

June 26, 2023

**City of Antioch, CA  
PLANNING DIVISION**

200 H Street  
Antioch, CA 94509  
Phone: (925)779-6159

RE: Savers in Antioch CA  
2521 Somersville Rd.  
Antioch, CA 94509  
CUP for Second-Hand Store

Dear City of Antioch Planning Division,

This office represents TVI, Inc., dba Savers, a leading retailer of recycled clothing and goods with more than 300 stores across the United States, Canada and Australia. Savers proposes to significantly upgrade the property located at 2521 Somersville Road (the “Property”), which is currently vacant, with a new Savers store (the “Project”).

Savers provides substantial benefits to the communities in which it operates. First, as a registered commercial fundraiser in California, it buys goods donated to numerous non-profit partners, providing these non-profits with significant revenue. Second, by reusing donated clothing, books, and household items, Savers keeps hundreds of millions of pounds of waste out of landfills annually, which benefits the environment and relieves pressure and cost on local government waste collection. Third, as a for-profit retail company, Savers collects sales tax revenue in the states it operates in.

The Project will be located at the previous Big Lots retail space, Assessor information number 076-432-008. The existing 28,798 square foot space is in a single tenant, freestanding, single story building within a shopping complex. The Property is 3.65 acres.

Project Components

1. Repainting and refinishing a portion of the exterior of the building at the front and on the side.
2. Savers signage, including green Savers signage to indicate the donation drop off area.
3. Installing a compactor at the back of the store.
4. Providing a staffed Community Donation Center at the side of the building. All donations will be immediately brought into the store from the customer to the employee. No customers will enter the donation center.
5. Tenant improvement of the interior.

6. No parking is added or removed, only stalls denoted as “reserved donation parking only” to be used as a 5 minute parking stall for customers donating.

The new Savers will transform the existing vacant space to a clean, full-time commercial enterprise, rejuvenating and enhancing the shopping center.

### Hours and Staffing

Business hours: 11:00 am to 7:00 pm Monday – Sunday.

Employees per shift: 45-50.

Employees will generally be on site beginning at approximately 6:00 or 7:00 am.

### Compactor Operation

Savers finds reuse homes for most items it receives, either through store sales or by transferring items to other components of the reuse economy. However, there are items that people donate to Savers nonprofit partners that may be broken, damaged, or otherwise unfit for reuse. In these instances, Savers has found that, by far, the most efficient option is to operate a compactor behind their stores, for several reasons.

Compactors do not need to be hauled away as often as open-top containers, which cuts down on hauling activity (including noise), traffic, and vehicle miles/emissions.

Compactors are a very clean option, as they are self-contained and require less space than multiple open-top containers. They also substantially reduce the volume of waste sent to landfills when compared to a typical open-top container.

Important to our neighbors, compactors are also cleaner and safer than open-top containers, since material is sealed up inside and there is virtually no opportunity for “dumpster diving”, arson and similar activities.

Savers is committed to operating its stores, including the compactor, in a safe, clean manner as a good neighbor.

### Receiving Donations and Combatting Dumping

Savers does not passively receive donations. Rather, the Project’s Community Donation Center is staffed by one or two Savers employees at all times. Further, Savers will place “no dumping” signage at the Property, and will install surveillance cameras to discourage dumping.

Upon arrival, employees immediately check the donation area to remove any donations that are left overnight to ensure that the donation area is kept clean and orderly.

Thank you in advance for your consideration and I look forward to speaking with you soon.

Respectfully,

A handwritten signature in blue ink that reads "Karen Wallace". The signature is fluid and cursive, with the first name "Karen" and last name "Wallace" clearly legible.

Karen Wallace, Architect, Senior Project Manager, LEED AP BD+C  
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