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# The Modesto Bee



## Stanislaus State considers new campus in Tracy

BY JULIETTA BISHARYAN  
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Stanislaus State University is considering a new academic site in Tracy to broaden student

opportunities, strengthen workforce development and build public-private partnerships, according to a press release.

The project is still in the exploratory phase and would be part of the 1,500-acre Pacific

Gateway development near Interstate 580 and Highway 132. Stanislaus State is working with Ridgeline Property Group, a private commercial real estate developer and investor, on the proposal. If built, the Tracy site

would become the university's third location, alongside Turlock and its Stockton satellite campus.

"Rooted in the heart of the Central Valley, this opportunity to extend the promise of educa-

tion at Pacific Gateway offers a visionary pathway to strengthen our regional impact and enhance access to higher education," said Stanislaus State President Britt Rios-Ellis. "Establishing an academic site in the Tracy area within this dynamic hub reflects our mission to uplift communities through affordable, high-quality academic offerings that are responsive to local needs."

San Joaquin County Supervisor Robert Rickman called it "a pivotal moment" for the

**SEE CAMPUS, 4A**



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A Vallarta Supermarkets store is pictured in Century Center in Modesto on Tuesday.

## Vallarta Supermarkets opens second Modesto location

BY DOMINIQUE WILLIAMS  
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After 13 years, the former Raley's grocery store site in Modesto's Century Center has been filled.

Vallarta Supermarkets opened its second Modesto location Wednesday. The other store opened in the long-empty Save Mart anchor unit on Peelandale Avenue in February.

The grand opening at 2401 E Orangeburg Ave., Suite 250, debuted a "brand new style of

store with a modern design rooted in Mexican and Latin food culture," the company said in a statement. It blends the "vibrant, culinary spirit of Mexico City with the relaxed, coastal charm of Puerto Vallarta."

Open views "invite guests to watch everything from masa made in traditional nixtamal tanks to custom cake decorating and fresh ceviche preparation," the statement said.

There are more than 10 specialty departments, according to the company, including:

**Guacamole station** — customizable, freshly made guacamole and pico de gallo

**Sushi** — sushi rolls made daily, with multiple options to choose from

**La Isla** — freshly pressed fruit and vegetable juices, as well as Vallarta's signature aguas frescas in a variety of flavors

**La Fruteria** — fruit bowls topped with Tajin, chamoy, lime juice and salt

**Cremeria** — Vallarta's version of a traditional deli, offering a selection of house-

made cremas and Latin American cheeses

**Panaderia** — a variety of Latin American baked goods, as well as hand-decorated cakes and sweets made fresh daily

**Carniceria** — a variety of American meat cuts and premium cuts not commonly carried at other supermarkets

**Tortilleria** — corn and flour tortillas made fresh in-house with high-quality corn, soaked and boiled for 24 hours,

**SEE SUPERMARKETS, 5A**

## Riverbank approves 27 small houses along Claus

BY JOHN HOLLAND  
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A Riverbank developer hopes to keep the prices under \$400,000 for 27 small houses that won City Council approval Tuesday night.

Councilmembers voted 4-0 for the project on 1.9 vacant acres at the southwest corner of Claus Road and Stanislaus Street.

The houses will be more like apartments in size, at 780 to 929 square feet. They will be sold to people who can get by with just two bedrooms, a tiny yard and no garage.

"It looks great," Mayor Rachel Hernandez said just before the vote. "I think we need that variety of housing."

Councilmembers Stacy Call, John Pimentel and Luis Uribe also favored the project. Member Cindy Fosi was absent.

The applicant, Gary Lev, said afterward that he hopes to price the homes in "the mid to high \$300,000s." Construction could start in early 2026 and take about a year.

The median sale price was \$495,000 in Stanislaus County as of June, according to the California Association of Realtors. Most of Riverbank's recent new houses have been above the median, mainly in the Crossroads West area.

The small houses along Claus will come from a developer who has mostly built custom luxury homes. Lev Designs is based in Roseville and does business around the state. Lev's team displayed sketches of Riverbank homes that will be considerably smaller.

"Those renderings are his vision of something that is unique," said Rick Mummert, president of Benchmark Engineering in Modesto.

**SEE HOUSES, 5A**

## Trucking school shuts down; students can transfer

BY JOHN HOLLAND  
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A trucking school in Modesto has shut down due to rising costs but is arranging for students to transfer to other programs.

Truck Nation School operated on Yosemite Boulevard at San Juan Drive. A notice posted at the site said it would help

students transfer to its sister campus in Fresno or to the CTDS Truck Driving School in Modesto.

The closure is not related to the recent federal freeze on student visas for trucking schools, the company said by email Tuesday. That followed a fatal Florida crash involving a driver for a Ceres-based trucking company.

Some Truck Nation School

students complained on Facebook that they could not get details about the closure. One of them, Bayward Boykin, said he paid \$2,500 upfront for classes that began a few weeks ago.

"Some just paid within the last week," he said. "This isn't right and I won't stop fighting until the right thing is done."

The school acknowledged this in its email. "We understand

this has caused frustration and uncertainty, and we sincerely apologize for the disruption."

Truck Nation School, founded in 2002, teaches how to maneuver tractor-trailers and similar rigs. It helps students get the licenses needed for these in-demand jobs around the country.

Truck Nation School's other campus is on East North Avenue in Fresno. It is in the process of being sold to another owner that will accept Modesto students.

The other option offered, CTDS, is on South Ninth

**SEE SCHOOL, 4A**



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