



228 1ST STREET, MARYSVILLE, CA

KIM WING BUILDING

RENOVATION FACT SHEET

In 2017, The Kim Wing Building was purchased at auction from Yuba County. The County had foreclosed on the property due to unpaid property taxes. It had not been inhabited since the mid-1970s.

In 2017/2018, the building underwent a major code compliance upgrade to turn it into a state-of-the-art food processing facility. The scope of that renovation included:

1) STRUCTURAL ELEMENTS:

- a. Exposed all structural elements for inspection; replaced all joists showing signs of dry rot.
- b. Strengthened visible cracks in brick walls by embedding stainless steel helical stitching ties.
- c. Performed full Seismic Retrofit, including parapet bracing, seismic bolts, installation of shear walls with foundations.

2) ARCHITECTURAL ELEMENTS

- a. Replaced all doors and windows with double pane.
- b. Added ADA-compliant ½ bath on the first floor and ¾ bath on the second floor.
- c. Added full kitchen.
- d. Added laundry closet with full size washer/dryer.

3) ROOF

- a. Installed a spray-applied foam roof over the existing metal roof

4) NEW UTILITIES

- a. Installed new electrical, water, natural gas, and waste lines from the meter.
- b. Installed new sewer lateral to sewer main.
- c. Installed new water heater.
- d. Installed new backflow preventer.
- e. Installed new central vacuum.

5) HEATING & AIR CONDITIONING

- a. Removed all insulation and replaced with new.
- b. Installed new mini split HVAC system consisting of six heads and two roof-mounted compressors.

6) HARDSCAPE

- a. Added 200 square-foot deck and patio; replaced front sidewalk.
- b. Purchased additional adjoining 200 square-foot lot in rear.