



FREQUENTLY ASKED QUESTIONS

DANVILLE HOTEL REDEVELOPMENT PROJECT



1. What is going to be built?

The approved project would construct approximately 37,500 square feet of new residential, retail and restaurant space. The residential portion of the project will consist of 16 for-sale second story residential units with designated on-site parking.

2. How do I obtain more information about the residential units?

The 16 for-sale second story residential units, ranging in size from 919 square feet (2 bedroom/1 bath) to 1,440 square feet (2 bedroom/2 bath), will be served by designated on-site parking located within a gated ground-floor garage.

Castle Companies (co-owners of the Danville Hotel site) has not yet established price points for these units, but is starting an “interest list.” Those who wish to obtain more information, or to be placed on this list, can contact Patti Lehman of Castle Companies at (925) 328-1000 or DHC@CastleCompanies.com

3. Will there be on-site parking?

The project will provide on-site parking, located within a gated garage, for the residential units. In addition, there will be six on-site private parking and approximately twenty curbside public spaces. Reflecting the project’s location within the core of the Downtown Business District, the parking demand for the remainder of the project will be handled by off-site municipal parking facilities, such as the Railroad Avenue and Clocktower Municipal Parking Lots located directly across Railroad Avenue and Prospect Avenue (respectively) from the project site.

4. When was the project reviewed and approved?

The project was subject to a lengthy development review process, which first began with a project submittal in 2007. Following a two-year period of inactivity due to the prolonged recession, the project received final approval in March 2011. The final project reflects a detailed review process that included review by the Town Council, the Planning Commission, the Heritage Resource Commission, and the Design Review Board.

5. Which buildings are historically significant, and are to be preserved as a Designated Heritage Resource?

The two structures on the site deemed to be historically significant are the Danville Hotel and the McCauley House. These structures date back to 1890s, during the second phase of the Anglo-American settlement in Danville. Both of these structures will be preserved and restored as a part of the project.

The ten-room Danville Hotel, built in 1891, was originally operated by George and Mary McCauley. The McCauley family built and occupied a one and one-half story vernacular Victorian cottage, the structure now identified as the McCauley House.

The remaining collection of structures on the Danville Hotel site (including the former Celia's restaurant building) were designed to be an imaginative interpretation of the Western Frontier style. They were placed on the site during the period between the 1950s and 1960s as a roadside attraction.

This determination of historical significance was based on an evaluation of the property by a third-party historic architect.

6. What trees are slated to be removed?

The project will retain the large Valley Oak tree located at the south eastern corner of the McCauley House. The project authorizes the removal of all other remaining on-site trees. The new project landscaping will include historically-appropriate plant material immediately adjacent to the Danville Hotel and McCauley House.

7. When will construction get underway, and how long will it take?

Demolition of the non-historically significant structures took place in January 2014. Site work for the project is currently underway, with construction of the new structures anticipated to begin in Spring 2014. It is anticipated that project construction would take approximately 18 to 24 months.

8. How do I get updates about the project?

The latest project news is available at www.DanvilleImprovements.com