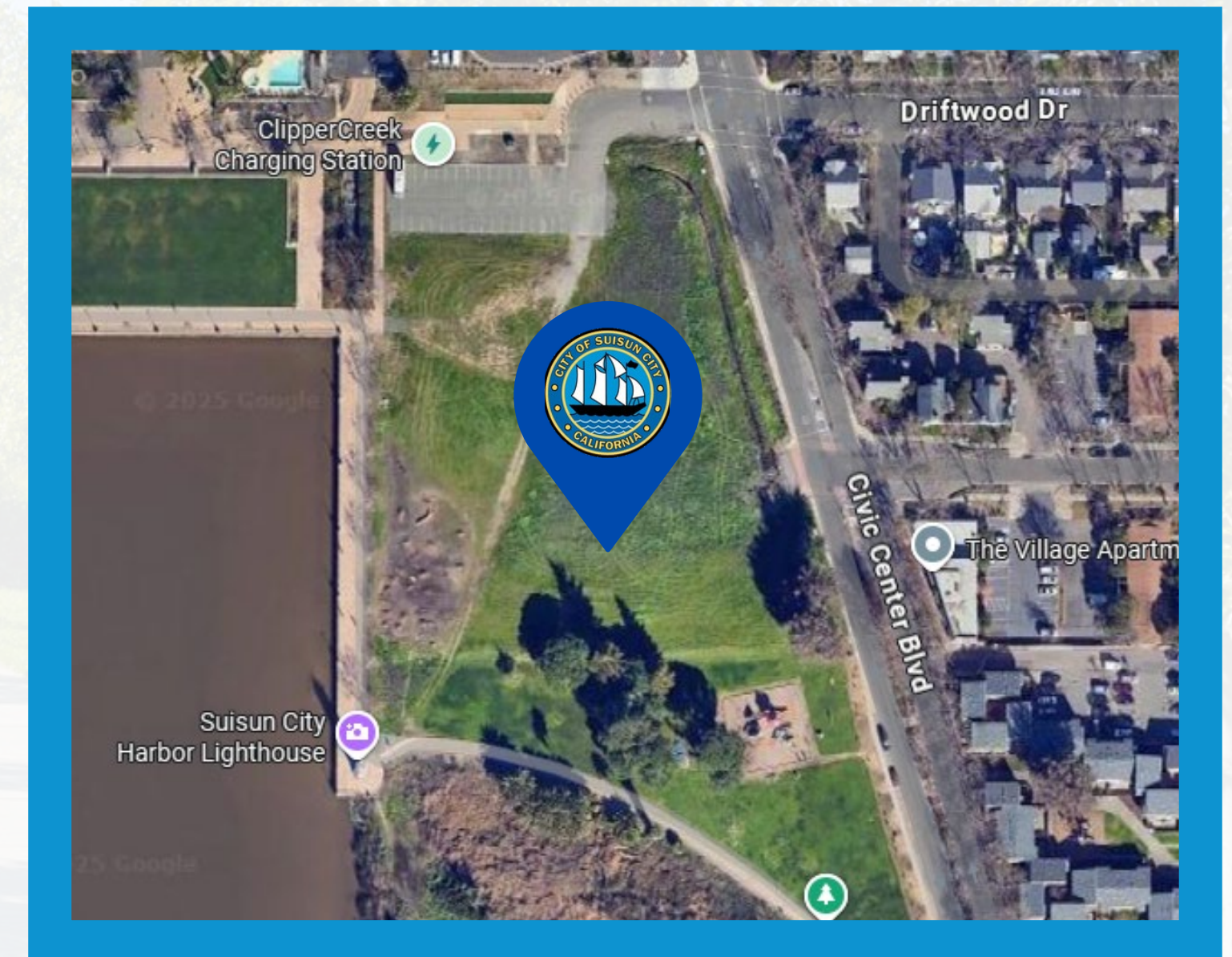
Property Owner and/or Applicant: Ashria, LLC.

Land Use Designation: Waterfront District
Specific Plan.

Zoning: Commercial/Office/Residential.

Status: Application not yet submitted.

Project Description: Unknown / To Be
Determined.



Senior Center Redevelopment

318 Merganser Drive adjacent to Casa de Suisun.

Property Owner: City of Suisun City

Land Use Designation: Higher Density Residential

Zoning: Residential High -Density 2

Status: Application not yet submitted

Project Description: Unknown / To Be Determined



CALTRANS Lot Swap

South of Highway 12 between Main St. & Civic Center Blvd.

Property Owner and/or Applicant: State of California.

Land Use Designation: Waterfront District Specific Plan

Zoning: Downtown Mixed Use

Status: Application not yet submitted

Project Description: Unknown / To Be Determined

