

An aerial photograph of a vast, arid landscape in California. The terrain is a mix of brown and tan, with a network of dirt roads and a paved highway. In the distance, a large field of wind turbines is visible against a clear blue sky with some light clouds. The overall scene suggests a remote, undeveloped area.

The next great
American city

California
FOREVER

An aerial photograph of San Francisco, showing the city's grid pattern of streets and buildings extending from the waterfront towards the hills. The Golden Gate Bridge is visible in the distance. The text "Cities are the leading force for human progress and prosperity" is overlaid in white on the lower half of the image.

Cities are the leading force for human progress and prosperity

Economic Opportunity

Innovation

Homeownership

Community

Fun

From 1600s to 1960s, America built nearly 20,000 new cities



Broadway street, 1880s

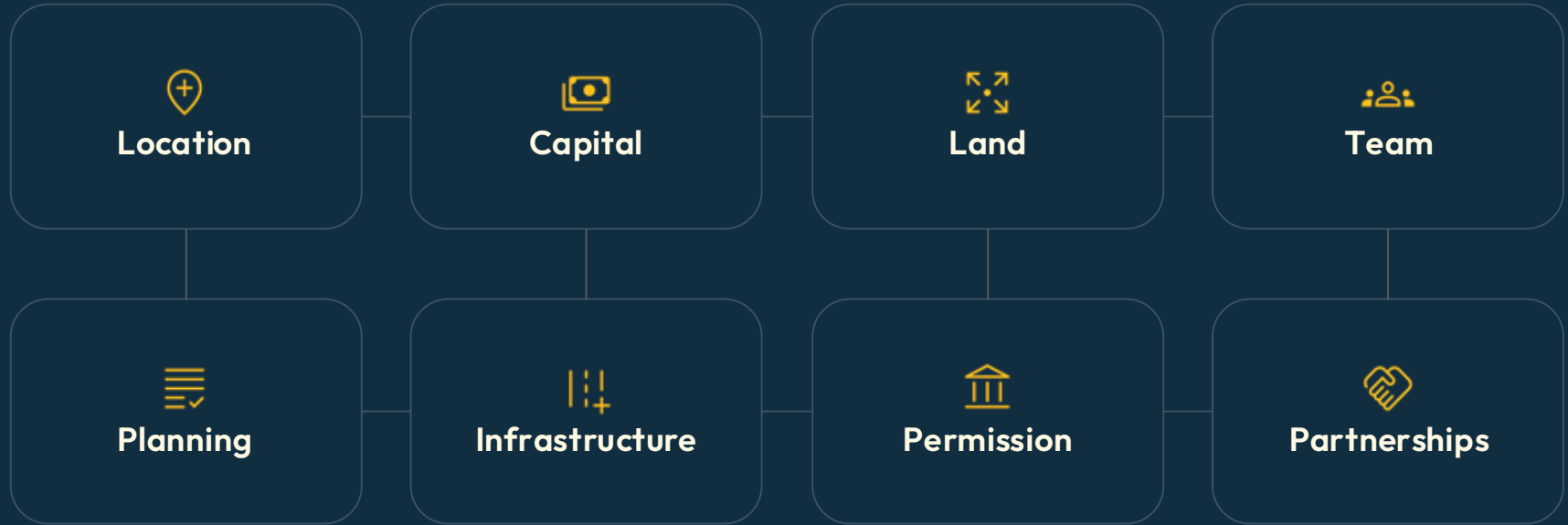


Broadway street, 1980s

And then we just
stopped

America hasn't built a major new
city since the 1960s

Because the barriers to building a new city have made it nearly impossible



We've spent the last 10 years systematically addressing these challenges

2017



Location

Jan Sramek conceives of a new city in Solano County and founds California Forever to build it

2018-2023



Capital

Land

Raised over \$1 billion to purchase nearly 70,000 acres (110 square miles) of land in Solano County

ANDREESSEN
HOROWITZ



2024-2026



Team

Planning

Infrastructure

Permission

Partnerships

Breaking ground is targeted for no later than 2028

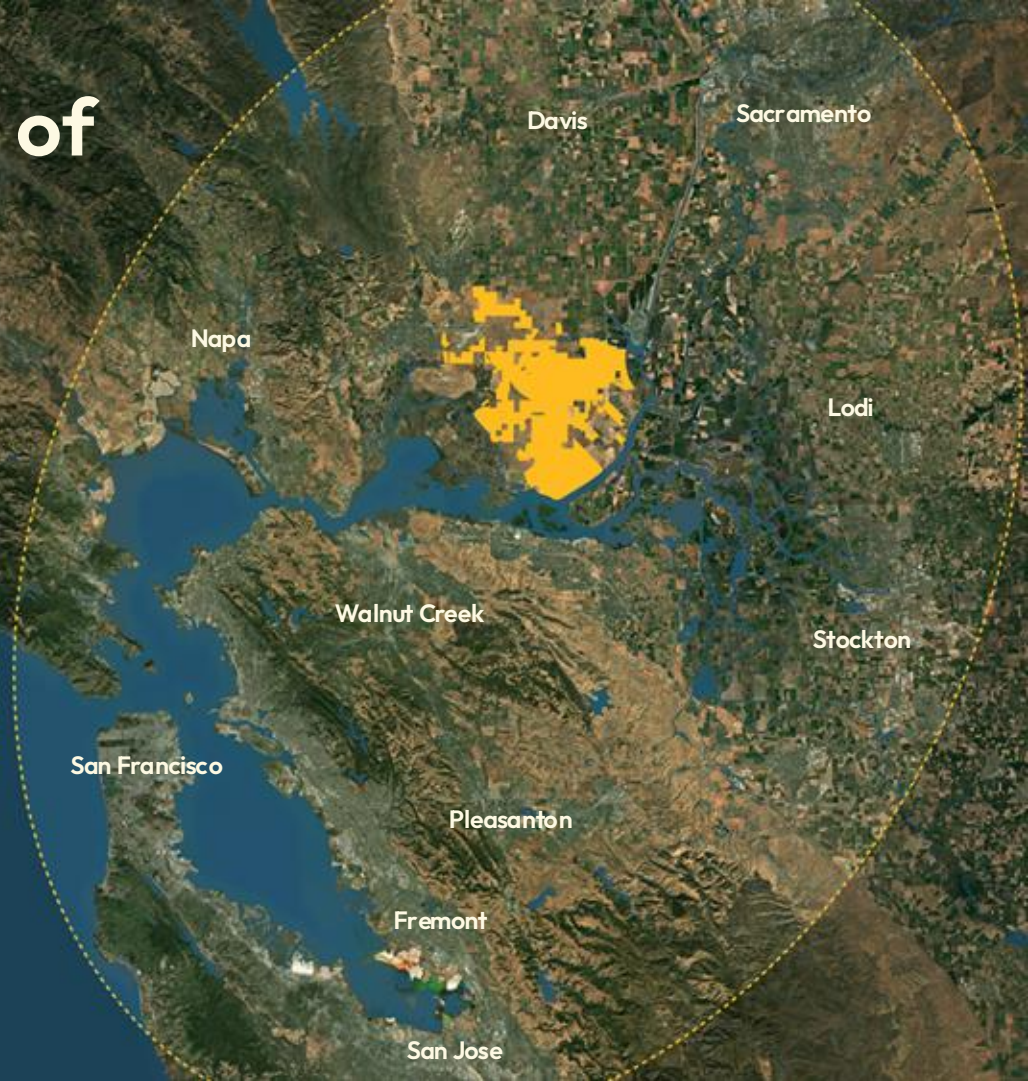
California Forever is building the next great American city in Solano County



100+ square miles of land, larger than America's most important cities



In the heart of a region of
12 million people



The missing piece of America's most important innovation ecosystem

A satellite map of the San Francisco Bay Area. A large, irregularly shaped area in the northern part of the bay is highlighted in bright yellow. A dashed white triangle is drawn with one vertex at the yellow area and another at the bottom of the frame. Two callout boxes are positioned near the bottom vertex of the triangle.

San Francisco (40 mi)

Silicon Valley (55 mi)

Next to 90% of the world's AI market cap



A satellite map of the San Francisco Bay Area. A large, irregular yellow highlight covers the city of San Francisco and the surrounding urban areas. In the bottom right corner of the map, there are six dark blue rounded rectangular labels with yellow text, arranged vertically and slightly overlapping. The labels are: Open AI, Anthropic, Meta, Google, Apple, and Nvidia.

Open AI

Anthropic

Meta

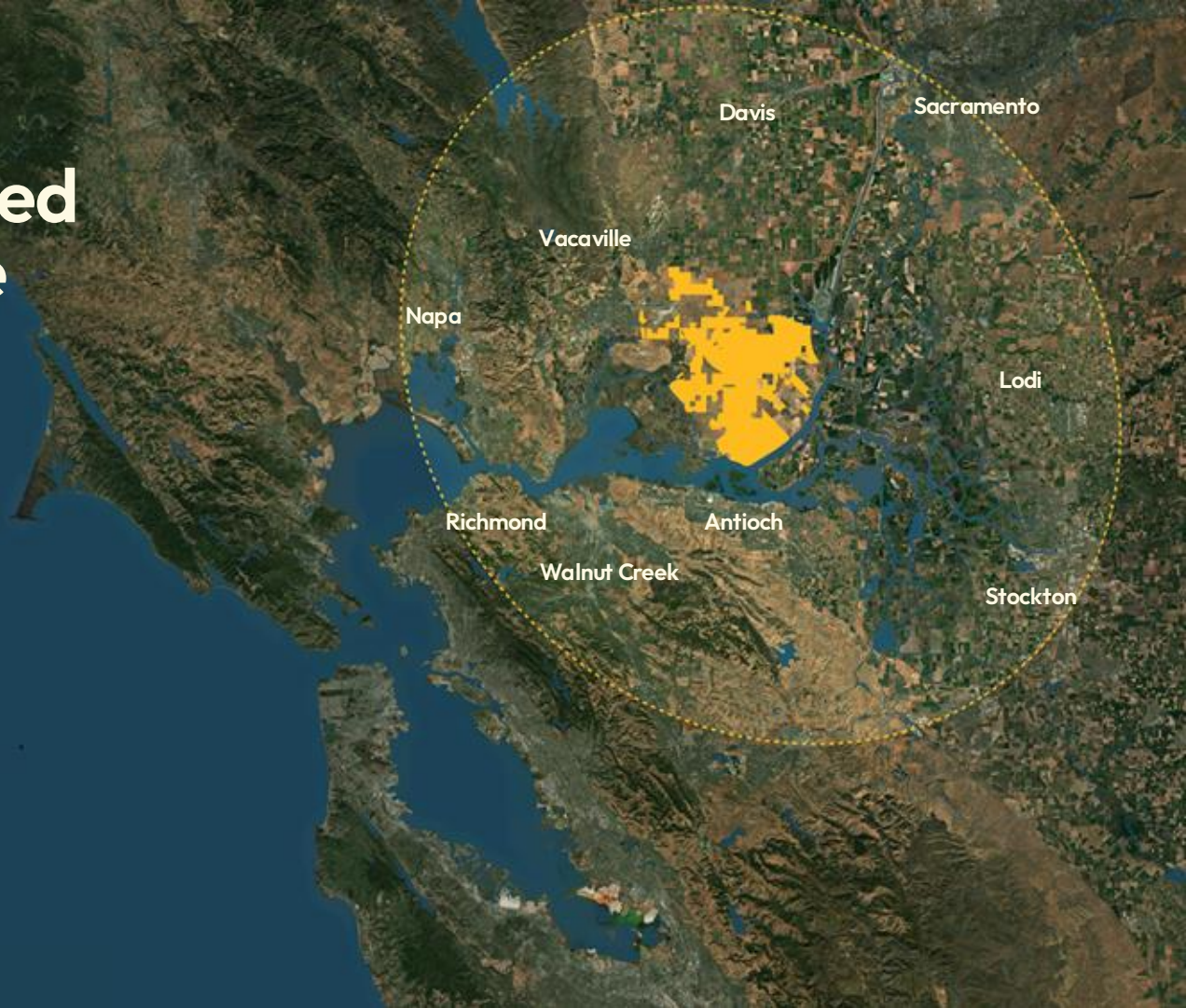
Google

Apple

Nvidia

Surrounded by California's skilled labor workforce

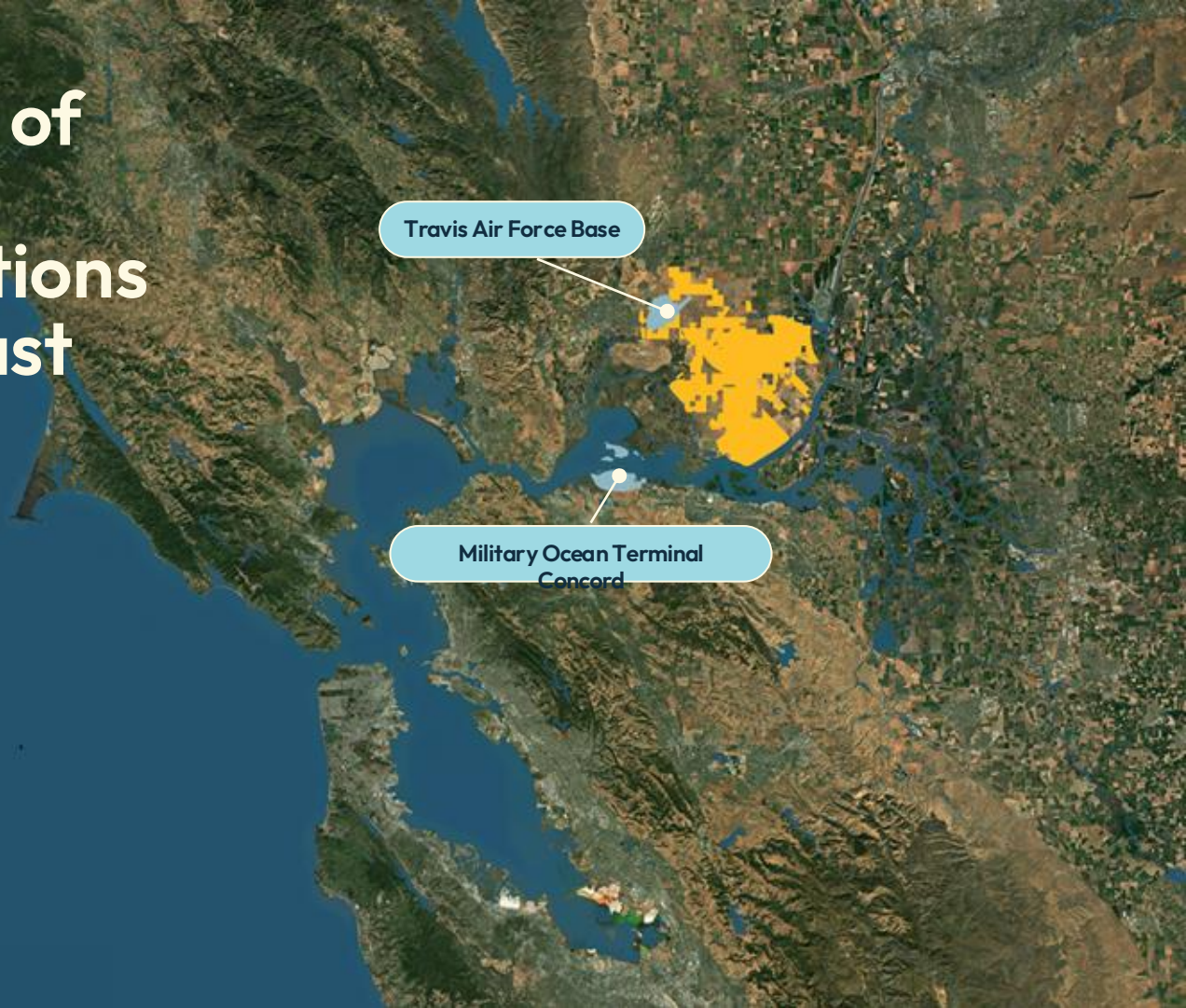
365,000 people working in
manufacturing, skilled trades, and
logistics live here



Adjacent to two of
the most critical
military installations
on the West Coast

Travis Air Force Base

Military Ocean Terminal
Concord



Near community colleges, top universities, and national labs

Category	No.	Students
Community colleges	12	180,000
Universities	12	100,000
National labs	3	15,000



Surrounded by
California's largest
manufacturing
employers

Bosch

Intel

L3 Harris Technologies

Tesla Factory

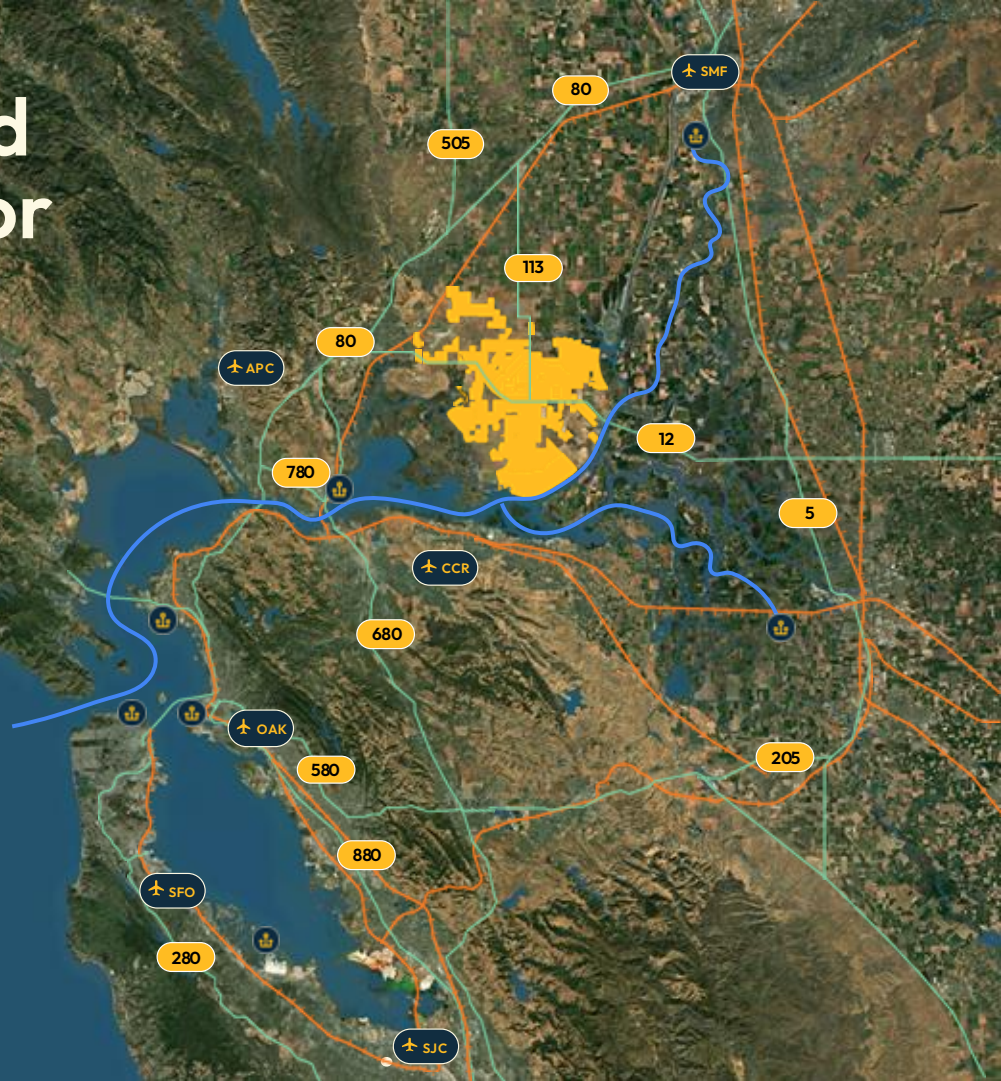
LAM Research Group

Northrop Grumman

Lockheed Martin

With direct highway and rail connectivity to major transport hubs

- Highway
- Railway
- Deep Water Ship Channel





Solano Foundry

40 million sq ft of advanced manufacturing space on 2,100 acres



Solano Living

170,000 new homes in walkable neighborhoods

Owned land

Solano Shipyard

7,500 acres along 6.5-mile waterfront on a federal deep water ship channel

-  Land owned by CF
-  Land under ROFRs

Key features

A satellite-style map of the San Francisco Bay Area. The map shows the bay, surrounding mountains, and urban areas. A specific region in the East Bay, near the city of Fremont, is highlighted in a bright yellow color. The background of the slide is a dark blue gradient.

- ✓ 110 square miles of land
- ✓ Close to San Francisco/Silicon Valley
- ✓ Massive skilled workforce
- ✓ Near leading training and research institutions
- ✓ Near key military bases and major employers
- ✓ Access to air, sea, and rail
- ✓ With quality of life to retain and attract workforce

A once in a generation economic opportunity

\$215 billion

private investment over 40 years

530,000

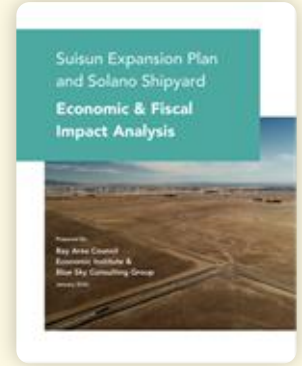
well-paid jobs

170,000

new homes

\$16+ billion

annual tax revenues



Bay Area Council Economic Impact Report, 11/2025

Foundry + Living Timeline

Oct 2025

Nov 2025

Mid 2026

Early 2027

2027

2028

Break ground

Plans submitted and
deemed complete
by Suisun City

Suisun officially
starts CEQA
Process

Suisun publishes
Draft
Environmental
Impact Report

Final Environmental
Impact Report,
Suisun City approval
hearings

Approval by Local
Agency Formation
Commission



Solano Foundry

The largest advanced manufacturing park in America

California
FOREVER

America is re-industrializing

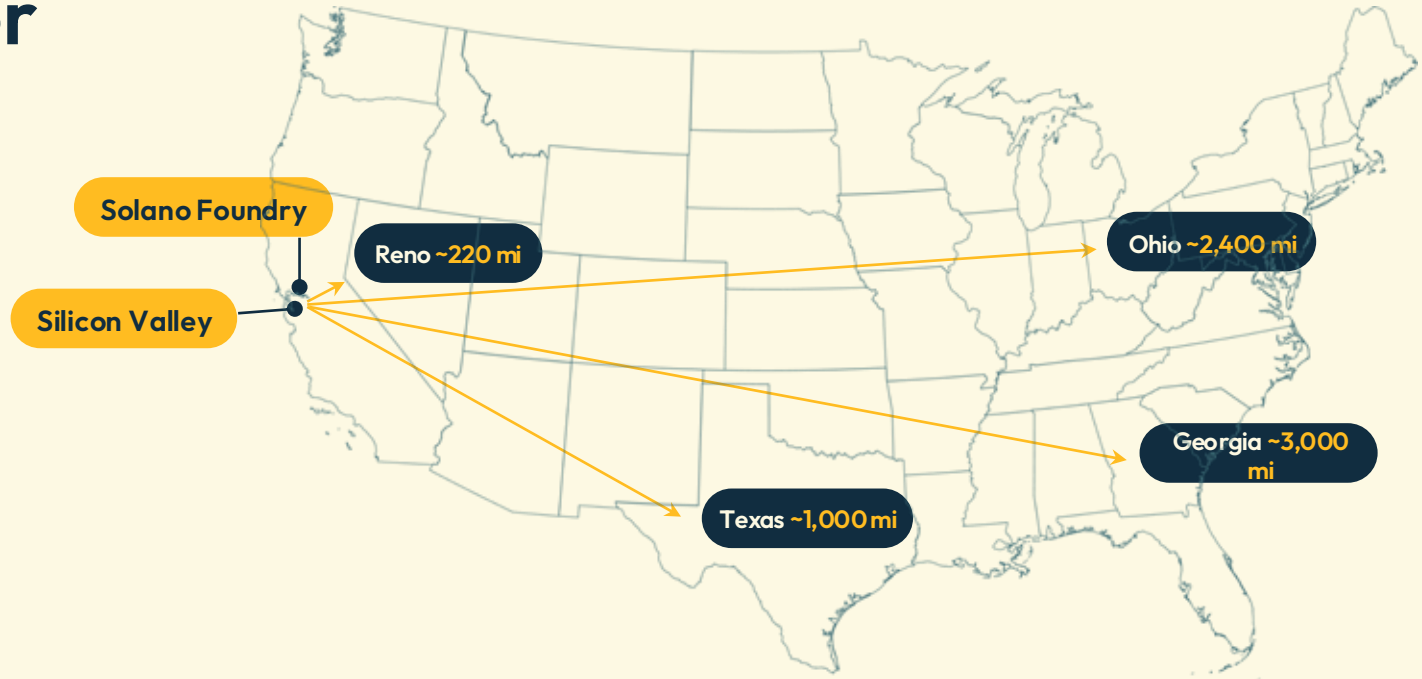
Our technology sector is re-focusing on what Silicon Valley used to do back in the 1980s — making physical stuff



Once in a century innovations are being developed, many originating in Silicon Valley



Solano Foundry brings R&D and manufacturing closer together

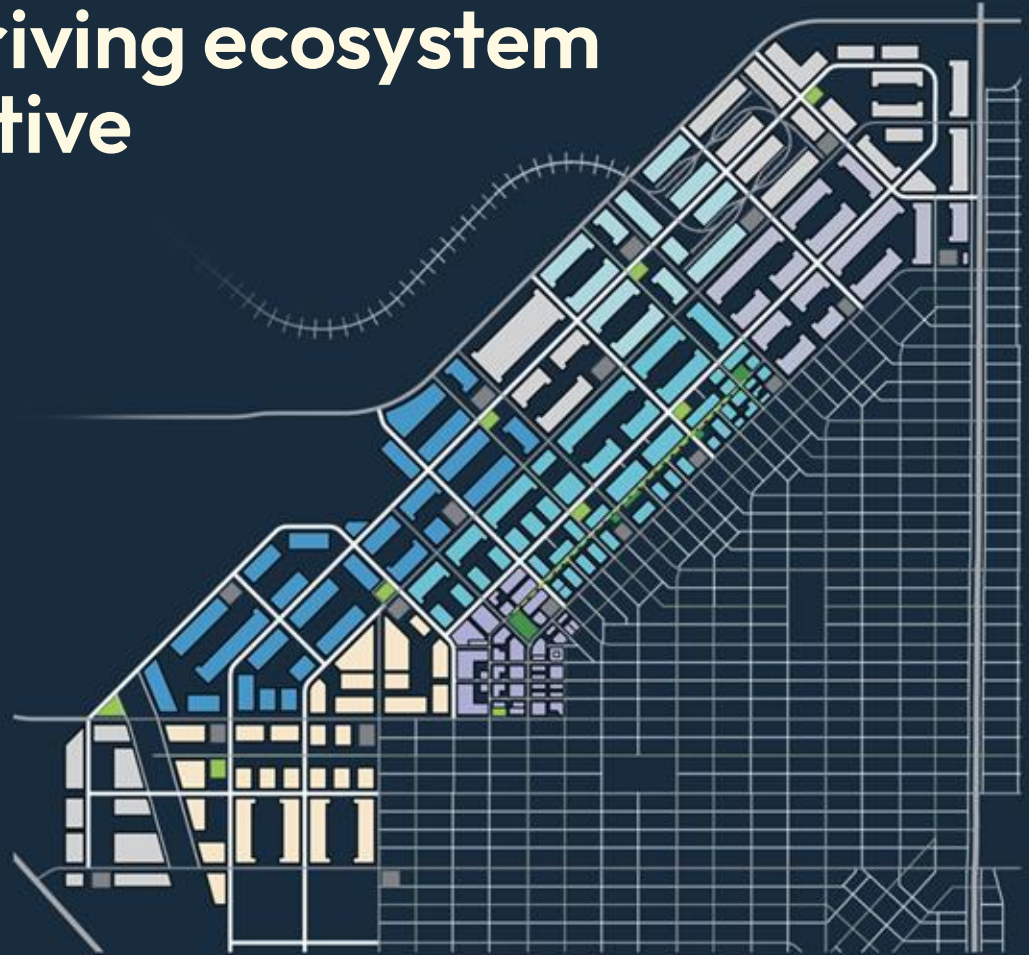


We are building the largest
manufacturing park in America



...and creating a thriving ecosystem for the most innovative industries

- Robotics / AI HW
- Built environment
- Advanced transportation
- Energy
- Aerospace and defense
- Innovation hub
- Logistics



Short commute and transportation times...



...designed to support a full range of commuting options

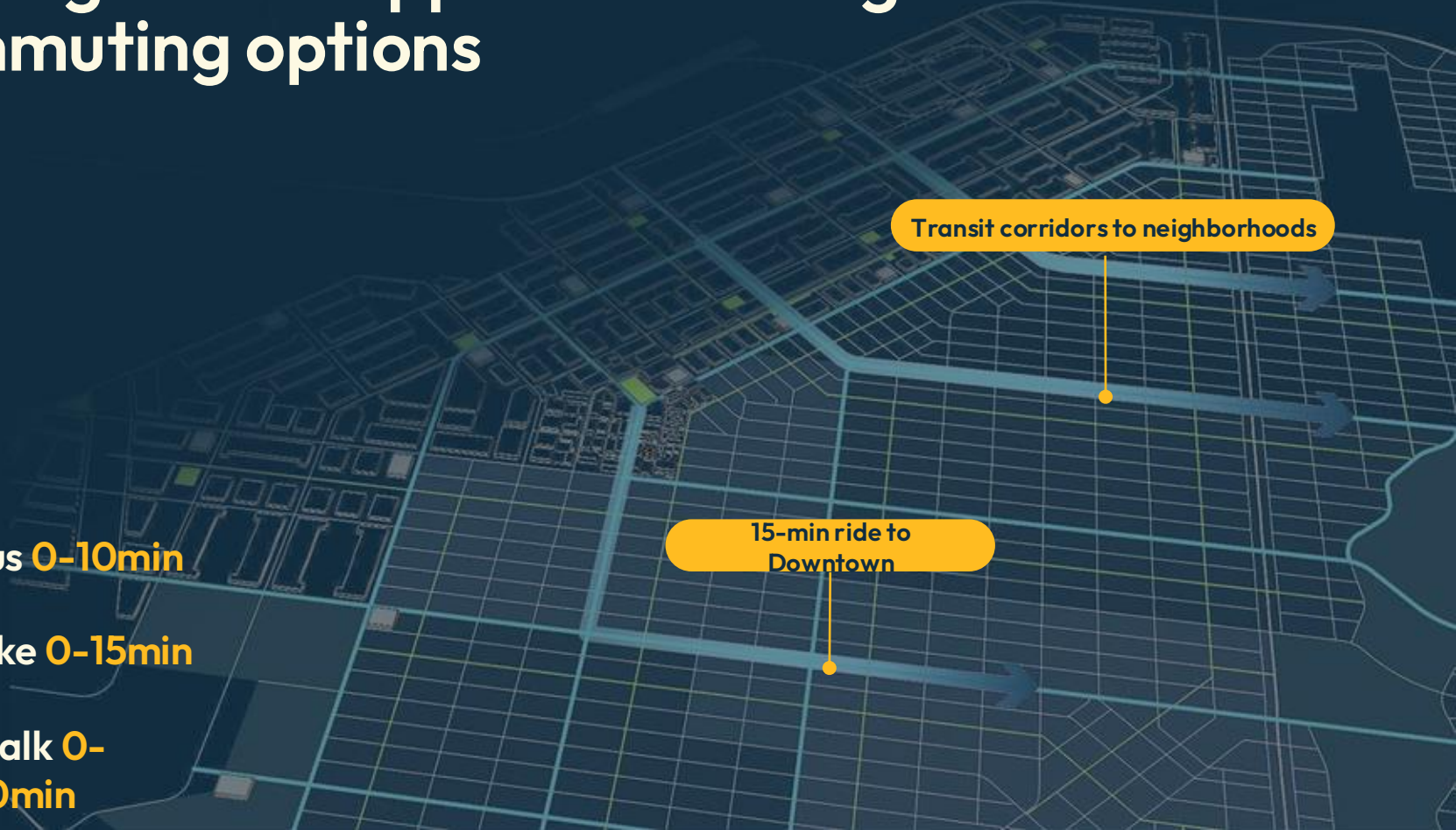
 **Bus 0-10min**

 **Bike 0-15min**

 **Walk 0-40min**

Transit corridors to neighborhoods

15-min ride to
Downtown



An innovation ecosystem to foster connection...

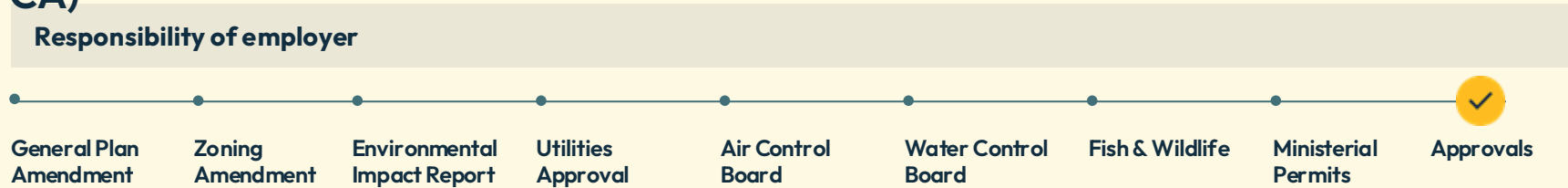


...bringing together entrepreneurs, capital, and education

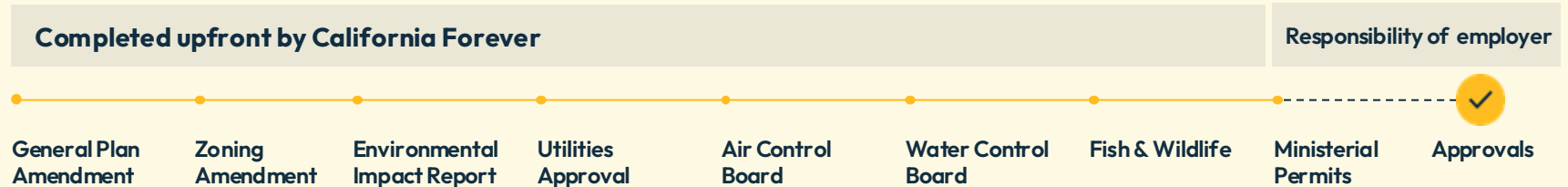


We're doing the entitlements and permits upfront, so you can go fast

Typical land use entitlement steps (up to 6 years in CA)



Solano Foundry entitlement steps (90 days)



Solano Foundry – key features



Part of the world's largest tech ecosystem



Designed for most innovative industries



Connected to all of Northern California



Pre-approvals / fast permitting

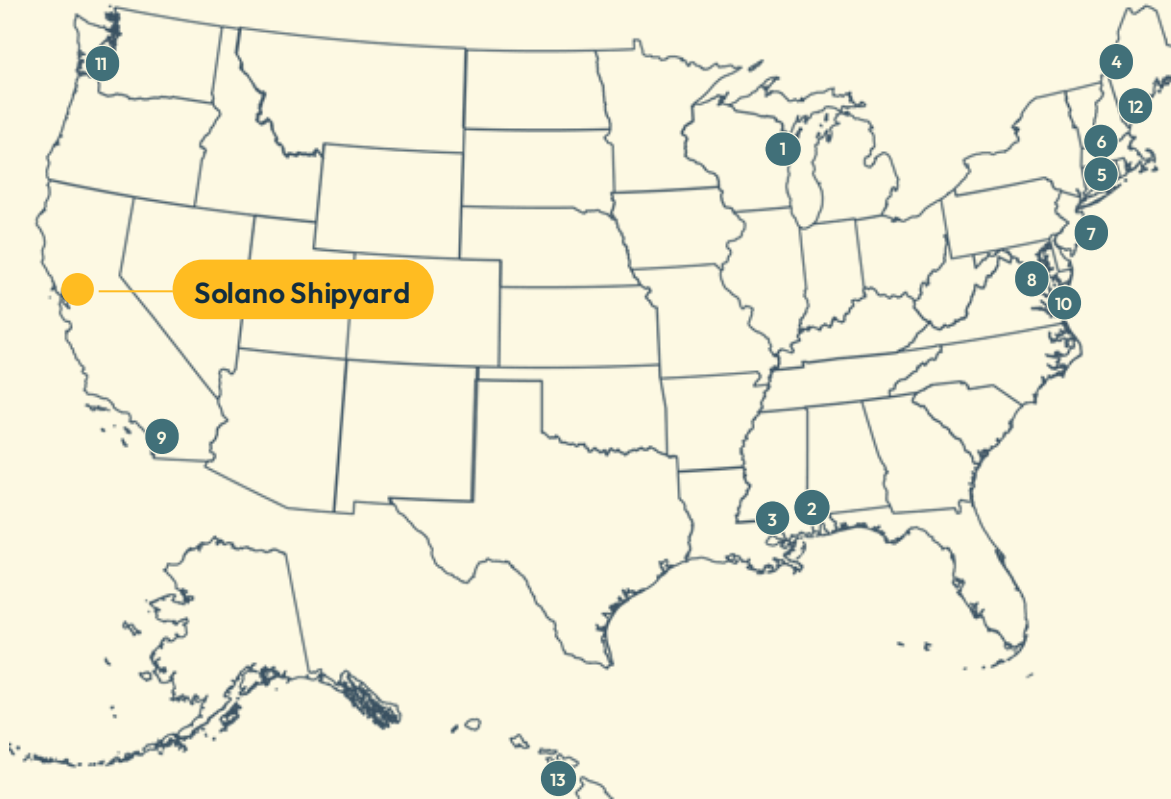


Solano Shipyard

Rebuilding America's maritime strength

California
FOREVER

America needs a West Coast shipyard



US Private Shipyards

- 1 Fincantieri Marinette Marine, Marinette, WI
- 2 Austal USA, Mobile, AL
- 3 Ingalls Shipbuilding, Pascagoula, MS
- 4 Bath Iron Works, Bath, Maine
- 5 General Dynamics Electric Boat, Groton, CT
- 6 General Dynamics Electric Boat, Quonset Point, RI
- 7 Philly Shipyard, Philadelphia, PA
- 8 Huntington Ingalls Industries, Newport News, VA
- 9 NASSCO, San Diego

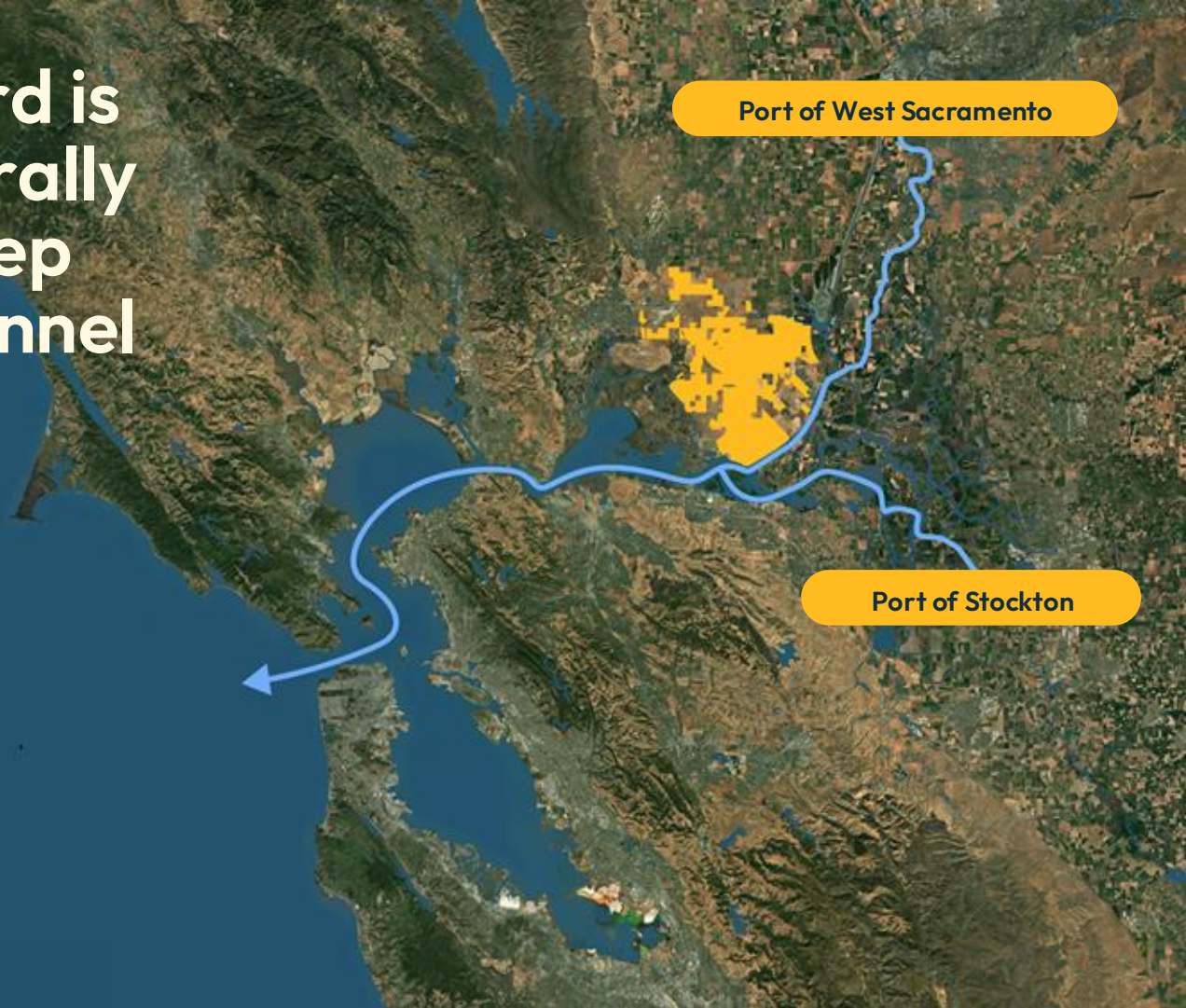
US Naval Shipyards

- 10 Norfolk Naval Shipyard, Norfolk, VA
- 11 Puget Sound Naval Shipyard, Bremerton, WA
- 12 Portsmouth Naval Shipyard, Kittery, Maine
- 13 Pearl Harbor Naval Shipyard, Pearl Harbor, HI

Solano Shipyard is located a federally maintained deep water ship channel



Handymax, Supramax, and Panamax ships already use the channel in front of the site to reach the Port of Sacramento, 40+ miles upriver. Ships up to 680' LOA, 44' draft, and 105' beam have called here.



Port of West Sacramento

Port of Stockton

Long recognized as the largest maritime industrial site on the West Coast

COLLINSVILLE MONTEZUMA HILLS AREA
DEVELOPMENT STUDY

May 24, 1989

Prepared for:
Solano County Department
of Environmental Management

West Coast Setting


Supply of Water Dependent Industrial Land

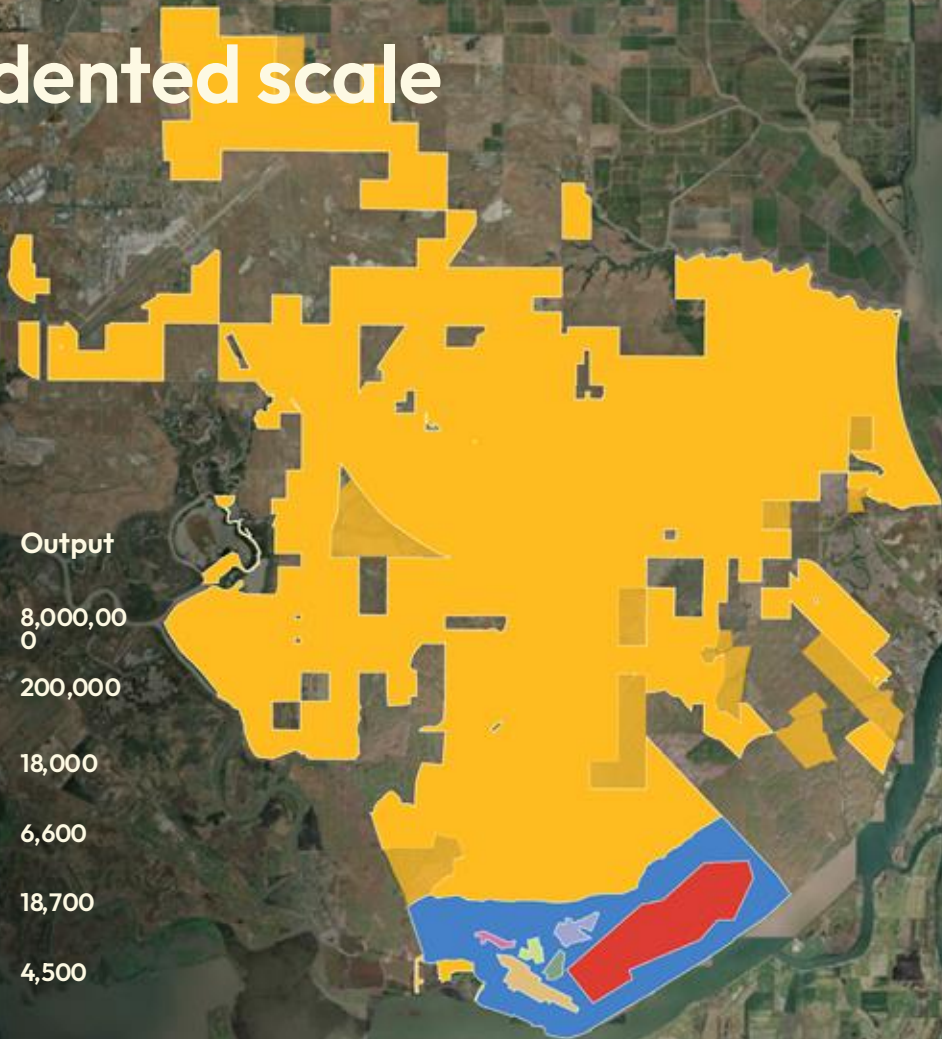
Site	Acres
1 Grays Harbor, WA	175
2 Portland, OR	600
3 Eureka, CA	100-200
4 Solano, CA	7,000+
5 Wilmington, CA	173



Unprecedented scale



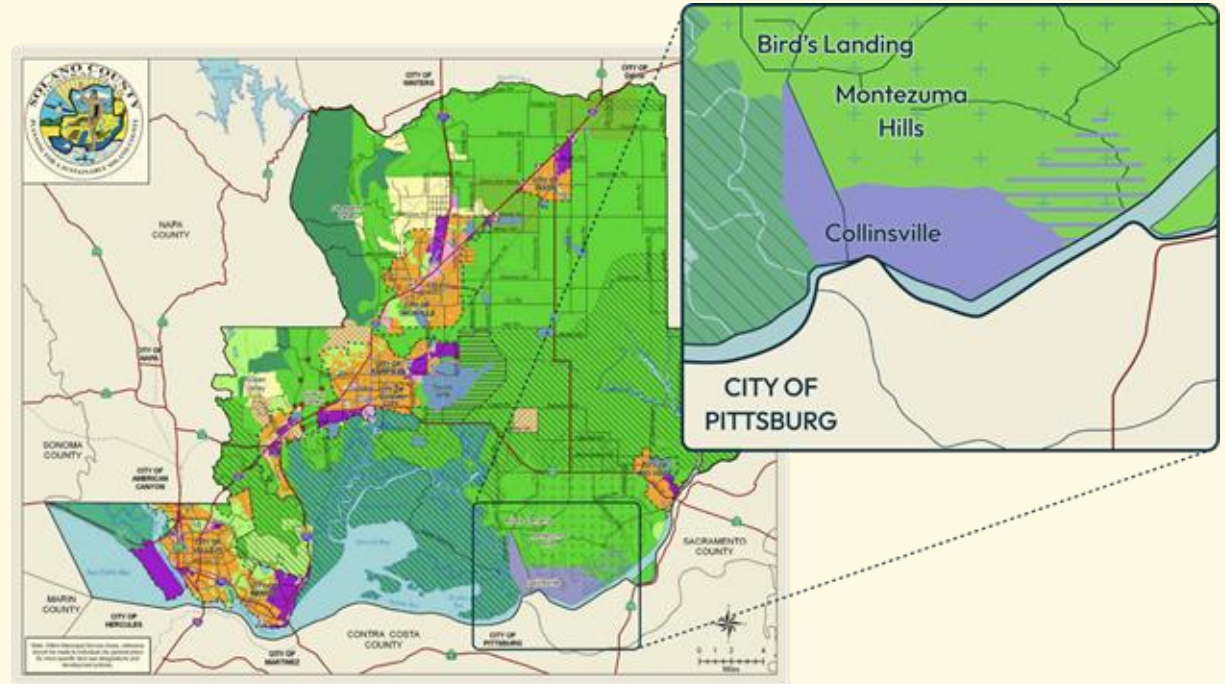
Shipyard	Acres	Output
 Changxing Island	3,200	8,000,000
 Newport News	550	200,000
 Austal	170	18,000
 Electric Boat RI	106	6,600
 Electric Boat CT	85	18,700
 Fincantieri Marinette	55	4,500



The entire 7,500 acres was designated for maritime industrial use

Industrial Designations

- General Industrial
- Limited Industrial
- Water Dependent Industrial
- Urban Industrial
- Water Dependent Industrial - Reserve



Validated as an ideal site by the Navy's geoenvironmental firm

Based upon our initial feasibility study, it is our opinion from a geotechnical and hazardous materials perspective that the proposed study area is suitable to accommodate a number of separate shipyards, subject to suitable engineering and construction practices. Site-specific geotechnical and environmental studies, among others, should be performed as conceptual planning progresses.

Furthermore, the site offers superior support for ship-building infrastructure and expansion of the United States' maritime industrial base, compared to potential alternatives along the West Coast due to its proximity to the Pacific Ocean with harbor/bay protection, accessibility to a local workforce, and the ownership of a minimum of 1,000 acres of non-wetland waterfront property by a single entity.

If you have any questions or comments regarding this report, please call and we will be glad to discuss them with you.

Sincerely,

ENGEO Incorporated



Jeanine T. Ruffoni, PE, GE

jtr/ue/dt



Uri Eliahu, PE, GE



Solano Shipyard – key features



The largest shipbuilding site in the world



On the Pacific Coast



On a deepwater ship channel



Feasibility confirmed by multiple studies



Solano Living

America's first new walkable city to be built in a century

California
FOREVER

We are building 170,000+ new homes



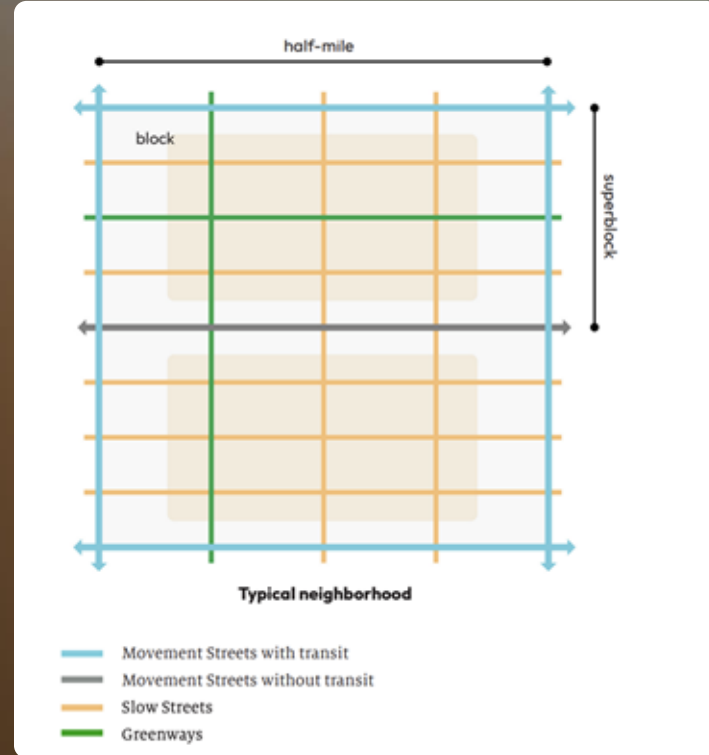
With an emphasis on walkability, fun, and affordability



Combining the best of San Francisco, Barcelona, and Amsterdam



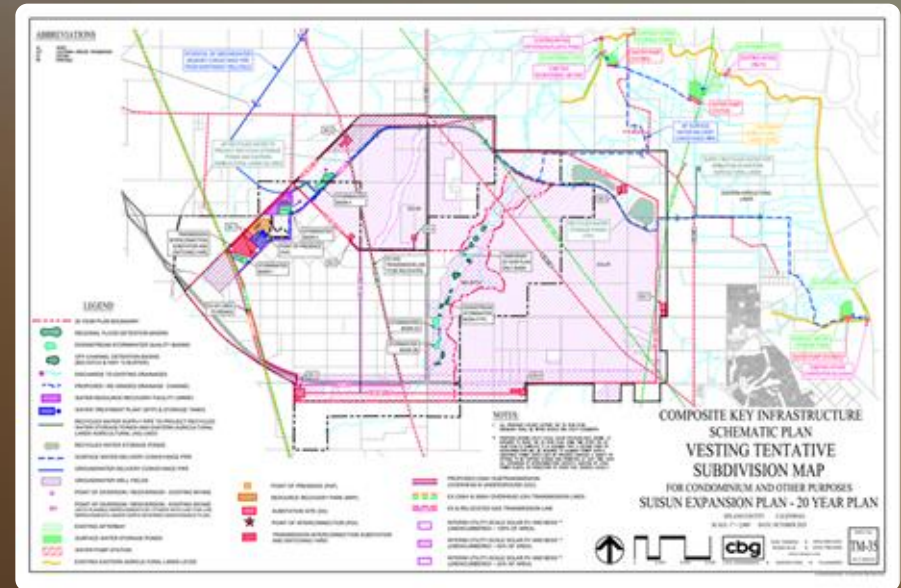
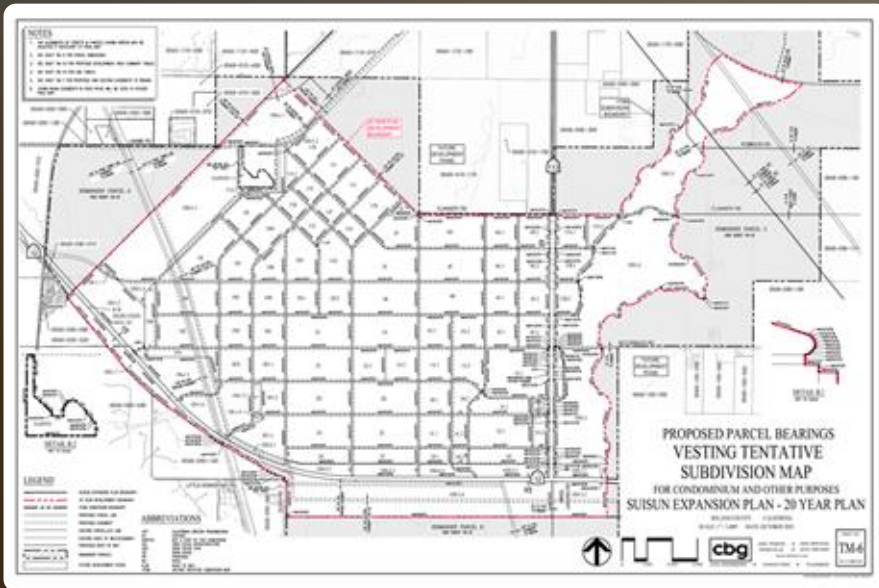
A city of intimate neighborhoods built around local shopping streets and schools



Most greenways and open space of any city in America



Urban planning, transportation, and infrastructure plans finished & ready to build



An aerial photograph of a vast, arid landscape in California. The ground is a mix of brown and tan, with some sparse vegetation. In the foreground, a multi-lane road runs diagonally from the bottom left towards the center. A small white car is visible on the road. In the middle ground, there are several small clusters of trees and some buildings. In the background, a large wind farm with many white turbines is visible, stretching across the horizon. The sky is a clear, bright blue with some light, wispy clouds. The overall scene conveys a sense of a dry, open, and modern landscape.

California

FOREVER