

Historic site will now house Sports Authority



DAN COYRO — THE SANTA CRUZ SENTINEL

Metal siding being torn from the historic egg-packing building built in 1925 will be used to remodel the site for Sports Authority retail store at River Street and Madrone Street.

Retrofit begins at egg-packing building that dates back to 1925

By Jondi Gumz

jgumz@santacruzsentinel.com
@jondigumz on Twitter

SANTA CRUZ » A \$3 million-plus project is under way to retrofit a 1925 egg-packing plant off of River Street across from Gateway Plaza for the retailer Sports Authority.

The national sporting goods chain wants to move in by Nov. 1

to get ready for the holiday shopping season, said developer Joe Appenrodt, who signed a 10-year lease agreement in December.

This will be Sports Authority's first location in Santa Cruz County.

Acquired in 2006 by Leonard Green & Partners of Los Angeles in a transaction valued at \$1.4 billion, Sports Authority is one of the largest sporting goods retail-

+ **Online:** To view a video at the building site where Sports Authority will open, visit www.santacruzsentinel.com and click on this link.

ers in the U.S. with 460 stores. The closest to Santa Cruz are in San Jose and Gilroy.

"They've been looking in the county for many years," said Ap-

penrodt, adding the agreement was struck quickly "once they saw the site layout and look of the building."

The location is less than a half-mile from Outdoor World, a locally owned sporting goods store.

"They have different products, a different product line," said Appenrodt. "Both will do very well."

SPORTS » PAGE 3

Sports

FROM PAGE 1

Appenrodt's group, Madrone Partners, bought the property at 111 Madrone St. in 2012 for \$1.6 million and got city approval to update the 13,100-square-foot historic building and remove additions that were not historic.

"We've been very careful," said Appenrodt, noting the project went to the Historic Preservation Commission "to do it the right way."

Construction permits for the building shell and tenant improvements total \$1.1 million.

"It was a well-built, well-engineered building for its time," said Santa Cruz architect Matthew Thompson of Thacher & Thompson.

His design creates a wide open interior space with the original trusses in plain view.

"It's going to be quite pretty," Thompson predicted.

Storefront windows will be added, orienting the building toward River Street

rather than Madrone Street, according to architect Bill Kempf, who collaborated with Thompson on the interior.

Thompson said the exterior will be painted "something close to Sash Mill red," referring to a repurposed historic building nearby.

Aptos contractor Pete Testorff is hiring local subcontractors, including Lucky Electric of Santa Cruz and Durden Engineering and North Cal Engineering, both of Watsonville.

The project, which started two weeks ago, will create

dozens of construction jobs, Testorff said.

At the site Monday, Henningsen Construction of Salinas was handling demolition while Testorff's crew was taking down corrugated tin that will be reused once the earthquake retrofit is complete.

"We're salvaging redwood, too," Testorff added.

Slakey Brothers, a dealer in heating, plumbing and air conditioning equipment which had operated at 111 Madrone St., relocated April 1 to 2608 Chanticleer Ave., next to the Grey Bears.