



Agenda

City Council Regular Meeting and Joint City Council / Folsom Redevelopment Successor Agency / Folsom Public Financing Authority / Folsom Ranch Financing Authority / South of 50 Parking Authority Meeting

Folsom City Hall | City Council Chambers, First Floor

50 Natoma Street, Folsom, CA 95630

March 26, 2024, 6:30 PM

Welcome to Your City Council Meeting

We welcome your interest and involvement in the city’s legislative process. This agenda includes information about topics coming before the City Council and the action recommended by city staff. You can read about each topic in the staff reports, which are available on the city website and in the Office of the City Clerk. The City Clerk is also available to answer any questions you have about City Council meeting procedures.

Participation

If you would like to provide comments to the City Council, please:




- Fill out a blue speaker request form, located at the back table.
- Submit the form to the City Clerk before the item begins.
- When it’s your turn, the City Clerk will call your name and invite you to the podium.
- Speakers generally have three minutes, unless the presiding officer (usually the mayor) changes that time.

Reasonable Accommodations

In compliance with the Americans with Disabilities Act, if you are a person with a disability and you need a disability-related modification or accommodation to participate in this meeting, please contact the City Clerk’s Office at (916) 461-6035, (916) 355-7328 (fax) or CityClerkDept@folsom.ca.us. Requests must be made as early as possible and at least two full business days before the start of the meeting.

How to Watch

The City of Folsom provides three ways to watch a City Council meeting:

In Person	Online	On TV
		
City Council meetings take place at City Hall, 50 Natoma Street	Watch the livestream and replay past meetings on the city website, www.folsom.ca.us	Watch live and replays of meetings on Sac Metro Cable TV, Channel 14

More information about City Council meetings is available at the end of this agenda



**City Council Regular Meeting and Joint City Council / Folsom Redevelopment
Successor Agency / Folsom Public Financing Authority / Folsom Ranch Financing
Authority / South of 50 Parking Authority Meeting**
Folsom City Hall | City Council Chambers, First Floor
50 Natoma Street, Folsom, CA 95630
www.folsom.ca.us

Tuesday, March 26, 2024 6:30 PM

Mike Kozlowski, Mayor

Sarah Aquino, Vice Mayor
Rosario Rodriguez, Councilmember

YK Chalamcherla, Councilmember
Anna Rohrbough, Councilmember

AGENDA

NOTE:

Councilmember Anna Rohrbough will be participating in this meeting via teleconference from the following location:

Portola Hotel & Spa at Monterey Bay, Room #363
Two Portola Plaza
Monterey, CA 93940

Pursuant to Section 54953 et al. of the California Government Code, members of the public shall be provided an opportunity to directly address the legislative body at the teleconference location.

CALL TO ORDER

ROLL CALL:

Councilmembers: Rohrbough, Aquino, Chalamcherla, Rodriguez, Kozlowski

The City Council has adopted a policy that no new item will begin after 10:30 p.m. Therefore, if you are here for an item that has not been heard by 10:30 p.m., you may leave, as the item will be continued to a future Council meeting.

PLEDGE OF ALLEGIANCE

AGENDA UPDATE

SCHEDULED PRESENTATIONS:

- 1. A Presentation on the City of Folsom’s Procurement of Professional Services

BUSINESS FROM THE FLOOR:

Members of the public are entitled to address the City Council concerning any item within the Folsom City Council's subject matter jurisdiction. Public comments are generally limited to no more than three minutes. Except for certain specific exceptions, the City Council is prohibited from discussing or taking action on any item not appearing on the posted agenda.

CONSENT CALENDAR:

Items appearing on the Consent Calendar are considered routine and may be approved by one motion. Councilmembers may pull an item for discussion.

- 2. 2023 General Plan (and Housing Element) Annual Progress Report
- 3. Appointment of At-Large Member to the Folsom Landscaping and Lighting District Advisory Committee to Represent the Los Cerros District
- 4. Resolution No. 11178 – A Resolution Authorizing the City Manager to Execute a Design and Consulting Services Contract with Kimley-Horn and Associates, Inc. for the 2024 Local Roads Safety Plan
- 5. Resolution No. 11179 - A Resolution Authorizing the City Manager to Execute an Agreement with Mozingo Construction, Inc. for the Construction of the Easton Valley Parkway Sewer Lift Station Miscellaneous Repairs Project and Appropriation of Funds
- 6. Resolution No. 11180 – A Resolution Authorizing the City Manager to Execute an Agreement with Folsom Lake Ford for the Purchase of a F550 Cab and Chassis with Aftermarket Installation of a Utility Bed and Crane and Appropriation of Funds
- 7. Resolution No. 11181- A Resolution Authorizing the City Manager to Install a Monument and Plaque at the Cohn-Fait Mansion at 305 Scott Street

NEW BUSINESS:

- 8. Analysis of Potential Site Impacts Associated with Locating a Homeless Services Trailer on the Wye Property and Direction to Staff

CONVENE JOINT MEETING

JOINT CITY COUNCIL AGENDA

ROLL CALL: Council / Boardmembers: Rohrbough, Aquino, Chalamcherla, Rodriguez,

Kozlowski

CONSENT CALENDAR:

- 9. Receive and File the City of Folsom, the Folsom Redevelopment Successor Agency, the Folsom Public Financing Authority, the Folsom Ranch Financing Authority, and the South of 50 Parking Authority Monthly Investment Reports for the Month of December 2023

ADJOURNMENT

RECONVENE CITY COUNCIL MEETING

COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

CITY MANAGER REPORTS

COUNCIL COMMENTS

ADJOURNMENT

NOTICE: *Members of the public are entitled to directly address the City Council concerning any item that is described in the notice of this meeting, before or during consideration of that item. If you wish to address Council on an issue, which is on this agenda, please complete a blue speaker request card, and deliver it to a staff member at the table on the left side of the Council Chambers prior to discussion of the item. When your name is called, stand to be recognized by the Mayor and then proceed to the podium. If you wish to address the City Council on any other item of interest to the public, when the Mayor asks if there is any "Business from the Floor," follow the same procedure described above. Please limit your comments to three minutes or less.*

NOTICE REGARDING CHALLENGES TO DECISIONS: *Pursuant to all applicable laws and regulations, including without limitation, California Government Code Section 65009 and or California Public Resources Code Section 21177, if you wish to challenge in court any of the above decisions (regarding planning, zoning and/or environmental decisions), you may be limited to raising only those issues you or someone else raised at the public hearing(s) described in this notice/agenda, or in written correspondence delivered to the City at, or prior to, the public hearing.*

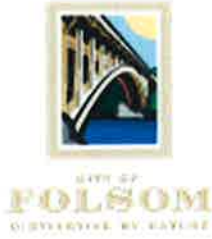
As presiding officer, the Mayor has the authority to preserve order at all City Council meetings, to remove or cause the removal of any person from any such meeting for disorderly conduct, or for making personal, impertinent, or slanderous remarks, using profanity, or becoming boisterous, threatening or personally abusive while addressing said Council, and to enforce the rules of the Council.

PERSONS INTERESTED IN PROPOSING AN ITEM FOR THE CITY COUNCIL AGENDA SHOULD CONTACT A MEMBER OF THE CITY COUNCIL.

The meeting of the Folsom City Council is being telecast on Metro Cable TV, Channel 14, the Government Affairs Channel, and will be shown in its entirety on the Friday and Saturday following the meeting, both at 9 a.m. The City does not control scheduling of this telecast and persons interested in watching the televised meeting should confirm this schedule with Metro Cable TV, Channel 14. The City of Folsom provides live and archived webcasts of regular City Council meetings. The webcasts can be found on the online services page of the City's website www.folsom.ca.us.

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Any documents produced by the City and distributed to the City Council regarding any item on this agenda will be made available at the City Clerk's Counter at City Hall located at 50 Natoma Street, Folsom, California and at the Folsom Public Library located at 411 Stafford Street, Folsom, California during normal business hours.



Folsom City Council Staff Report



MEETING DATE:	3/26/2024
AGENDA SECTION:	Scheduled Presentations
SUBJECT:	A Presentation on the City of Folsom’s Procurement of Professional Services
FROM:	Environmental and Water Resources Department

BACKGROUND / ISSUE

Environmental and Water Resources Director, Marcus Yasutake, will present information related to the City of Folsom’s procurement of professional services. This discussion will include state and federal requirements, the issuance of a Request for Proposals, scoring and ranking of proposals, and outreach to companies that can provide the services.

Submitted,

Marcus Yasutake, Director
ENVIRONMENTAL AND WATER RESOURCES DEPARTMENT

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to facilitate double-sided printing
and minimize paper use.*



CITY OF
FOLSOM
DISTINCTIVE BY NATURE



Folsom City Council Staff Report

MEETING DATE:	3/26/2024
AGENDA SECTION:	Consent Calendar
SUBJECT:	2023 General Plan (and Housing Element) Annual Progress Report
FROM:	Community Development Department

RECOMMENDATION / CITY COUNCIL ACTION

Staff respectfully requests that the City Council receive and accept the 2023 General Plan Annual Progress Report and Housing Element Annual Progress Report. Upon acceptance, staff will forward copies to the Governor’s Office of Planning and Research and Department of Housing and Community Development accordingly.

BACKGROUND / ISSUE

The purpose of this General Plan Annual Progress Report (APR) is to update the City Council on the status of implementing programs contained within the City’s 2035 Folsom General Plan, including the 2021-2029 Housing Element.

State law requires all counties and general law cities to submit an annual report on the status of the jurisdiction’s General Plan as it pertains to all general plan elements to the Governor’s Office of Planning and Research (OPR).

Additionally, State law (California Government Code §65400) requires all cities and all counties to submit a Housing Element Annual Progress Report (APR) to the Department of Housing and Community Development (HCD) and OPR to report progress that the jurisdiction has made toward implementing the Housing Element of their General Plan.

Prior to submittal to the State, the annual report must be presented to the City Council for review and acceptance. The 2023 General Plan APR (Attachment 1) includes a summary of General Plan Amendments processed and actions or activities relating to implementation of each of the City’s General Plan Elements. The Housing Element portion of the report consists of several standardized State-produced tables that quantify the number of dwelling units

entitled and constructed during the reporting period and the status of Housing Element programs.

POLICY / RULE

Government Code Section 65400 and 65700 mandates that all cities and counties submit an annual report on the status of the General Plan and progress in its implementation to their legislative bodies, the Governor's Office of Planning and Research (OPR), and the Housing and Community Development (HCD) by April 1 of each year.

ANALYSIS

The General Plan APR assists OPR in identifying statewide trends in local land use decision making. Furthermore, the report assists the City in evaluating how the goals and policies of the general plan are being implemented through various programs, planning activities and land development projects (both public and private). While OPR provides general guidance on the preparation of APRs, local jurisdictions are encouraged to develop their General Plan APR in a manner that is useful to the specific jurisdiction.

The attached General Plan APR summarizes the City’s General Plan implementation progress for 2023. The report is not an exhaustive inventory of Folsom’s general plan implementation efforts, but rather a focused account of relevant activities of citywide significance, including land development projects requiring discretionary review, long-rang planning efforts, City capital improvement projects and other action items that specifically address implementation of the General Plan.

The Housing Element APR is attached to the General Plan APR and utilizes building permits issued as the basis for counting the City’s progress toward achieving our share of the identified Regional Housing Needs Assessment (RHNA). In addition, the Housing Element APR describes the City’s accomplishments toward achieving our housing goals and includes a status report on implementation of the City’s housing related policies, ordinances, and programs to facilitate efforts to remove constraints to the production of affordable housing.

ATTACHMENT

- 1. 2023 General Plan Annual Progress Report

Submitted,



Pam Johns, Community Development Director



FOLSOM
GENERAL PLAN
— 2035 —



2023 General Plan Annual Progress Report
City of Folsom
March 2024

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CHAPTER 1 – INTRODUCTION AND SUMMARY

A. Purpose of the Annual Progress Report (APR)

The primary purpose of this Annual Progress Report (APR) is to summarize the activities that took place between January 1, 2023 and December 31, 2023 to implement the City of Folsom’s 2035 General Plan. This report will be provided to the City Council for their review and acceptance. In addition, the APR will be submitted to the Governor’s Office of Planning and Research (OPR) and the Department of Housing and Community Development (HCD).

B. Background

The City of Folsom adopted a comprehensive update to the General Plan on August 28, 2018 and updated several elements (Housing, Land Use, Safety and Noise and Implementation) in 2021 as part of the 2021-2029 Housing Element Update. The Folsom 2035 General Plan is the result of over 6 years of public input from stakeholders, the community, City Commissioners, and the City Council. The updated plan replaced and reformatted the previous General Plan that was adopted in 1988 and includes key planning concepts such as developing urban centers offering an urban lifestyle in a suburban community, moving toward mixed use on the East Bidwell corridor, providing opportunities for transit-oriented development, and following retail trends to provide for new shopping and converting old retail centers to productive use. Other key planning concepts embraced in the Folsom 2035 General Plan are complete streets including all modes of transportation and a focus on healthy lifestyles

C. Purpose of the General Plan

The General Plan is the foundational land use document for the City of Folsom and includes goals, policies, and programs on a wide range of topics. Every city and county in California must have a General Plan, which is the local government’s long-term framework or “constitution” for future development. The General Plan represents the community’s view of Folsom’s future and expresses the community’s development goals. The Folsom 2035 General Plan establishes the framework for land use decisions in the City of Folsom over the next 20 plus years and includes goals, policies, and programs on a wide range of topics. All new land use and development, as well as modifications to existing use and development must be consistent with the City’s General Plan.

D. Status of Adopted Elements

The General Plan is made up of eight elements, of which seven are mandated by the State. Except for the Housing Element, all other elements of the City of Folsom General Plan were adopted as a single document on August 28, 2018. State requirements for housing elements are more detailed and specific than for the other general plan elements, and housing elements are required to be updated on a fixed schedule set by the State. The most recent City of Folsom Housing Element was adopted by the City Council on August 24, 2021 and certified by the State Department of Housing and Community Development (HCD) on October 22, 2021. The 2021 Housing Element is a comprehensive update of the 2013 Housing Element and covers an eight-year period from May 15, 2021 to May 15, 2029.

The seven State-mandated elements are: Land Use, Circulation, Housing, Conservation, Open Space, Noise, and Safety (California Government Code Section 65302). Communities may include other elements

that address issues of particular local concern, such as economic development or urban design. Communities can also organize their General Plan anyway they choose, as long as the required issue areas are addressed.

The following table shows how the elements of the Folsom 2035 General Plan are organized to meet the mandatory requirements of State law:

ELEMENTS OF THE FOLSOM 2035 GENERAL PLAN								
Folsom 2035 General Plan Elements	General Plan Elements Required by State Law							Optional Elements Allowed by State Law
	Land Use	Circulation	Housing	Conservation	Noise	Open Space	Safety	
Land Use								
Mobility								
Economic Prosperity								
Housing								
Natural and Cultural Resources								
Public Facilities and Services								
Parks and Recreation								
Safety and Noise								

Source: Folsom General Plan 2035 -Adopted August 28, 2018

CHAPTER 2 - IMPLEMENTATION OF THE GENERAL PLAN

To help ensure that appropriate actions are taken to implement the 2035 General Plan, the Plan includes a set of implementation programs. The implementation programs identify specific actions to be taken by the City to implement the General Plan policies.

A. Amendments to the General Plan

General Plan Amendments may be proposed and acted upon at any time during the year and one action may include multiple amendments. General Plan amendments are subject to environmental review, public notice and hearing requirements and must not create inconsistencies with other parts of the plan. Some of the amendments will be policy changes, while others will be changes to the General Plan Land Use Diagram.

2023 General Plan Amendments

There were no General Plan Amendments in 2023.

2022 General Plan Amendments

1. Folsom Corporate Center Apartments General Plan Amendment, Rezone and Planned Development Permit - On May 10, 2022 the City Council approved a General Plan Amendment, Rezone, and Planned Development Permit Modification for development of a 253-unit market rate apartment community on two sites (Lot 1: 7.24-acre parcel and Lot 6: 4.68-acre parcel) within the Folsom Corporate Center, which is located on the south side of Iron Point Road, slightly east of the intersection of Iron Point Road and Oak Avenue Parkway. The purpose of the General Plan Amendment was to change the two project parcels (Lot 1 and Lot 6) from IND (Industrial/Office Park) to MHD (Multi-Family High Density).

2021 General Plan Amendments

1. Alder Creek Apartments General Plan Amendment, Specific Plan Amendment, Planned Development Permit, and Minor Administrative Modification – On February 21, 2021 the City Council approved a General Plan Amendment, Specific Plan Amendment, Planned Development Permit, and Minor Administrative Modification for development and operation of a 265-unit market rate apartment community (Alder Creek Apartments) on a 10.8-acre site located at the southeast corner of the intersection of Alder Creek Parkway and Westwood Drive within the Mangini Ranch Phase 2 portion of the Folsom Plan Area. The purpose of the General Plan Amendment was to change the General Plan land use designation for a 5.0-acre portion of the project site from MLD (Multi-Family Low Density) to MHD (Multi-Family High Density).
2. 2021 Housing Element Update and Related Actions – The City Council approved a General Plan Amendment on August 24, 2021 to update the following Elements: Housing Element, Land Use Element, Safety and Noise Element, and Implementation Element.

Housing Element – In accordance with State law the City was required to adopt the sixth cycle Housing Element, which covers the May 15, 2021 through May 15, 2029 planning period and reassesses the community’s housing-related goals and objectives, while addressing issues and establishing objectives with respect to a wide range of housing related programs. The sixth cycle also responds to challenges associated with meeting an increased Regional Housing Needs Assessment (RHNA) of 6,363 housing units and to new state laws pertaining to housing, including, but not limited to the SB 166 (2017) “no-net-loss” law that requires land inventory and site identification programs in a Housing Element to always include sufficient sites to accommodate the unmet RHNA, as well as AB 686 (2018) which requires affirmatively furthering fair housing as a part of a jurisdiction’s Housing Element planning process and guiding documents for community development.

Land Use Element – The City amended two sections of the Land Use Element. The first amendment corrected the East Bidwell Mixed-use boundary associated with the Land Use Diagram and the second amendment removed and outdated policy, policy LU9.1.10 Renewable and Alternative Energy Generation.

Safety and Noise Element – In conjunction with the Housing Element Update, and in compliance with State law, the City updated the Safety and Noise Element of the General Plan to address climate adaptation and resilience strategies. The update added new emergency preparedness and evacuation route policies, new climate change policies to address flood hazards, wildfires and wildfire smoke and a new Extreme Heat section that includes a new goal statement and several new policies. The update also included a Climate Adaptation and Resilience Report, which serves as a climate change vulnerability assessment and is included in the General Plan as Appendix D.

Implementation Element – The City updated the Implementation Element to support the Safety and Noise Element Update. Revisions to the Implementation Element included new implementation programs to address evacuation routes, stormwater and flood management, wildfire and wildfire smoke protection, and extreme heat.

2020 General Plan Amendments

1. **Toll Brothers: General Plan Amendment, Specific Plan Amendment, Small-Lot Vesting Tentative Map and Design Planned Development Permit** – The City Council approved a General Plan Amendment on March 10, 2020 to modify land use designations in the Folsom Plan Area. The land use designations associated with the 314-acre site include SFHD, MLD, MMD, OS, and P.
2. **709 Natoma Street: General Plan Amendment** – The City Council approved a General Plan Amendment on June 23, 2020 to change the land use designation from SFHD (Single-Family High Density) to CC (Community Commercial) in order to correct General Plan inconsistencies that resulted in the single parcel having two incompatible land uses (SFHD/CC).

2019 General Plan Amendments

1. **Canyon Terrace Apartments Expansion and Remodel: General Plan Amendment and Design Review** – The City Council approved a General Plan Amendment on July 9, 2019 to change the land use designation from MLD (Multi-Family Low Density) to MHD (Multi-Family High Density) in order to accommodate the increased residential density associated with the project expansion.

B. General Plan Program Implementation Highlights for 2023

The following are highlights of the implementation program progress made in calendar year 2023 organized by Element.

Land Use Element:

LU-5 River District Master Plan – On April 12, 2022 the City Council approved the use of American Recovery Plan Act (ARPA) funds in the amount of \$362,500 for project management services and retention of a planning/environmental consultant to conduct the River District Master Plan Planning and Community Engagement Process. The planning effort for the River District Master Plan kicked off in 2023 with the creation of an advisory committee. The primary project goal is to activate the City's expansive waterfront for recreation and economic development through strategic partnerships and land use opportunities. The project schedule includes preparation, review, and adoption of the River District Master Plan by the end of 2024.

Mobility Element:

M-7 Bicycle Safety Education – In 2023, the Parks & Recreation Department updated the Folsom Trails and Bikeways map to include new trails in the Folsom Plan Area. The map also includes important emergency contact and safety tip information. In addition, the Parks & Recreation Department offered “Safe Street Cycling” classes.

M-8 Bicycle and Pedestrian Improvements – In 2023, trail lift repairs were completed in Broadstone 1, 2 and 4, as well as American River Canyon North, and a Feasibility Study was completed for a Folsom Boulevard Bicycle and Pedestrian Overcrossing adjacent to the Glenn Light Rail Station.

M-10 Capital Southeast Connector – In 2023, the Public Works Department completed the Scott Road Extension Project to tie Scott Road to the Prairie City Road/White Rock Road traffic signal along the future corporation yard.

*Housing Element: See Chapter 3**Economic Element:*

EP-1 – Industry Cluster Analysis – In 2023, the City Council directed staff to seek the assistance of an economic development consultant to develop an economic development action plan for Council consideration over the next three years. As part of the planning effort, the consultant, Kosmont, will provide demographic, real estate, and economic analyses, including existing, emerging, or potential industry clusters.

Natural and Cultural Resources Element:

NCR-3 – Creek Week – In 2023, while there was not a City-wide single day “Creek Week” cleanup event, the Public Works Department did provide supplies and support to residents that volunteered to pick up trash and maintain various creek segments and open space corridors throughout the year.

NCR-4 – Cultural Resources Inventory – In 2023, open space/conservation areas preserving cultural resources of the Shingle Springs Band of Miwok, were accepted in the Folsom Plan Area.

Public Facilities and Services Element:

PFS-6 Water Management Programs – In 2023, the Water Management Division conducted 1,150 water waste interventions with 136 formal water waste citations; conducted 6 community outreach events, reaching about 450 people; and staff attended 22 educational events. In addition, rebates were issued for 157 high efficiency toilets, 66 turf replacements, and 43 irrigation efficiency upgrades. Also, in 2023, direct purchase programs accounted for 171 Rachio Wi-Fi Irrigation controllers and 152 Flume flow measuring devices were installed. In addition, the Parks and Recreation Department installed three new centralized irrigation controllers with master valves and flow sensors to automatically shut down system operation during a waterline break. These new controllers will potentially save thousands of gallons of water.

PFS-8 Maintenance Permits – The City has an active City’s Routine Maintenance Agreement (1600-2014-0197-R2) with California Department of Fish and Wildlife for the express purpose of conducting routine maintenance activities within the City of Folsom and its natural watercourses and tributaries, including detention basins. In 2023, Public Works staff performed routine maintenance activities throughout the City’s detention basins and creek corridors including invasive vegetation removal and clearing beaver dams and other obstructions from sections of Humbug Creek, Willow Creek, Alder Creek, and their associated tributaries.

PFS-12. Evaluate Energy Use – In 2023, facilities maintenance staff initiated the development of thermostat guidelines that will be applied consistently throughout City Hall. These guidelines, along with the installation of new variable air volume (VAV) units, rooftop units, and controls are expected to result in energy savings of 8-10%.

PFS-18. Neighborhood Cleanup Program – In 2023, the Solid Waste Division of the Public Works Department completed over 10,000 bulky waste pickups and collected nearly 1,800 tons of waste. During 2023, the Division continued to recycle mattresses, appliances, scrap metal, tires and organic waste collected from this program.

PFS-22 Renewable Energy in City-Operated Buildings – In 2023, the Fire Department began construction of Fire Station 34 in the Folsom Plan Area. The new 13,932-square-foot fire station has been designed to be solar panel ready for future rooftop solar panel installation and is scheduled for completion in 2024.

PFS-25 Zero Net Energy Development – In January of 2023 the City of Folsom adopted the 2022 California Energy Efficiency Code (CEEC). Not only does the 2024 CEEC require new residential construction to be Zero Net Energy (ZNE), it also penalizes new construction from using non-electric appliances and requires homes to accommodate electric upgrades where non-electric appliances are installed to minimize future use of natural gas. Commercial construction is still on track for ZNE in new commercial construction in 2030 and has increased additional efficiencies and energy specific inspection to certify compliance.

Safety and Noise Element:

SN- 5 Community Wildfire Preparedness Plan – The Fire Department updated the Community Wildfire Protection Plan and incorporated it into the City Emergency Operations Plan as an Appendix. The review process is scheduled for 2024. In June of 2022, the Municipal Landscape Services Division was notified of the approval of a FEMA grant application for Defensible Space and Vegetation Management in the amount of \$279,000. This grant does have a 25% match obligation with the City’s obligation being \$93,000. These funds are being used for the implementation of the City of Folsom’s Ladder Fuel Program and will ultimately create fuel breaks and defensible space in areas deemed by the Fire Department to have a high hazard rating. In 2023, the Parks and Recreation Department completed Phase I work associated with this FEMA grant.

CHAPTER 3 - IMPLEMENTATION OF THE HOUSING ELEMENT

In accordance with State law (California Government Code §65400), the City is required to report certain housing information, including the City’s progress in meeting its share of regional housing needs, actions taken towards completion of housing element programs and the city’s efforts to remove governmental constraints to the development of housing.

The State of California Department of Housing and Community Development requires that the Housing Element Annual Progress Report consists of multiple spreadsheets to track each jurisdiction's progress. Those spreadsheets relevant to the City of Folsom's progress are included in this report as Appendix B.

Housing Element Implementation

The 2023 APR provides the number of housing units for which the City issued building permits in 2023 both in the aggregate and by affordability levels, according to state-defined income levels. In 2023, building permits were issued for the production of 1,510 residential dwelling units consisting of 713 above moderate single-family units, 764 multifamily units, including 156 low and very-low-income apartment units and 34 (moderate, low- and very-low) accessory dwelling units (ADUs) and multi-generational units.

With regards to development applications, the City received a total of 26 housing development applications in 2023, which included 10 custom home and 11 ADU design review applications.

In 2023, the City has demonstrated solid progress in implementing the programs in its 2021-2029 Housing Element. Below is a list of Housing Element implementation highlights.

Program H-2 Create Additional Lower-Income Housing Capacity – In order to create additional opportunities to ensure the City maintains adequate capacity to meet the lower-income RHNA throughout the planning period, the City proposes to increase maximum allowable densities in the East Bidwell Mixed Use Overlay, SACOG Transit Priority Areas outside the Historic District, and the Folsom Plan Area Specific Plan Town Center. To advance this effort, the City applied for and received three Regional Early Action Planning Grant Program (REAP) grants that will fund projects aimed at exploring increased densities and updating development standards for the City's Transit Priority Areas, the East Bidwell Mixed Use Corridor, and the Town Center area of the Folsom Plan Area Specific Plan (FPASP). In 2022, the first part (Part 1) of this effort was initiated through a Targeted Multi-family and Mixed-use Study. Key elements of this study were understanding how design, density, and development standards affect development economics. In 2023, the city began the second part (Part 2) of this effort. Tasks associated with Part 2 include: 1) Amending the General Plan and Zoning Code to increase the maximum density and floor area ratio (FAR) standards for the East Bidwell Corridor Mixed-Use Overlay; 2) Establishing a new Transit Development (TD) overlay designation that would allow for increased densities and FAR for parcels around the Glenn and Iron Point light rail stations; 3) Amending the General Plan and FPASP to increase opportunities for multi-family high density development and amend the existing Town Center District (TCD) overlay designation to allow for increased densities and FAR for parcels in the TCD overlay area; 4) Identifying Zoning Code Amendments and corresponding General Plan Amendments necessary to create a TD overlay, necessary zoning map changes, and revisions to design and development standards; 5) Conducting technical analyses to support the environmental review process; and 6) Preparing the appropriate environmental document to address the changes to the General Plan, FPASP, and Zoning Code. It is anticipated this effort will be completed in Fall of 2024.

Program H-3 Standards for Transit Oriented Development – As part of the Zoning Code update, which is currently underway, the City will consider zoning code amendments that facilitate mixed-use and high-density residential TOD opportunities. In 2023, the City was awarded \$243,000 SACOG Green Means Go Planning Grant to establish objective design and development standards (ODDS) for multi-family, mixed-use, and transit-oriented development. It is anticipated that the new ODDS will be adopted in the Fall of 2024.

Program H-10 Provide Information on Affordable Housing – The City distributes educational materials, including information on the City website, social media posts, and/or brochures, to provide information on the needs and benefits of affordable housing and available resources in the city. The City website also includes homeless resource information and referral. In 2023, the city housing intern updated several housing resource documents including: Folsom Housing Snapshot, Who Needs Affordable Housing, and Housing Supply and Affordability. These publication can be found on the City’s website.

Program H-20 Housing Choice Vouchers – In 2023, Folsom had 216 households using vouchers. This number is well in excess of the 120 recipients per year target established in the Housing Element and is 24% higher than the previous year's number of 174.

Program H-25 Housing Conditions Survey – In 2023, the City's housing intern conducted a targeted housing conditions windshield survey of Block Group 3, Census Tract 84.04. The homes in this area were constructed between 1916 and 1938, with 60% of homes owner occupied and 40% rentals. Based on the windshield survey results, 13% of the housing units in this area were identified as showing signs of needing moderate repair, and only one home was categorized as needing substantial repairs. None of the units were considered dilapidated.

Program H-27 Seniors Helping Seniors Program – The Seniors Helping Seniors Program aids with minor home repairs to extremely low-, very low-, and low-income seniors in Folsom. In 2023, the Seniors Helping Seniors program provided over \$180,555 in funding to assist 74 eligible senior households with minor home repairs.

CHAPTER 4 – 2019 PROJECTS AND ACCOMPLISHMENTS

In addition to implementation of specific programs, the City of Folsom implemented a number of General Plan policies and goals through a variety of actions in 2023. The following sections provide an overview of some of these actions.

A. Major Development Applications

The following development applications were reviewed by the Planning Commission and/or City Council during 2023.

Vintage Senior Apartments Conditional Use Permit, Planned Development Permit, and Density Bonus

On February 15, 2023, the Planning Commission approved a Conditional Use Permit, Planned Development Permit, and Density Bonus to develop a 136-unit senior affordable apartment community on a 4.86-acre site located at 103 East Natoma Street. The Planning Commission Decision was appealed to the City Council. On March 28, 2023, the City Council denied the appeal.

Folsom Ranch Apartments Development Agreement Amendment, Planned Development Permit, Conditional Use Permit, and Minor Administrative Modification

On February 15, 2023, the Planning Commission approved a Planned Development Permit, Conditional Use Permit, and Minor Administrative Modification for the development and operation of a 238-unit market rate apartment community on a 15.8-acre site located at the northwest corner of the intersection

of Alder Creek Parkway and Westwood Drive within the Folsom Plan Area. On March 14, 2023, the City Council approved a Development Agreement Amendment associated with this project.

Fire Station #34 Design Review

On February 15, 2023, the Planning Commission approved a Design Review application for a new fire station located at 3255 Westwood Drive in the Folsom Plan Area.

Uncle Charlie's Firehouse and Brew Conditional Use Permit, and Design Review

On March 1, 2023, the Historic District Commission approved a Conditional Use Permit and Design Review for development and operation of a craft brewery within an existing 3,322-square-foot commercial tenant space located at 905 Leidesdorff Street. The Historic District Commission decision was appealed to the City Council. On April 11, 2023 the City Council denied the appeal.

Mangini Ranch Phase 2 Villages 5-6 project

On April 19, 2023, the Planning Commission approved a Design Review application for 153 single-family residential homes for the Mangini Ranch Phase 2 Villages 5-6 project in the Folsom Plan Area.

Southpointe at Folsom Ranch Commercial Center Tentative Parcel Map, Tentative Condominium Map, and Planned Development Permit.

On July 19, 2023 the Planning Commission approved a Tentative Parcel Map, Tentative Condominium Map, and Planned Development Permit for development of a 90,460-square-foot commercial center (Southpointe at Folsom Ranch) on a 11.71-acre site located at the northeast corner of the intersection of East Bidwell Street and White Rock Road in the Folsom Plan Area.

603 Sutter Street Mixed-Use Building Design Review

On September 6, 2023, the Historic District Commission approved Design Review for development of a three-story, 12,177-square-foot mixed-use building on a 0.17-acre site located at the southwest corner of the intersection of Sutter Street and Scott Street (603 Sutter Street). The Historic District Commission decision was appealed to the City Council. On October 10, 2023 the City Council denied the appeal.

StorQuest Self-Storage Facility Planned Development Permit Modification and Conditional Use Permit

On September 20, 2023 the Planning Commission approved a request from Plan Steward, Inc. for approval of a Planned Development Permit Modification and Conditional Use Permit application for a four-story StorQuest self-storage facility located at 1775 Cavitt Drive.

Mangini Ranch Phase 1C South Village 4 Design Review

On September 20, 2023 the Planning Commission approved a Residential Design Review application for 115 single-family residential units located within Village 4 of the previously approved 833-unit Mangini Ranch Phase 1 Subdivision project.

Creskide Apartments (The Alexander) Conditional Use Permit and Planned Development Permit

On October 18, 2023 the Planning Commission approved a Conditional Use Permit and Planned Development Permit for development of a 188-unit apartment complex located at 1571, 1575 and 1591 Creekside Drive.

1014 Sibley Street Vesting Tentative Subdivision Map, Rezone, Planned Development Permit, and Design Review

On November 14, 2023 the City Council approved a Vesting Tentative Subdivision Map, Rezone, Planned Development Permit, and Design Review for the six-lot 1014 Sibley Street Subdivision project, located at 1014 Sibley Street.

Broadstone Estates Residential Design Review

On December 20, 2023 the Planning Commission approved a Design Review application for four individual master plans for 40 single-family residential lots (Lots 1-40) within the previously approved Broadstone Estates Subdivision located at the southeast corner of the intersection of U.S. Highway 50 and Placerville Road within the Folsom Plan Area.

B. Notable Projects and Accomplishments

During 2023, there were a number of notable projects and accomplishments related to the City's General Plan goals and policies which the City expended substantial efforts on. The following provides brief summaries of some of these accomplishments and is not intended to be exhaustive.

Folsom Police Department Therapy Dog – Therapy dog “Liberty” was added to the Folsom Police Family in 2023. The Corgi was placed into service part time to evaluate the use by one of the School Resource Officers. She has been well-received and is Instagram famous in the police canine therapy dog world.

Fentanyl Death investigations – The Folsom Police Department investigated numerous fentanyl related deaths and referred four cases to the District Attorney's office. All four cases were accepted for prosecution. The City of Folsom Police Department leads the county in the referral for prosecution of fentanyl poisoning cases.

Police Department Hiring – As a result of numerous retirements occurring in late 2021 and throughout 2022, twenty-three new Police Department personnel were hired and trained in 2023. This included 15 Police Officers, four Police Recruits, one Records Technician, two dispatchers and three Community Service Officers. These new hires and associated training will help the department move through 2023 and beyond.

Specialized Unit Transition – The Community Crime Suppression Team was rebranded as the Problem Oriented Policing (POP) team and was tasked with addressing the exploding organized retail theft problem. By engaging retailers and LE partners since October 2023, the POP team participated in 12 blitz operations, and caught in-progress thefts during proactive patrols. They made 63 arrests and recovered over \$28,000 in stolen property.

South Command Facility – Additional office space was secured at 11 Natoma Street. The 2,300 square feet of office space, “South Command,” now houses the School Resource Officers, Problem-Oriented

Policing team, Traffic Unit, and Animal Control Unit. This move provided additional space in the main police building for report writing and additional workspaces.

Electric Vehicles – In 2023, the Police Department purchased two completely electric vehicles (Teslas) for patrol use: one for Police Officers and one for Community Service Officers.

Fire Station 34 Phase 2 Construction – Strategically located in the Folsom Plan Area, Fire Station 34 commenced phase 2 construction in 2023. The station is scheduled for completion in late summer of 2024 and will ensure optimum delivery of emergency fire and medical services to the community in the future.

Folsom Fire Department New Recruits – In 2023, the Folsom Fire Department graduated and welcomed 19 new recruits from Fire Academy 23-1. This represented the largest group of new recruits at one time in the history of Folsom Fire Department.

Folsom Boulevard 27" Trunk Sewer Mitigation Project – In 2023, the Environmental and Water Resources Department completed the 21-inch sewer line installation on Folsom Boulevard from Bidwell Street to Blue Ravine Road. This project will provide peak wet weather flow capacity and redundancy for the 27-inch sewer main in Folsom Boulevard.

Natoma Alley Sewer Rehabilitation Project – In 2023, the Environmental and Water Resources Department installed approximately 4,500 lineal feet of sewer line within the Historic District to replace existing sewer lines that were beyond their serviceable life.

Ashland Water Rehabilitation Project No. 2 – In 2023, the Environmental and Water Resources Department completed the Ashland Water Rehabilitation project. This project included the relocation of 25 water service lines and water main connections between existing water lines and a newer water line.

Organics Recycling – In March of 2022 the City started rolling out a new organics recycling program for restaurants, businesses, and apartment communities. The city's residential program kicked off in July of 2023. This program ensures that the city complies with a California law that requires all residents and businesses to recycle organic waste, including food waste, food-soiled paper (napkins, coffee filters), yard waste, and wood scraps.

Fleet Electrification – In 2023, seeking to comply with the State mandate that all public fleets will be at least 50 percent zero-emission vehicles (ZEV) by 2035, the city began the process of installing electric vehicle charging infrastructure and seeking grant funding to purchase the ZEV versions of fleet vehicles where possible. It is expected that the city will receive the first two electric waste collection vehicles in 2024.

Prospector Park – In 2023, the Parks & Recreation Department initiated the construction of Prospector Park, the first park in the Folsom Plan Area. As part of the planning process, city staff and the design consulting team held public workshops to provide an overview of the potential features and amenities to be considered in the design of the park. Based on community input received, a Preferred Master Plan was developed, and final City Council approval was granted in October 2021. The 11.8-acre neighborhood park will include a children's play area; a field for soccer, rugby, and a farmer's market; a lighted ball field; sports courts; and a dog park. Project completion is expected in early 2024.

Benevento Family Park – In 2023, the CEQA process for Benevento Family Park (adjacent to Vista del Lago High School) was initiated and is currently underway. In December of 2022, the City Council awarded a contract to an environmental consultant to initiate the CEQA compliance process for the project. This new park in the Empire Ranch neighborhood will feature a children’s play area, sand volleyball courts, and a food truck area. Project completion is expected in 2024.

Folsom City of Folsom Zoo Sanctuary – The Folsom City Zoo Sanctuary welcomes 145,000 residents and visitors each year while providing a safe haven for rescued wild and domestic animals. In 2023, the zoo celebrated its 60th Anniversary. Additionally in 2023, a new perimeter fence was installed around the zoo to meet USDA standards, and the zoo’s animal outreach program was revamped to allow up-close guest encounters with select animals.

Targeted Multi-family and Mixed-use Study and Implementation – In 2021, the City received a grant to analyze density increases and to prepare the necessary changes and environmental analysis to implement Program H-2 of the Housing Element. Part 1 was a Targeted Multi-Family and Mixed-Use Housing Study prepared by Opticos Design, Inc. In July of 2022, the City Council reviewed the study conclusions and provided direction to staff to move forward with modest increases to allowed densities within the following three targeted areas of the City: East Bidwell Street Corridor, areas around Glenn and Iron Point light rail stations, and the Folsom Plan Area Town Center. Part 2 of the project involves the General Plan, Specific Plan, and Zoning Code amendments and associated technical and environmental analyses. Part 2 is currently underway with an estimated completion of Fall 2024.

Objective Design and Development Standards – In 2023, the City received a \$243,000 Regional Early Action Planning Grant Program (REAP) from Sacramento Area Council of Governments (SACOG). This grant is being used to establish objective development standards (ODDS) for multi-family, mixed-use, and transit-oriented development based on the findings of the Opticos Targeted Multi-Family and Mixed-Use Housing Study. The new ODDS are anticipated to be adopted in Fall of 2024.

Central Business District Master Plan – On August 22, 2023, the City Council formed the Central Business District Advisory Committee, which is tasked with helping the City develop the Central Business District Master Plan. The goal of the Master Plan is to develop a long-range vision for the Central Business District that will stimulate and guide future land decisions. Consistent with the General Plan’s Guiding Principles, the Master Plan will create a shared vision for a more vibrant, mixed-use, walkable district that supports increased commercial and housing opportunities, and will identify appropriate solutions including landscaping, public art, and design that strengthen Folsom’s unique identity. The Central Business District Master Plan is planned for adoption in Fall of 2024.

River District Master Plan – On January 24, 2023, the City Council directed the creation of the River District Master Plan Citizen Advisory Committee (CAC) to help the City develop a River District Master Plan for Folsom’s riverfront area, which is based on widespread community engagement, as well as coordination with the California State Parks and the Bureau of Reclamation and within the framework of their policy and planning documents. The remaining riverfront areas owned by the city and private property owners present unique and exciting opportunities. Goals of the River District Master Plan include improving access to Lake Natoma (American River) and elevating its place in the community related to tourism, recreation, business, and commerce; protecting and celebrating historically and culturally significant sites; and preserving significant habitat and environmental resource areas. The

project schedule includes preparation, review, and adoption of the River District Master Plan by the end of 2024.

State-of-the-Art Permit Center – In December 2023, the Community Development Department completed construction and opened a new state-of-the-art permit center at City Hall in order to streamline planning, engineering, and building services and improve access to information. The permit center features modern amenities, public counter updates, a workstation counter area, an additional meeting room, and public kiosks with improved access to information.

APPENDIX A

GENERAL PLAN ANNUAL IMPLEMENTATION REPORT

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Action No.	Implementation Action	Timeframe	Status of Implementation	Responsible Dept./Support Dept.
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Land Use Element				
LU-1	<p>Update the Zoning Ordinance</p> <p>Develop a priority list for how sections of the Folsom Zoning Ordinance and applicable guidelines will be updated consistent with the General Plan. The City shall review and update the Folsom Zoning Ordinance and applicable guidelines, consistent with the policies and diagrams of the General Plan. The update shall include developing appropriate standards to encourage mixed use within the East Bidwell Overlay area and transit-oriented development around light rail stations, including restrictions on automobile-oriented uses within one-quarter mile of light rail stations. The City shall review and update the Historic District Design and Development Guidelines.</p>	2018-2020/ Ongoing	<p>During 2023, the Community Development Department (CDD) continued public outreach efforts to encourage public involvement in the comprehensive Zoning Code Update, which is scheduled to be completed in late 2024. As part of this effort, a Targeted Mixed-Use and Multi-Family Housing Study was conducted in 2022 to inform future development standards within the East Bidwell Street Mixed-use Corridor, areas around the city's light rail stations, and the Folsom Plan Area Town Center.</p> <p>The primary goals of the zoning ordinance update include the following: Implement 2035 General Plan land use policies; ensure consistency with State and federal law; be intuitive, graphic, and user-friendly; create a transparent, predictable, and consistent process; promote high quality design; respond to community concerns; promote infill, mixed-use, and transit-oriented development in Transit Priority Areas and mixed-use overlay areas; and standardize and simplify development review.</p>	CDD
LU-2	<p>Vacant and Underutilized Sites</p> <p>Develop and maintain a citywide database of vacant and underutilized sites to monitor the city's growth and change. The City shall prepare an annual report to the Planning Commission and City Council on the number of vacant sites and underutilized sites that were developed during the previous year.</p>	2018-2020/ Annual	<p>The Community Development Department has developed a citywide database of vacant and underutilized sites in the city, for both commercial and residentially zoned land.</p> <p>Bi-annually, the Community Development Department gives a detailed and comprehensive presentation to the City Council on development activity in the Folsom Plan Area.</p>	CDD IS (Supporting Dept.)
LU-3	<p>Corporation Yard Special Study</p> <p>Develop and adopt a study of the current City of Folsom corporation yard to</p>	2021-2025	No action taken in 2023.	CDD

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	determine appropriate uses and projects after the City relocates the corporation yard.			
LU-4	<p>Property Owner Outreach on Overlay Designations</p> <p>Reach out to property owners within the East Bidwell Mixed Use Overlay and Transit-Oriented Development Overlay areas to explain the options available to property owners and developers in this area, and provide technical assistance, as appropriate, to facilitate development within these areas.</p>	2018-2020/ Ongoing	<p>The property owner outreach effort was started by Community Development Department staff in March 2019 as part of the zoning code update process to educate property owners about the East Bidwell Street Mixed-use and light rail TOD overlay areas. Additional outreach efforts occurred in 2020 as part of the 2021-2029 Housing Element update process.</p> <p>In 2022, there was additional East Bidwell Street Mixed-use Overlay property owner and Sacramento Regional Transit outreach conducted as part of the Targeted Mixed-Use and Multi-Family Housing Study.</p>	CDD
LU-5	<p>River District Master Plan</p> <p>Prepare a River District Master Plan for Folsom's riverfront area that is based on widespread community engagement as well as coordination with the California Department of Parks and Recreation.</p>	2018-2020/ 2021-2025	<p>On April 12, 2022 the City Council approved the use of American Recovery Plan Act (ARPA) funds in the amount of \$362,500 for project management services and retention of a planning/environmental consultant to conduct the River District Master Plan Planning and Community Engagement Process. The planning effort for the River District Master Plan kicked-off in 2023 with the creation of an advisory committee. The primary project goal is to activate the City's expansive waterfront for recreation and economic development through strategic partnerships and land use opportunities. The project schedule includes preparation, review, and adoption of the River District Master Plan by the end of 2024.</p>	CDD
LU-6	<p>Adopt Green Building</p> <p>Encourage new residential and non-residential construction projects to adopt and incorporate green building features</p>	Ongoing	<p>In January of 2023 the City of Folsom adopted the 2022 California Green Code (CALGreen) at the Mandatory level. The City of Folsom continues to encourage new</p>	CDD

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	included in the CALGreen Tier 1 checklist in project designs; and, encourage projects to seek LEED rating and certification that would meet equivalent CALGreen Tier 1 standards or better. Consider future amendments to City code to adopt CALGreen Tier 1 requirements consistent with State building code. For projects subject to CEQA seeking to streamline GHG analysis consistent with the General Plan, CALGreen Tier 1 compliance would be required.		construction projects to adopt and incorporate green building features. In 2018, the Community Development Department prepared a GHG Reduction Strategy Consistency Checklist. The Checklist is required only for projects subject to CEQA review. The Checklist streamlines GHG analysis and contains measures that are required to be implemented on a project-by-project basis to ensure that the specified emissions targets identified in the General Plan are achieved. Implementation of these measures would ensure that new development is consistent with the General Plan's assumptions for achieving the identified GHG reduction targets.	
LU-7	Encourage Zero Net Energy Encourage Zero Net Energy (ZNE) building design for new residential and non-residential construction projects. Consider future amendments to City code to adopt ZNE requirements consistent with the State building code. For projects subject to CEQA seeking to streamline GHG analysis consistent with the general plan, achievement of ZNE would be required consistent with provisions in the State building code under California Code of Regulations, Title 24, Part 6.	Ongoing	In January of 2023, the City of Folsom adopted the 2022 California Energy Code which incorporated the State of California's energy efficiency goal to have 100% of new homes in California achieve ZNE. In addition, the 2022 cycle of the California Energy Code stepped up energy efficiency of commercial buildings and has targeted ZNE for commercial construction in 2030.	CDD
Mobility Element				
M-1	Transportation Demand Management Adopt a citywide Transportation Demand Management (TDM) program that encourages residents to reduce the number of trips taken with single-occupancy vehicles. The program shall be designed to achieve an overall 15 percent vehicle mile traveled (VMT) reduction over 2014 levels and a 20 percent reduction in City-employee commute VMT. The City shall coordinate with employers to develop	2021-2025	No action taken in 2023. The Public Works Department is developing a Memorandum of Understanding between the City of Folsom and the 50 Corridor Transportation Management Association (50TMA) for the TMA to provide TDM services to the Folsom Ranch Specific Plan Area; this MOU could be modified to make the TMA's services citywide.	CDD Public Works (Supporting Dept.)

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	a menu of incentives and encourage participation in TDM programs.			
M-2	<p>Intelligent Transportation Systems (ITS) Master Plan</p> <p>Adopt and periodically update an ITS Master Plan to prioritize the deployment of technology designed to maximize the efficiency of the City's traffic signal systems. Implement the ITS Master Plan that may include the following:</p> <ul style="list-style-type: none"> • Installing closed-circuit television (CCTV) cameras at designated traffic signals as defined in the ITS Master Plan. • Collaborating with neighboring jurisdictions to develop ITS standards and specifications; participate in the Highway 50 Fiberoptic Interconnection Group (50-FIG). • Deploying Dynamic Message Signs (DMS) at major decision points and key traveler information locations. • Developing and maintain a Traffic Operations Center to facilitate the sharing of traffic information between City staff, the public, and neighboring agencies. • Creating an ITS Operations and Maintenance Plan, including steps for replacing legacy equipment and systems 	2026-2040	<p>In 2023 the Public Works Department completed the design phase for the ITS Master Plan and began the construction phase. The project is funded partially by a SACOG Maintenance and Modernization grant and will include expansion of the City's fiber optic network to connect nearly all the City's traffic signals to the operations center(s), installation of CCTV at every signalized intersection for traffic monitoring and management. Future phases will include deploying Dynamic Message Signs (DMS) and other necessary upgrades to the system per the ITS Master Plan and SMART Region Sacramento.</p> <p>The Public Works Department continues to work with the Police Department to allow dispatch live access to the CCTV network.</p> <p>Folsom Police Department dispatchers utilize the CCTV network during calls for service. This enables patrol officers to modify their response to calls and aid in the apprehension of fleeing criminals. In addition, the Police Department actively partners with Traffic Engineering personnel during special events to coordinate traffic signals thereby reducing traffic congestion during events.</p>	<p>Public Works</p> <p>IS (Supporting Dept.)</p>
M-3	<p>Electric Vehicle Charge Stations in Public Places</p> <p>Develop and implement a citywide strategy to install electric vehicle charging stations in public places where people shop, dine, recreate, and gather.</p>	2021-2025	No action taken in 2023.	<p>CDD</p> <p>Public Works (Supporting Dept.)</p>
M-4	<p>Electric Vehicle Charge Stations at City Facilities</p>	2021-2025	In 2023, the Public Works Department initiated the process to install an electric	Public Works

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	Explore options to install electric vehicle quick charge stations at City facilities.		<p>vehicle charging station at the Corporation Yard. The installation will occur in 2024.</p> <p>In 2022, the Municipal Landscape Services and Parks and Recreation Department Maintenance Shops both installed Class II EV chargers at their respective facilities.</p>	P & R (Supporting Dept.)
M-5	<p>Pedestrian Master Plan</p> <p>Review and update its pedestrian master plan every five years to ensure it remains current and continues to provide sound guidance in creating links between Folsom’s destinations.</p>	2021-2025/ 2026-2040	The ATP was adopted in June of 2022 and is scheduled to be updated in 2027.	<p>P & R</p> <p>CDD Public Works (Supporting Dept.)</p>
M-6	<p>Bikeway Master Plan</p> <p>Review and update its bikeway master plan every five years to ensure it remains current and continues to provide sound guidance in creating links between Folsom’s destinations</p>	2021-2025/ 2026-2040	The ATP was adopted in June of 2022 and is scheduled to be updated in 2027.	<p>P & R</p> <p>Public Works CDD (Supporting Dept.)</p>
M-7	<p>Bicycle Safety Education</p> <p>Continue to implement a bicycle-safety education program for cyclists and motorists.</p>	Ongoing	<p>In 2020, the Parks and Recreation Department developed a video series (hosted on the City’s website) that explains trail etiquette between cyclists and pedestrians. In addition, periodic trail etiquette articles are included in the City’s e-newsletter and bi-monthly printed newsletter.</p> <p>In 2022, the Police Department obtained a Selective Traffic Enforcement Program (STEP) grant funding from the Office of Traffic Safety (OTS) to perform multiple traffic education and enforcement operations targeting pedestrian and bicycle safety. Enforcement efforts were conducted around schools within the city during the months of May and September. The Police Department used social media (Facebook) campaigns to promote bicycle safety to children.</p>	<p>P & R</p> <p>Public Works Police Department (Supporting Dept.)</p>

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			<p>In 2023, the Parks & Recreation Department offered "Safe Street Cycling" classes.</p> <p>In 2023, the Parks & Recreation Department updated the Folsom Trails and Bikeways map to include new trails in the Folsom Plan Area. The map also includes important emergency contact and safety tip information.</p>	
<p>M-8</p>	<p>Bicycle and Pedestrian Improvements Identify regional, State, and Federal funding sources to support bicycle and pedestrian facilities and programs to improve roadways and intersections by 2035. Actions include:</p> <ul style="list-style-type: none"> Require bicycle and pedestrian improvements as conditions of approval for new development on roadways and intersections serving the project. Improvements may include, but are not limited to on-street bike lanes, traffic calming improvements such as marked crosswalks, raised intersections, median islands, tight corner radii, roundabouts, on-street parking, planter strips with street trees, chicanes, chokers, any other improvement that focuses on reducing traffic speeds and increasing bicycle and pedestrian safety. <i>For projects subject to CEQA seeking to streamline GHG analysis consistent with the General Plan, incorporation of applicable bicycle and pedestrian improvements into project designs or conditions of approval would be required.</i> 	<p>Ongoing</p>	<p>The City continues to require as conditions of approval for new development projects, bicycle and pedestrian improvements on roadways and at intersections serving the projects.</p> <p>In 2023, trail lift repairs were completed in Broadstone 1, 2 & 4 as well as American River Canyon North.</p> <p>In 2023, a Feasibility Study was completed for a Folsom Boulevard Bicycle and Pedestrian Overcrossing adjacent to the Glenn Light Rail Station.</p>	<p style="text-align: center;">P & R Public Works</p> <p style="text-align: center;">CDD (Supporting Dept.)</p>

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Action No.	Implementation Action	Timeframe	Status of Implementation	Responsible Dept./Support Dept.
	<ul style="list-style-type: none"> Based on the most recent citywide inventory of roadways and pedestrian/bicycle facilities, identify areas of greatest need, to focus improvements on first. Areas to prioritize include roadways or intersections with a lack of safety features, street where disruption in sidewalks or bicycle lanes occurs, areas of highest vehicle traffic near commercial centers and transit facilities, where increased use of pedestrian/bicycle facilities would be most used. 			
M-9	<p>Safe Routes to School</p> <p>Coordinate with the Folsom Cordova Unified School District to pursue Safe Routes to School grants to fund programs and projects that ensure Folsom children can walk or bike to school safely.</p>	Ongoing	In 2023, Public Works staff submitted a Highway Safety Improvement Program (HSIP) grant including elements that would be previously submitted to the Safe Routes to School Program. The HSIP is now the grant program that addresses safe routes to school.	<p>Public Works P & R</p> <p>CDD (Supporting Dept.)</p>
M-10	<p>Capital Southeast Connector</p> <p>Coordinate with other members of the Capital Southeast Connector Joint Powers Authority (JPA) to ensure the connector is constructed. The City shall continue to assign a Folsom representative to the JPA board.</p>	Ongoing	<p>City staff continues to take the lead in managing the construction of Folsom's segment of the Connector.</p> <p>In 2022, the Public Works Department completed construction of Connector Segment D3a (Prairie City Road to East Bidwell Street).</p> <p>In 2023, the Public Works Department completed the Scott Road Extension Project to tie Scott Road to the Prairie City Road/White Rock Road traffic signal along the future corporation yard.</p>	<p>Public Works</p> <p>CDD (Supporting Dept.)</p>
M-11	<p>Parking Standards</p>	2018-2020	The City will be updating its parking requirements as part of the Zoning Code	CDD

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	Review and update its parking standards as necessary to reduce the amount of land devoted to parking and encourage shared parking arrangements, particularly in mixed-use and transit-oriented developments.		update which is scheduled to be completed in late 2024. The City is proposing to reduce parking requirements along the East Bidwell Street Mixed-use Corridor and within the TOD overlay areas.	
M-12	Commercial Truck Routes Review and update its commercial truck routes map to ensure it meets the economic needs of the community and includes STAA routes.	2018-2020	In 2021, the Folsom Police Officers worked to ensure the STAA routes were followed by commercial trucks. These enforcement efforts helped to reduce congestion, abate noise, and protect city roadways from disrepair caused by the heavy trucks.	Public Works CDD (Supporting Dept.)
M-13	Quarry Truck Management Plan Maintain and implement a Quarry Truck Management Plan.	Annual	In 2022, the Public Works Department staff started communications with Sacramento County to develop the Quarry Truck Management Plan and Memorandum of Understanding with the County.	Public Works CDD (Supporting Dept.)
Economic Element				
EP-1	Industry Cluster Analysis Coordinate with the Folsom Chamber of Commerce to conduct an analysis of the industry clusters that exist in Folsom and the emerging or potential clusters in Folsom.	2018-2020	In 2023, the City Council directed staff to seek the assistance of an economic development consultant to develop an economic development action plan for Council consideration over the next three years. As part of the planning effort, the consultant will provide demographic, real estate, and economic analyses, including existing, emerging, or potential industry clusters.	City Manager CDD (Supporting Dept.)
EP-2	Customer Service Survey Develop and implement a customer service survey to better understand the customer service relationship between the City and business community.	2018-2020	In 2022, the City conducted the "Folsom Listens" community survey to determine priorities for essential city services.	City Manager
EP-3	Folsom Accelerated Small Tenant Improvement Review (FASTIR) Continue to maintain and implement a program to help tenants obtain building permits in a timely manner, with a goal of providing building permits within one to two days.	2018-2020	The FASTIR program was activated in July 2010. In 2020, the pandemic reduced the demand for opening new tenant spaces resulting in a sharp decrease in the use of the FASTIR program. In addition, the process changed with the launch of the ePermit Center and ProjectDox, which	CDD

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			reduced face-to-face meetings. Currently the program is operating electronically and is experiencing a moderate level of use.	
EP-4	Inventory of Developable Sites Develop and maintain an inventory of developable sites to encourage the development of key new industries.	Ongoing	The Community Development Department has developed a citywide database of vacant and underutilized land and broken it into separate categories for commercial and residential land.	CDD IS (Supporting Dept.)
EP-5	Folsom Tourism Bureau Coordinate with the Folsom Tourism Bureau on strategies to attract visitors to Folsom. The City shall invite representatives from the Folsom Tourism Bureau to regularly brief the Folsom City Council on programs and strategies.	Ongoing	The City coordinates regularly with the Folsom Tourism Bureau, the Folsom Historic District Association, and the History District Marketing Coalition on partnership opportunities to attract visitors to Folsom. Initiatives in 2020/2021 included a shop/support local campaign, joint social media tourism marketing campaigns, new "visitors" section of the City of Folsom website, and an economic development website. In 2022/2023, the City collaborated on a cycling event, a Historic District marketing effort, a Johnny Cash events, a citywide tourism street banner program, and other marketing efforts. Meetings are held on a quarterly basis. Other projects have included a New Resident Guide and New Business Guide. Both publications showcase Folsom's tourism assets.	City Manager CDD P & R (Supporting Dept.)
Natural and Cultural Element				
NCR-1	Urban Forest Plan Develop and maintain an Urban Forest Plan.	2021-2025	No action taken in 2023.	CDD
NCR-2	Maintain GHG Emissions Inventory Review and update the City's GHG emissions inventory for municipal and communitywide GHG emissions every five years at a minimum.	2021-2025/ 2026-2040	No action taken in 2023.	CDD
NCR-3	Creek Week Sponsor a citywide volunteer creek clean-up day during "Creek Week."	Annual	In 2023, while there was not a City-wide single day "Creek Week" cleanup event, the Public Works Department did provide	Parks and Rec Public Works

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			supplies and support to residents that volunteered to pick up trash and maintain various creek segments and open space corridors throughout the year.	
NCR-4	Cultural Resources Inventory Maintain and implement a cultural resource inventory to identify, evaluate, register, and protect Folsom’s cultural resources.	Ongoing	<p>The City continues to maintain and implement a cultural resource inventory to protect Folsom’s cultural resources.</p> <p>In 2022, the Historic District Commission approved the Folsom State Prison for listing on the City of Folsom Cultural Resource Inventory.</p> <p>In 2022, the City of Folsom accepted a declaration of covenants and restrictions in the Folsom Plan Area White Rock Springs Ranch neighborhood that encompasses the white rocks of white rock road as well as interpretive signage around the homestead that previously occupied that area.</p> <p>In 2023, additional open space/conservation areas preserving cultural resources of the Shingle Springs Band of Miwok, were accepted in the Folsom Plan Area.</p>	<p>CDD</p> <p>P & R (Supporting Dept.)</p>
NCR-5	Historic Preservation Master Plan Maintain and implement the Historic Preservation Master Plan.	Ongoing	<p>The City continues to maintain and implement the Historic Preservation Master Plan.</p> <p>Due to existing and future maintenance needs, a Historic Building assessment was completed in 2022 for the city-owned Depot Building in the Historic District.</p>	<p>CDD</p>
NCR-6	Lighting Design Standards Establish consistent lighting standards for outdoor lighting of city development to reduce high-intensity nighttime lighting and glare. These standards shall be consistent with the Folsom Plan Area Specific Plan Community Design	2021-2025	<p>The Parks and Recreation Department continues to implement outdoor lighting standards for park facilities.</p> <p>The Parks and Recreation Department has developed outdoor sports field lighting system standards that require high quality</p>	<p>CDD</p> <p>P & R (Supporting Dept.)</p>

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<p>NCR-6 <i>Cont.</i></p>	<p>Guidelines. Additional standards shall be considered, including the use of automatic shutoffs or motion sensors for lighting features to further reduce excess nighttime light.</p> <p>To reduce impacts associated with light and glare, the City will require the following lighting standards:</p> <ul style="list-style-type: none"> Shield or screen lighting fixtures to direct the light downward and prevent light spill on adjacent properties. Place and shield or screen flood and area lighting needed for construction activities and/or security so as not to disturb adjacent residential areas and passing motorists. For public street, building, parking, and landscape lighting in residential neighborhoods, prohibit the use of light fixtures that are of unusually high intensity or brightness (e.g., harsh mercury vapor, low-pressure sodium, or fluorescent bulbs) or that blink or flash. For public parks and sports facilities, the City will use the best light and glare control technology feasible, along with sensitive site design. <p>Use appropriate building materials (such as low-glare glass, low-glare building glaze or finish, neutral, earth-toned colored paint, and roofing materials), shielded or screened lighting, and appropriate signage in the office/commercial areas to prevent</p>		<p>on-field performance, environmental sensitivity to the surrounding area, energy efficiency, spill and glare control and field management solutions including remote monitoring and management of sports field lighting. In addition, the Parks and Recreation Department has developed lighting standards for park facilities, including parking-lot lighting. All lighting systems are required to be LED, capable of going into energy conservation mode (reduced power use) and include spill and glare control.</p> <p>In addition, Lighting and Landscape Districts are systemically replacing street light fixtures with modern LED technology as funding allows.</p>	
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NCR-7	<p>light and glare from adversely affecting motorists on nearby roadways.</p> <p>Management of Inadvertently Discovered Cultural Resources</p> <p>Develop a program for the management of inadvertently discovered cultural resources. The program will consist of, but will not necessarily be limited to the following standards:</p> <p>The City will require, through permit or tentative map conditions or contractual obligations, that in the event of any inadvertent discovery of archaeological resources, all such finds will be subject to PRC 21083.2 and CEQA Guidelines 15064.5. Procedures for inadvertent discovery are listed below.</p> <p>In the event of the inadvertent discovery of previously unknown archaeological sites during excavation or construction, all construction affecting the site shall cease and the contractor shall contact the City.</p> <ul style="list-style-type: none"> • All work within 100 feet of the find will be halted until a professional archaeologist can evaluate the significance of the find in accordance with NRHP and CRHR criteria. <p>If any find is determined to be significant by the archaeologist, representatives of the City will meet with the archaeologist to determine the appropriate course of action. If necessary, a Treatment Plan will be prepared by an archeologist, outlining recovery of the resource, analysis, and reporting of the find. The Treatment Plan will be submitted to the City for review and approval prior to resuming construction.</p>	2018-2020	<p>The Community Development Department requires (as a condition of approval for tentative maps) that projects conduct construction worker awareness training, conduct on-site monitoring if required, stop work if cultural resources are discovered, assess the significance of the find, and perform treatment or avoidance as required.</p> <p>No cultural resources were inadvertently discovered through any City construction project or maintenance activities in 2023.</p>	<p>CDD</p> <p>P & R (Supporting Dept.)</p>

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NCR-8	<p>Management of Paleontological Resources</p> <p>Develop a program for the management of paleontological resources. The program will consist of, but will not necessarily be limited to, the following standards and requirements: Prior to approval of a discretionary project, it shall be determined through literature review and records research, the paleontological sensitivity of the geologic units affected by the project. If paleontological resources may be present, conditions will be added to the project approval to monitor for and salvage paleontological resources during ground-disturbing activities.</p>	2018-2020	<p>The Community Development Department requires (as a condition of approval for tentative maps) that projects conduct construction worker awareness training, stop work if paleontological resources are discovered, assess the significance of the find, and prepare and implement a recovery plan as required.</p> <p>No paleontological resources were discovered through any City construction projects or maintenance activities in 2023.</p>	<p>CDD</p> <p>P & R (Supporting Dept.)</p>
Public Facilities and Services Element				
PFS-1	<p>Capital Improvement Plan</p> <p>Update the Capital Improvement Plan (CIP) biannually to ensure the implementation and adequacy of the plan.</p>	2018-2020/ 2021-2025/ 2026-2040	<p>The City's Capital Improvement Plan was updated in conjunction with the annual FY 2023-24 Budgeting process.</p> <p>In 2022, the Fire Department completed design concepts for Fire Station 34 in the Folsom Plan Area. The new 13,932-square-foot fire station has been designed to be consistent with Fire Station 39 in Empire Ranch. The construction phase commenced in Spring of 2023 with an anticipated completion mid-August of 2024.</p> <p>For 2023, the Parks & Recreation Department initiated the construction of Prospector Park, the first park in the Folsom Plan Area. The Parks & Recreation Department also initiated the CEQA process for Benevento Family Park.</p> <p>Livermore Phase 5A project was initiated in 2023. This includes primarily a parking lot off McAdoo street to relieve congestion in neighborhood streets.</p>	<p>Public Works</p> <p>Finance</p> <p>P & R</p> <p>EWR</p> <p>(All Departments are supporting)</p>

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			Also in 2023, the Folsom Zoo Sanctuary completed installation of a perimeter fence for the entire 6.7-acre property to meet USDA standards.	
PFS-2	Arts and Culture Master Plan Review and update an Arts and Culture Master Plan every five years. As part of the Plan, prepare guidelines for plaques, signs, and other displays in public spaces to increase awareness of such cultural and historic sites and events.	2018-2020/ 2021-2025/ 2026-2040	The Arts and Culture Master Plan was updated and approved on March 8, 2018. The master plan determines the vision, value, and goals in providing art and cultural services to the city. The master plan is on a schedule to update every 10 years with the next update to occur prior to 2028.	P & R CDD (Supporting Dept.)
PFS-3	Public Art Guidelines Review and update every five years guidelines regarding permanent artwork in public spaces.	2018-2020/ 2021-2025/ 2026-2040	The Parks and Recreation Department currently has public art guidelines for all proposed permanent artwork in public spaces in the city. These guidelines were reviewed and updated in 2018. The 2018 guidelines were reviewed and approved with no changes by the Folsom Arts and Cultural Commission on September 8, 2022.	P & R CDD (Supporting Dept.)
PFS-4	Water Master Plan Continue to review and update the City's Water Master Plan at least every five years consistent with the land use patterns and densities/intensities provided for in the General Plan.	2021-2025/ 2026-2040	The Water Master Plan was updated in 2017 and approved by City Council on November 11, 2017 by Resolution No. 10028. The next update will occur sometime in Fiscal Year 2024-25.	EWR Public Works (Supporting Dept.)
PFS-5	Urban Water Management Plan Review and update the Urban Water Management Plan at least every five years, as required by the Urban Water Management Planning Act.	2021-2025/ 2026-2040	The Urban Water Management Plan (UWMP) was updated in 2021 and approved by the City Council on June 8, 2021 by Resolution No. 10643. The next update is currently in process and scheduled to be completed by July 1, 2026.	EWR Public Works P & R (Supporting Dept.)
PFS-6	Water Management Programs Maintain its water management programs, including its commercial water audits, large landscape irrigation audits, rebates, and education.	Ongoing	Audits In 2023, the Water Management Division completed 104 Audits (Water Wise House calls). Rebates and Education	EWR P & R (Supporting Dept.)

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PFS-6 Cont.			<p>In 2023, the Water Management Division conducted 1,150 water waste interventions with 136 formal water waste citations; conducted 6 community outreach events, reaching about 450 people; and staff attended 22 educational events. In addition, rebates were issued for 157 high efficiency toilets, 66 turf replacements, and 43 irrigation efficiency upgrades. Also, in 2023, direct purchase programs accounted for 171 Rachio Wi-Fi Irrigation controllers and 152 Flume flow measuring devices installed.</p> <p>In 2023, the Parks and Recreation Department installed three new centralized irrigation controllers with master valves and flow sensors to automatically shut down system operation during a waterline break, which will potentially save thousands of gallons of water in the event there is a waterline break.</p>	
PFS-7	Sanitary Sewer Management Plan Review and update Sanitary Sewer Management Plan at least every two years as required by State Water Resources Control Board's General Waste Discharge Requirement Order.	2018-2020/ 2021-2025/ 2026-2040	The Sanitary Sewer Management Plan was updated on July 23, 2019 by Resolution No. 10312. The next update will occur in 2024.	Public Works
PFS-8	Maintenance Permits Obtain State and Federal permits for maintaining all floodways and detention basins and keep these facilities free of flood obstructions.	Ongoing	<p>The City has an active Routine Maintenance Agreement (1600-2014-0197-R2) with California Department of Fish and Wildlife for the express purpose of conducting routine maintenance activities within the City of Folsom and its natural watercourses and tributaries, including detention basins.</p> <p>In 2023, Public Works staff performed routine maintenance activities throughout the City's detention basins and creek corridors including invasive vegetation</p>	Public Works

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			removal and clearing beaver dams and other obstructions from sections of Humbug Creek, Willow Creek, Alder Creek, and their associated tributaries.	
PFS-9	Fire Service Delivery Plan Review and update every five years the Fire Service Delivery Plan to define the future fire protection service needs of the city.	Ongoing	The Fire Service Delivery Plan (now known as the "Fire Department Strategic Plan") was completed in 2020 and is posted on the City's website.	Fire Department
PFS-10	City Energy Use Procedures Develop energy use/plug load procedures for City facilities and engage employees in the implementation process.	Ongoing	In 2020, the city hired a new Facilities Supervisor and began exploring an HVAC Control System for City Hall and implementing appropriate load standards to be more efficient.	P & R
PFS-11	Evaluate Automating Energy Use Systematically evaluate effectiveness of existing systems to automate energy use and implement energy conservation measures such as automatic HVAC system shutdowns, additional room lighting sensors, automatic computer shutdowns, or any other identified energy reduction opportunities.	Ongoing	In 2021 the City received \$550,000 in ARPA funding to replace and modernize the HVAC system at City Hall which will allow for automating the energy use with improved software control systems. For 2023, the consultant completed design specifications for the City Hall HVAC Replacement Project. A vendor has been selected, a construction schedule has been established, and the project is underway. Estimated date of completion is June, 2024.	P & R
PFS-12	Evaluate Energy Use Evaluate facilities energy use to identify key areas where energy upgrades are needed and consider lighting retrofits, building weatherization, and mechanical/HVAC upgrades	Ongoing	The City plans to replace and update the HVAC system at City Hall. Once the system is replaced and modernized, the energy use at City Hall will be re-evaluated to show the improvements that were achieved. In 2023, facilities maintenance staff initiated the development of thermostat guidelines that will be applied consistently throughout City Hall. These guidelines, along with the installation of new variable air volume (VAV) units, rooftop units, and	P & R

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			controls should lead to energy savings of 8-10%. Staff will monitor and provide quarterly updates.	
PFS-13	Streetlight Retrofit Continue to retrofit streetlights with light-emitting diode (LED) fixtures for energy efficiency and reduced maintenance	Ongoing	<p>In 2022, the Municipal Landscape Services Division retrofitted approximately 150 streetlights from 100W HPS to 66W LED in various landscape and lighting districts. In addition, the Public Works Department converted 90 streetlights to LED along major corridors and city-maintained neighborhoods.</p> <p>Municipal Landscape Services continues to replace streetlights with high-efficiency LED retrofits.</p> <p>In 2023, Public Works replaced City owned streetlights with LEDs and currently only 80 City owned streetlights remain to be converted.</p>	Public Works P & R
PFS-14	PFS-14. Energy Efficient Fleet Continue purchasing alternative fuel/technology vehicles when replacing vehicles in existing fleet. Use high-performance renewable diesel in 100 percent of existing (2014) and future diesel on-road vehicles and convert entire on-road gasoline vehicles to electric by 2035	Ongoing	In 2021, the city received its first all-electric vehicle. One more was added in 2022, and seven in 2023. The Fleet Division is continuing to transition the light duty fleet to energy efficient alternatives. Use of renewable diesel and conversion of medium and heavy-duty fleet to zero emission to begin in 2024.	Public Works P & R CDD EWR (Supporting Dept.)
PFS-15	Reduce VMT in City Operations Take actions to reduce vehicle miles traveled related to city operations. Potential actions may include: <ul style="list-style-type: none"> • Install timer locks on all City owned restroom facilities – reducing the vehicle travel needed to manually lock/unlock these facilities. 	Ongoing	<p>The City of Folsom continues to take actions to reduce VMT related to city operations.</p> <p>In 2022, the Community Development Department launched its new electronic permitting and plan review system (ComDev). This system in conjunction with ProjectDox (plan review system launched</p>	Public Works CDD P & R (Supporting Dept.)

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	<ul style="list-style-type: none"> Revise City Design Review process so employees only need to post a notice at the site once. Allow online credit card payments for certain CDD Permits - reducing applicant need to drive to City Hall.		<p>in 2020) enables applicants to submit applications and plans electronically to the City for review instead of requiring them to print them out and deliver them to City Hall. These measures not only reduce VMT, but also lessen the cost and time involved in the development review process.</p> <p>In addition, Public Works Traffic Signal Maintenance continues to expand its remote monitoring system to allow for remote access to traffic signals in the event of calls for service. This allows Traffic Signal Technicians remote access to traffic signals from anywhere in the City, so they do not have to drive to specific locations for certain maintenance calls.</p>	
PFS-16	PACE Program Continue to assist in implementing the Property Assessed Clean Energy (PACE) programs to facilitate energy conservation financing in Folsom.	2018-2020	The City of Folsom continues to assist in implementing Property Assessed Clean Energy (PACE) programs to facilitate energy conservation financing in Folsom. There are currently several PACE programs available to Folsom homeowners and businesses.	CDD
PFS-17	Partnerships for Energy Conservation Work with regional partners and local energy utilities (e.g., Sacramento Municipal Utility District [SMUD] and Pacific Gas & Electric Company [PG&E]) to promote, develop, maintain, and implement energy conservation and efficiency programs. These could include residential and commercial programs that provide rebates and financing for energy efficiency upgrades to existing homes and commercial buildings, SMUD's Greenergy and carbon off-set program, photovoltaic system retrofits, and other applicable programs.	Ongoing	The City of Folsom continues to work with regional partners and local energy utilities to promote, develop, and implement energy conservation and efficiency programs.	Public Works CDD P & R (Supporting Depart.)
PFS-18	Neighborhood Cleanup Program	Ongoing	The City of Folsom continues to provide bulky waste collection to Folsom residents. In 2023, the Waste and Recycling Division	Public Works

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	Collect bulky waste (e.g., lumber, furniture, tires) from Folsom residents to maintain a clean, attractive city.		completed over 10,000 pickups and collected over 1,800 tons of waste. The Division continued to recycle mattresses, appliances, scrap metal, tires and organic waste collected from this program.	
PFS-19	Recycling Containers Expand the number of recycling containers at City facilities and properties to capture more recyclables that are currently going to the landfill.	2018-2020	In early 2022 the Waste and Recycling Division completed the distribution of organics containers to all City facilities.	Public Works
PFS-20	Reduce Waste in City Facilities Reduce waste diverted to the landfill by expanding the use of automatic hand dryers in bathrooms, as well as setting printer defaults to double-sided printing.	2018-2020	<p>In 2023, the City continued the waste reduction practices in accordance with the procurement policy revised in 2021. In 2020, the CDD Department implemented electronic plan check through the use of ProjectDox. In March of 2022, the City launched the new ComDev permitting system, which allows for the submittal, payment, and issuance of building permits completely paperless. Both programs significantly reduce the amount paper printed and diverted to landfills.</p> <p>In 2022, the Parks and Recreation Department adopted a new standard that requires all new park facilities to include recycling facilities in addition to solid waste facilities. In 2023, the Parks and Recreation Department implemented these new recycling standards into Prospector Park.</p>	Public Works P & R (Supporting Dept.)
PFS-21	M.O.W.E.R. Program Provide education on composting and grass cycling to the public through the Minimizing Organic Waste with Education and Recycling (M.O.W.E.R.) program.	Ongoing	The Waste and Recycling Division hosted two public workshops in 2023 to educate residents about backyard composting and grass cycling.	Public Works
PFS-22	Renewable Energy in City-Operated Buildings Strive to supplement 25 percent of City-owned building energy demand through on-site or off-site renewable energy sources. On-site sources may include solar panels or other types of renewable energy	Ongoing	In 2022, the Fire Department completed design concepts for Fire Station 34 in the Folsom Plan Area. The new 13,932-square-foot fire station has been designed to be solar panel ready for future rooftop solar panel installation; construction	P & R Public Works (Supporting Dept)

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	systems on rooftops or parking areas, and on-site energy storage. Off-site sources could include combinations of equivalent renewable energy generation systems, power purchase agreements, or other off-site programs offered by energy utilities (e.g., SMUD's Greenergy or SolarShares programs).		commenced in 2023 and is scheduled for completion in 2024. For 2023, Facilities Services worked with EWR to conduct a Citywide energy audit in order to determine if the City is eligible for funding to provide energy efficient upgrades such as solar systems and LED lighting.	
PFS-23	High-Efficiency or Alternately-Powered Water Heater Replacement Program Provide educational material and information on the City's website, as well as through the permit and building department, on the various high-efficiency and alternately-powered water heat replacement options available to current homeowners considering water heater replacement; develop appropriate financial incentives, working with energy utilities or other partners; and, streamline the permitting process. Replacement water heaters could include high-efficiency natural gas (i.e., tankless), or other alternately-powered water heating systems that reduce or eliminate natural gas usage such as solar water heating systems, tankless or storage electric water heaters, and electric heat pump systems.	Ongoing	The City hosts relevant links on the city website directing people to the SMUD program for water heater rebates for efficient replacement units.	CDD Public Works (Supporting Dept.)
PFS-24	Energy Efficiency and Renewable Energy Retrofits and Programs Strive to increase energy efficiency and renewable energy use in existing buildings through participation in available programs. Actions include: <ul style="list-style-type: none"> Establish a dedicated City program with a clear intent to provide support and promote available green building and energy retrofit programs for existing buildings. 	Ongoing	The City continues to limit the Building Permit fee for PV solar retrofit projects as determined by State legislation. In addition, the City created and maintains streamlined plan review and processing service for Residential Electric Vehicles and Residential Solar Photovoltaic and ESS systems. The streamlined service includes step-by-step guides, checklists and key information required to ensure complete submittals are provided to expedite the intake, plan review and processing process. Plan review timelines	CDD Public Works (Supporting Dept.)

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	<ul style="list-style-type: none"> Incentivize solar installation on all existing buildings that undergo major remodels or renovations and provide permit streamlining for solar retrofit projects. Provide rebates or incentives to existing SMUD customers for enrolling in the existing Greenergy program. Provide education to property owners on low-interest financing and/or assist property owners in purchasing solar photovoltaics through low-interest loans or property tax assessments. <p>Continue to work with SMUD and other private sector funding sources to increase solar leases or power purchase agreements (PPAs).</p>		<p>for both projects are reduced to up to 4 days and fees are in alignment with State legislation.</p> <p>For new residential projects, the City informs and educates applicants on cost saving programs such as the SMUD SolarShares Program.</p>	
PFS-25	<p>Zero Net Energy Development Adopt an ordinance to require ZNE for all new residential construction by 2020 and commercial construction by 2030, in coordination with State actions to phase in ZNE requirements through future triennial building code updates.</p>	2018-2020/ 2026-2040	In January of 2023 the City of Folsom adopted the 2022 California Energy Efficiency Code (CEEC). Not only does the 2024 CEEC require new residential construction to be ZNE, but it also penalizes new construction from using non-electric appliances and requires homes to accommodate electric upgrades where non-electric appliances are installed to minimize future use of natural gas. Commercial construction is still on track for ZNE in new commercial construction in 2030 and has increased additional efficiencies and energy specific inspection to certify compliance.	CDD
PFS-26	<p>Renewable Diesel Revise the City of Folsom’s Standard Construction Specifications to require that all construction contractors use high-</p>	2026-2040	In 2020, the City revised Folsom’s Standard Construction Specifications to require all construction contractors to use high-performance renewable diesel for both	CDD

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	<p>performance renewable diesel for both private and City construction. Phase in targets such that high-performance renewable diesel would comprise 50 percent of construction equipment diesel usage for projects covered under the specifications through 2030, and 100 percent of construction equipment diesel usage in projects covered under the specifications by 2035.</p> <p><i>For projects subject to CEQA seeking to streamline GHG analysis consistent with the General Plan, the use of high-performance renewable diesel would be required consistent with the above targets.</i></p>		private and City construction. As such, high-performance renewable diesel must comprise 50 percent of construction equipment diesel usage for projects covered under the specifications through 2030.	
PFS-27	<p>Reduce Water Consumption in New Development</p> <p>Encourage water efficiency measures for new residential construction to reduce indoor and outdoor water use. Actions include promote the use of higher efficiency measures, including: use of low-water irrigation systems, and installation of water-efficient appliances and plumbing fixtures. Measures and targets can be borrowed from the latest version of the Guide to the California Green Building Standards Code (International Code Council)</p> <p><i>For projects subject to CEQA seeking to streamline GHG analysis consistent with the general plan, compliance with CALGreen Tier 1 Water Efficiency and Conservation measures would be required.</i></p>	Ongoing	The Community Development Department requires (as a condition of approval) that all new residential developments install water-efficient fixtures and appliances and that landscape plans comply and implement water efficient requirements as adopted by the State of California (Assembly Bill 1881) (State Model Water Efficient Landscape Ordinance).	CDD
Parks and Recreation Element				
PR-1	<p>Parks and Rec Master Plan</p> <p>Review and update every five years the Parks and Recreation Master Plan to carry out the goals of the General Plan and ensure that the parkland resources and</p>	2021-2025/ 2026-2040	The Parks and Recreation Master Plan is proposed to be updated in 2023-24. The updated master plan will reevaluate the status of park development, the estimated cost of developing remaining parks, and	P & R

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	recreation programs are sufficient to maintain Folsom's high quality of life.		<p>recommendations on the prioritization of undeveloped parks.</p> <p>Funding was not identified in 2023 to provide the update to the Parks & Recreation Master Plan.</p>	
PR-2	<p>Alternative Funding Sources</p> <p>Examine the feasibility of establishing alternative sources of funding for the acquisition, development, and renovation of parklands and financing for expanded recreation programs.</p>	2021-2025	<p>In 2019, the Parks and Recreation Department identified a significant funding gap for future park development and renovation. The Parks and Recreation Master Plan Update (planned for completion in 2023-24) will inform future funding priorities for the completion of unfinished parks and development of new parks.</p> <p>Due to funding not being identified in 2023, the Parks & Recreation Master Plan, prioritizing project build-out and funding identification has not been completed.</p>	P & R
PR-3	<p>Governmental Coordination</p> <p>Coordinate with County, State, Federal, and regional agencies to achieve the goals and policies of the Parks and Recreation Element, including improved public access to the riverfront area for recreation.</p>	Ongoing	<p>In 2022, the Community Development Department acquired a consultant to steward the river district master plan.</p> <p>In 2023, a consultant was selected to update the River District Master Plan and the project was initiated.</p>	P & R
PR-4	<p>Recreation Activity Guide</p> <p>Maintain and implement an activity guide for recreation programs, leagues, and special events at a minimum of two times per year.</p>	Ongoing	In 2023, the Parks & Recreation Department published 3 editions of the Recreation Activity Guide (winter/spring, summer, and fall)	P & R
Safety and Noise Element				
SN-1	<p>Adopt a Noise Reduction Program</p> <p>Adopt a citywide noise reduction program to reduce traffic noise levels along roadways where significant increases in traffic noise levels are expected to occur. The program shall include, but shall not be limited to, the following specific elements</p>	2021-2025	The Folsom Police Department continues to educate drivers on and enforce traffic laws within the City. These laws include driving off posted truck routes, speed limits, and modified exhaust. The traffic bureau performed selected enforcement of motorcycle safety/motorcycle exhaust	<p>CDD</p> <p>Public Works Police Department</p>

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Action No.	Implementation Action	Timeframe	Status of Implementation	Responsible Dept./Support Dept.
	<p>for noise abatement consideration where reasonable and feasible:</p> <ul style="list-style-type: none"> Noise barrier retrofits; Truck usage restrictions; Reduction of speed limits; Use of quieter paving materials; Building façade sound insulation; Traffic calming; Additional enforcement of speed limits and exhaust noise laws; and Signal timing. 		violations during the months of May and August of 2022. Violators cited for vehicle codes regarding modified exhaust systems are sent to the Bureau of Automotive Repair (BAR) for inspection and compliance under the vehicle code.	(Supporting Dept.)
SN-2	<p>Emergency Operations Plan Review and update every five years the emergency operations plan, which addresses medical care, escape routes, mutual aid agreements, temporary housing and communications.</p>	2018-2020/ 2021-2025	The Fire Department completed the Emergency Operations Plan in 2020 and it is posted on the City's website.	<p>Police Dept Fire Dept</p> <p>(All Departments are Supporting)</p>
SN-3	<p>Community Emergency Response Team Support the Community Emergency Response Team (CERT) program to prepare residents in the event of a disaster.</p>	Ongoing	The Fire Department trains community members every year as part of the CERT team. The Folsom CERT team activates multiple times every year to support the Fire Department and the City of Folsom on multiple emergency and non-emergency events. In 2023 there were approximately 34 active CERT team members.	<p>Police Dept Fire Dept</p>
SN-4	<p>Multi-Hazard Mitigation Plan Review and update every five years the on-going hazard assessment as part of the Sacramento County Multi-Hazard Mitigation Plan.</p>	Ongoing	The City participated with Sacramento County and other local jurisdictions to update the Sacramento County Multi-Jurisdictional Local Hazard Mitigation Plan (LHMP). The updated plan was completed in September 2021 and approved pending adoption by FEMA in December 2021. The updated LHMP was adopted by City Council in February 2022.	Public Works
SN-5	<p>Community Wildfire Preparedness Plan Review and update every five years the Community Wildfire Preparedness Plan</p>	Ongoing	The Fire Department updated the Community Wildfire Protection Plan and incorporated it into the City Emergency	<p>Fire Dept</p> <p>P & R</p>

General Plan Implementation; January 1 - December 31, 2023

Appendix A

Action No.	Implementation Action	Timeframe	Status of Implementation	Responsible Dept./Support Dept.
	(CWPP) to help reduce the risk of catastrophic wildfires in the community.		<p>Operations Plan as an Appendix. The review process is scheduled for 2024.</p> <p>Members of the Police Department’s Neighborhood Services Bureau are deployed to educate and enforce city ordinances prohibiting camping in open spaces that are deemed as high fire danger areas. Due to these campaigns, the number of wildfires seen within the City has drastically reduced.</p> <p>In addition, the Parks and Recreation Department continues implementation of the Defensible Space and Vegetation Management Plan to address ladder fuel and open space management by focusing on the use of sustainable sources such as goats/sheep for weed abatement and staggered work zones to spread out the impact of traditional means of ladder fuel work. The Plan is an on-going collaboration with the City Fire Department and Cal Fire.</p> <p>On June 23, 2022, the City received a \$279,000 grant from FEMA (with a \$93,000 city match) for reduction of ladder fuels and creation of defensible space.</p> <p>In 2023, the Parks and Recreation Department completed Phase I work associated with the FEMA grant.</p>	(Supporting Dept.)
SN-6	<p>Hazardous Materials</p> <p>Maintain a hazardous materials program that ensures residents and businesses dispose of hazardous materials properly. The program should allow residents and businesses to schedule pick up of their hazardous materials by the City and educate residents on what the City considers hazardous waste.</p>	Ongoing	<p>The City of Folsom continues to provide education and collection of household hazardous materials to Folsom residents and businesses. The Waste and Recycling Division completes approximately 4,000 appointments each year.</p>	Public Works

General Plan Implementation; January 1 - December 31, 2023

Appendix A

Action No.	Implementation Action	Timeframe	Status of Implementation	Responsible Dept./Support Dept.
SN-7	Reduce Aircraft Noise Continue to collaborate with Sacramento County to reduce noise levels from air traffic in Folsom.	Ongoing	The City of Folsom continues to collaborate with Sacramento County to reduce noise levels from air traffic in Folsom.	CDD
SN-8	Review Evacuation Plan and Routes Analyze the capacity, safety, and viability of the City's evacuation routes under a range of emergency scenarios annually, as part of the annual review of the City's Emergency Operations Plan	Annual	The Folsom Police and Fire Departments continually review and update evacuation routes within the City in order to mitigate potential bottlenecks should an emergency evacuation become necessary.	CDD Fire Dept Police Dept Public Works (Supporting Dept)
SN-9	Update Stormwater and Flood Standards Review and update, as needed, the City's Design and Procedures Manuals and Improvement Standards to address the increased intensity, duration, and frequency of future flood events.	2021-2025	No revisions to the City's design standards relative to flood protection were taken in 2023.	CDD Public Works (Supporting Dept.)
SN-10	Conduct Outreach on Wildfire Smoke Protection Conduct outreach to educate all residents including vulnerable populations (e.g., youth and seniors) with strategies to protect themselves and their homes from the increased impacts from wildfire smoke.	2026-2040	The Sacramento Metropolitan Air Quality Management District published its Wildfire Smoke Air Pollution Emergency Plan for Sacramento in September 2022. Staff provides information, shelter locations, and personal protective equipment to affected community members when needed.	Fire Dept Police Dept
SN-11	Upgrade Existing Heat Sensitive Infrastructure Upgrade existing heat-sensitive infrastructure (e.g., roadways, bridges) in the city to withstand the future intensity and frequency of extreme heat events	2026-2040	New Program. No action taken in 2023.	Public Works EWR
SN-12	Update Design Standards Review and update, as needed, relevant climate-related design standards (e.g., heating and cooling) and building code requirements to ensure development can withstand future extreme heat events	2021-2025	New Program. No action taken in 2023.	CDD Public Works
SN-13	Coordinate with Regional Agencies Coordinate with regional service providers including Sacramento Municipal Utility District and Sacramento Regional Transit District to implement infrastructure	2026-2040	New Program. No action taken in 2023.	Public Works

General Plan Implementation; January 1 - December 31, 2023

Appendix A

Action No.	Implementation Action	Timeframe	Status of Implementation	Responsible Dept./Support Dept.
	updates for systems outside the City's jurisdiction to prepare for climate change impacts (e.g., extreme heat, larger storm events)			
SN-14	Implement a Cool City Strategy Develop and implement a Cool City Strategy, in coordination with the Sacramento Metropolitan Air Quality Management District, to reduce the impacts of the Urban Heat Island effect. The strategy shall include various measures including increasing the urban tree canopy and use of cool roofs and cool pavements as well as increasing green space in the city	2021-2025	New Program. No action taken in 2023.	CDD Public Works P & R (Supporting Dept)
SN-15	Conduct Educational Outreach on Extreme Heat Events Implement an education and outreach program to relevant businesses and institutions such as residential care facilities and schools to help protect vulnerable populations from the increasing intensity of extreme heat events	Ongoing	The Folsom Police and Fire personnel assist with education and outreach programs designed to protect community members during heat related events. Outreach is accomplished via social media accounts (including Facebook, Nixle, and Instagram) and through word of mouth primarily through our Community Crime Suppression Team. Police and Fire personnel also assist in staffing Community Cooling Centers that are set up in response to high heat wave risk issued by the National Weather Service. During 2023, the city opened a Cooling Center multiple times with an average of 4-8 residents visiting.	Fire Dept Police Dept
SN-16	Promote Cost Benefits of Reducing Electricity Use Work with the Sacramento Municipal Utility District (SMUD) to promote and help educate residents about SMUD's time-of-day energy rates and the cost benefits of reducing electricity use during peak demand periods	2021-2025	New Program. No Action taken in 2023.	CDD

APPENDIX B

HOUSING ELEMENT ANNUAL PROGRESS REPORT
(EXHIBITS)

EXHIBIT 1
HOUSING ELEMENT IMPLEMENTATION TABLE

**ANNUAL ELEMENT PROGRESS REPORT
Housing Element Implementation**

(CCR Title 25 §6202)

Jurisdiction	Folsom
Reporting Year	January 1, 2023 through December 31, 2023

**Table D
Program Implementation Status pursuant to GC Section 65583**

Housing Programs Progress Report
Describe progress of all programs including local efforts to remove governmental constraints to the maintenance, improvement, and development of housing as identified in the housing element.

1	2	3	4
Name of Program	Objective	Timeframe in H.E	Status of Program Implementation
H-1 Adequate Sites Monitoring	<p>The City shall annually update the vacant and underutilized sites inventory and make the updated inventory available on the City website. The City shall maintain adequate sites to accommodate 2,226 very low-income units, 1,341 low-income units, and 829 moderate-income units within the planning period. The City shall make findings related to the potential impact on the City's ability to meet its share of the regional housing need when approving applications to rezone residentially designated properties or develop a residential site with fewer units or at a higher income than what is assumed for the site in the Housing Element sites inventory, consistent with "no-net-loss" zoning requirements in Government Code Section 65863.</p>	Annually	<p>Annually - The City continues to update the residential vacant land inventory. The Vacant Land Inventory was updated in 2021 as part of the Housing Element update and is currently available on the City's website. For each project proposal to rezone residentially designated properties or develop a residential site with fewer units or at a higher income than what is assumed for the site in the Housing Element sites inventory, the City includes findings related to the potential impact on the City's ability to meet its share of the regional housing need, consistent with "no-net-loss" zoning requirements.</p>
H-2 Create Additional Lower-Income Housing Capacity	<p>The City shall create additional opportunities for high-density housing to ensure the City maintains adequate capacity to meet the lower-income RHNA throughout the planning period. The City shall increase maximum allowable densities in the East Bidwell Mixed Use Overlay, SACOG Transit Priority Areas outside the Historic District, and Folsom Plan Area Specific Plan Town Center. In implementing this program, the City shall strive to disperse affordable housing opportunities and avoid fair housing issues related to overconcentration. The City shall coordinate with property owners along the East Bidwell Street corridor and within the Transit Priority Areas to identify and pursue residential development opportunities. The City shall review and revise Policy 4.7 of the Folsom Plan Area Specific Plan to increase the total number of dwelling units allowed in the Plan Area in order to satisfy the RHNA, as long as infrastructure needs are met. In addition, the City shall coordinate with property owners in the Folsom Plan Area to mitigate for the loss of lower-income housing sites to market rate housing.</p>	<p>Increase maximum allowable densities by 2022; reach out to property owners at least annually</p>	<p>Underway - In 2021, the City received three separate Regional Early Action Planning Grant Program (REAP) grants from Sacramento Area Council of Governments (SACOG). The three REAP grant projects awarded will advance the City's Housing Element goal of exploring increased densities and updated development standards for the City's Transit Priority Areas, the East Bidwell Mixed Use Corridor, and the Town Center area of the Folsom Plan Area Specific Plan (FPASP). Key elements of this effort are understanding appropriate design for each area, establishing design standards, and understanding how design, density, and development standards affect development economics. In 2022, Community Development staff presented key findings from the Targeted Multi-Family and Mixed-Use Development Study to Planning Commission and City Council. Based on City Council feedback staff and the consultant team identified new maximum allowable densities in each targeted area in order to begin the CEQA analysis, which commenced in 2023. The project is scheduled to be completed Fall 2024.</p>

Housing Programs Progress Report			
Describe progress of all programs including local efforts to remove governmental constraints to the maintenance, improvement, and development of housing as identified in the housing element.			
1	2	3	4
Name of Program	Objective	Timeframe in H.E	Status of Program Implementation
H-3 Standards for Transit Oriented Development	The City shall establish development standards for transit-oriented development located within SACOG Transit Priority Areas as part of the comprehensive zoning code update. Development standards should promote sustainable land use practices that reduce vehicle trips and should allow for mixed-use developments as well as stand-alone residential. In addition, the City shall provide for CEQA streamlining consistent with the provisions of SB 375.	2021 and Ongoing	Underway - As part of the Zoning Code update, the City will consider zoning code amendments that facilitate mixed-use and high-density residential TOD opportunities. In 2023, the City received a \$243,000 Regional Early Action Planning Grant Program (REAP) from Sacramento Area Council of Governments (SACOG). This grant is being used to establish objective development standards (ODDS) for multi-family, mixed-use, and transit-oriented development. The new ODDS are anticipated to be adopted in Fall of 2024.
H-4 Accessory Dwelling Unit Tools and Resources	The City shall develop an ADU Design Workbook that provides illustrated examples of the design standards and styles, as well as other design ideas to assist property owners, developers, and architects and to encourage thoughtful, context-sensitive design. The City shall promote ADU tools and resources to homeowners throughout the city to promote mixed-income neighborhoods. The City shall target the production of 194 ADUs by 2029.	2022	Completed. The City of Folsom developed a two-part design workbook as a resource for those interested in designing and building an Accessory Dwelling Unit (ADU). In addition to providing information on design ideas, the workbook explains the City's review and approval process, illustrates the City's ADU objective design standards set forth in Chapter 17.105 of the Folsom Municipal Code, and identifies recommended design styles for the Historic District.
H-5 Accessory Dwelling Unit Incentives	The City shall incentivize and encourage the construction of accessory dwelling units through development fee reductions and/or waivers. The City shall pursue the development of pre-approved plans dependent on available grant funding or opportunities for regional coordination through SACOG. In addition, the City shall reach out to local lenders to encourage them to provide funding for accessory dwelling units. The City shall target the production of 194 ADUs by 2029.	2024	No Action in 2023.
H-6 Track and Monitor Accessory Dwelling Units and Multi-Generational Units	The City shall track new accessory dwelling units and multi-generational housing units and shall conduct a survey every two years to collect information on the use and affordability of these units. Halfway through the projection period (2025) if determined these units are not meeting a lower-income housing need, the City shall ensure other housing sites are available to accommodate the unmet portion of the lower-income RHNA. The City shall target the production of 194 ADUs and 387 multi-generational housing units by 2029.	Monitor on an ongoing basis and determine affordability by 2025	Ongoing - The City tracks accessory dwelling units and multi-generational housing units as part of the Housing Element Annual Report. In 2023, the City issued building permits for 29 ADUs and 5 multi-generational housing units.
H-7 Development Impact and Permit Fees	The City shall undertake a review of its development impact and permit fees to reconfirm the relationship between required services and fees paid. As part of this study, the City shall review the financial needs of affordable housing projects, determine whether or not City fees can be reduced to facilitate affordable housing development, and identify options for the City to offset the foregone revenues from other sources.	2022	No Action in 2023. Currently, the City does not charge impact fees on accessory dwelling units. In addition, the City allows a 50% reduction in City impact fees for multi-family project studio apartment units.
H-8 Objective Design Standards for Multifamily Housing	The City shall rescind the Design Guidelines for Multifamily Development upon adoption of the Housing Element and shall adopt objective design standards for multifamily development, as part of the comprehensive zoning code update.	2021	Underway - The City plans to adopt objective design standards for multifamily development, as part of the comprehensive zoning code update scheduled for late 2024. Upon adoption of the zoning code, the City will rescind the Design Guidelines for Multifamily Development.

Housing Programs Progress Report

Describe progress of all programs including local efforts to remove governmental constraints to the maintenance, improvement, and development of housing as identified in the housing element.

1	2	3	4
Name of Program	Objective	Timeframe in H.E	Status of Program Implementation
H-9 Conduct Inclusionary Housing Fee Study	The City shall prepare a fee study on the City's inclusionary housing in-lieu fee to determine the financing gap or subsidy required to produce affordable units and the appropriate fee that may be charged to new housing developments if the developer chooses to satisfy its inclusionary requirement through in-lieu fees. Depending on the findings from the study, the City may consider revising the Ordinance to update the methodology for calculating the inclusionary housing in-lieu fee.	2022	In 2021, the City contacted consulting firm, EPS, to conduct an inclusionary housing in-lieu fee study. To date, the City has not considered new revisions to the Housing Inclusionary Ordinance.
H-10 Provide Information on Affordable Housing	The City shall create and distribute educational materials, including a page on the City website, social media posts, and/or brochures, to provide information on the needs and benefits of affordable housing and available resources in the city. The City shall collaborate with local homeless service providers to provide information on homeless needs in the city.	Create educational materials by September 2022	Ongoing - The City distributes educational materials, including information on the City website, social media posts, and/or brochures, to provide information on the needs and benefits of affordable housing and available resources in the city. The City website also includes homeless resource information and referral. In 2023, the city housing intern updated several housing resource documents which can be found at the following link: https://www.folsom.ca.us/government/community-development/housing-services/affordable-housing
H-11 Local Funding for Affordable Housing Development	As available, the City shall allocate funds from the City's Housing Fund toward the development of affordable housing units for low-, very low-, and extremely low-income households. The City shall explore the possibility of establishing priorities for the distribution of funds, which may include criteria such as income targeting, housing for special needs including seniors and persons with disabilities, number of bedrooms, amenities, support services, and target geographies that serve to affirmatively further fair housing. The City shall provide funding to support approximately 580 affordable units by 2029.	Establish priorities by 2024	Ongoing - The City continues to use the Housing Fund toward the development of affordable housing units for low-, very-low, and extremely low households. In 2021, two multi-family affordable apartment projects (Sage at Folsom and Mangini Place) received project approval and loan commitments from the City. The 100% multifamily senior Sage at Folsom apartment project received a \$2,750,000 loan from the City for the construction of 110 affordable units. The 100% affordable multifamily Mangini Place project received a \$6,860,000 loan from the City for the construction of 150 affordable units. In 2022, the City provided a secondary affordable housing loan in the amount of \$588,265.55 to the 100% affordable 75-unit Bidwell Place Apartment project to offset unanticipated Quimby parkland dedication in lieu fees.
H-12 Incentives for Affordable Housing Development	The City shall provide incentives for affordable housing development, including density bonus, fee deferrals or reductions, and reduced fees for studio units (e.g., two-for-one studio fee rate program described in Chapter 16.70 of the Folsom Municipal Code). The City shall also provide outreach to attract and support affordable housing developers in the city, including developers of senior housing, extremely low-income units, and permanent supportive housing for persons with disabilities and developmental disabilities. The City shall target production of 2,150 affordable units by 2029. This will serve to affirmatively further fair housing within the region by providing affordable housing within places of high opportunity.	Provide outreach annually; ongoing	Ongoing - The City continues to provide incentives for affordable housing developments. In 2021 the 152-unit, 100% affordable Mangini Place Apartments project received fee deferral approval and a density bonus. In addition, the 111-unit Sage at Folsom 100% senior apartment project received a few deferral.
H-13 Update Density Bonus Ordinance	The City shall update the City's density bonus ordinance, as part of the comprehensive zoning code update, to reflect recent changes in State law.	2021	Underway - Planned for completion as part of the Zoning Code update, which is scheduled for adoption late 2024.

Housing Programs Progress Report

Describe progress of all programs including local efforts to remove governmental constraints to the maintenance, improvement, and development of housing as identified in the housing element.

1	2	3	4
Name of Program	Objective	Timeframe in H.E	Status of Program Implementation
H-14 ☐ Facilitate Affordable Housing on Large Sites	The City shall encourage property owners and affordable housing developers to target and market the availability of sites with the best potential for development by facilitating meetings between willing property owners of large sites and willing affordable housing developers, when sufficient housing subsidy resources are available. To assist the development of housing for lower income households on larger sites (e.g., more than 10 acres), the City shall strive to streamline the approval process for land divisions, lot line adjustments, and/or specific plans or master plans resulting in parcel sizes that enable affordable housing development, and process fee deferrals related to the subdivision for projects affordable to lower income households. The City shall target production of 635 lower-income units through this program by 2029.	Ongoing	Ongoing - The City continues to work with affordable housing developers and property owners in order to assist the development of housing affordable to lower income households. In addition, the City continues to streamline the approval process for land divisions, lot line adjustments, and/or specific plans and process fee deferrals related to the subdivision for projects affordable to lower income households.
H-15 Affordable Development at the Glenn/Robert G Holderness Station	The City shall pursue opportunities to work with an affordable housing developer to construct affordable housing at the Glenn/Robert G Holderness Station parking lot site. The City shall target production of 74 lower-income units on the site by 2029. The City shall coordinate with Sacramento Regional Transit to ensure the site continues to meet the parking demands for the light rail station.	Initiate process by 2026	As part of the 2022 Targeted Multi-family and Mixed-use Housing Study public outreach efforts, the City initiated conversations with Sacramento Regional Transit regarding the future affordable housing development opportunities at the Glenn/Robert G Holderness Station parking lot site and the need to maintain park and ride spaces on site or adjacent to the site.
H-16 ☐ Facilitate Affordable Housing Development on City Owned Land	The City shall facilitate the construction of affordable housing, including possible accessory dwelling units, on the City-owned sites located at 300 Persifer Street (APN 070-0172-048) and on Riley Street near Comstock Drive (APN 071-0190-076). The City shall collaborate with interested affordable housing developers to sell or lease surplus City land for the construction of deed-restricted affordable housing, consistent with the Surplus Land Act. The City shall target production of 16 affordable units on City-owned sites by 2029.	2022	Underway - In December of 2021, the City Council approved the sale of surplus land located at 300 Persifer Street to Habitat for Humanity of Greater Sacramento, Inc. for the purpose of developing for sale affordable housing units. The sale of the land is scheduled to occur in early 2024.
H-17 ☐ Study the Purchase of Land for Affordable Housing	The City shall explore the feasibility and appropriateness to establish a program to use housing trust fund money or other sources to purchase land to support the development of affordable housing dispersed throughout the city. If the City finds the purchase of land to be infeasible, the City shall continue to use funds to provide gap financing for affordable housing development.	2026	No Action in 2023.
H-18 ☐ Prioritize Infrastructure for Affordable Housing	The City shall establish procedures for granting priority water and sewer service to developments with lower-income units in compliance with California Government Code Section 65589.7.	2022	No Action in 2023.
H-19 ☐ Participate in Sacramento County CDBG Program	The City shall continue to coordinate with the Sacramento Housing and Redevelopment Agency (SHRA) to receive Community Development Block Grant (CDBG) to support the Renter's Helpline and housing rehabilitation programs, including the Seniors Helping Seniors Program. The City shall target 550 units for housing rehabilitation assistance by 2029.	Ongoing	Ongoing - The City continues to maintain a close working relationship with SHRA and currently participates in the CDBG and HOME Programs with SHRA. The CDBG funds are utilized to subsidize minor and major grants for the City of Folsom's Senior Helping Senior Program.

Housing Programs Progress Report

Describe progress of all programs including local efforts to remove governmental constraints to the maintenance, improvement, and development of housing as identified in the housing element.

1	2	3	4
Name of Program	Objective	Timeframe in H.E	Status of Program Implementation
H-20 Housing Choice Vouchers	The City shall continue to participate in the Housing Choice Voucher Program, administered by the Sacramento Housing and Redevelopment Agency (SHRA), with a goal of providing rental assistance to lower-income residents. The City shall work with SHRA to promote the Housing Choice Voucher Landlord Incentive Program offered by the SHRA to encourage new landlords to accept housing choice vouchers, with the goal of distributing affordable housing throughout the city. The City shall target 120 housing choice voucher recipients per year. The City shall post information on the City website, through social media, and in letters to landlords.	2022 / Ongoing	Ongoing - The City continues to participate with SHRA for administration of Housing Choice Vouchers. In 2023, Folsom had 216 households using vouchers. This number is well in excess of the 120 recipients per year target and is 24% higher than the previous year's number of 174.
H-21 Mortgage Credit Certificate Program	The City shall continue to participate in the Mortgage Credit Certificate Program, administered by the Sacramento Housing and Redevelopment Agency (SHRA), to assist low-income first-time homebuyers purchase a home. The City shall target assistance for approximately 20 households by 2029, subject to availability of Program funds. The City shall publicize the program on the City website and prepare written materials.	Ongoing	Ongoing - The City continues to participate in the Mortgage Credit Certificate (MCC) Program administered by SHRA. Since, 1990, 79 Folsom households have been issued a MCC. Note: The MCC has not had a single family allocation since 2019.
H-22 Additional State, Federal, and Regional Funding	<p>The City shall work to secure additional funding from State, Federal, and regional sources that can be used to help increase the supply of affordable housing in Folsom. The City shall pursue funding from various grant programs with a goal of obtaining \$5 million dollars for affordable housing through 2029. Such programs may include, but are not limited to:</p> <p>The HOME program that has local funds distributed by the Sacramento Housing and Redevelopment Agency (SHRA);</p> <p>The state Multifamily Housing Program (MHP), sponsored by the Department of Housing and Community Development (HCD);</p> <p>The Permanent Local Housing Allocation (PLHA) fund, sponsored by HCD;</p> <p>The Transit-Oriented Development (TOD) Housing Program, sponsored by HCD; and</p> <p>The Affordable Housing and Sustainable Communities Program (AHSC) which funds transit-oriented development.</p>	Annually	Ongoing - The City, particularly the Community Development Department, continues to work to secure additional funding from state and federal sources that can be used to increase the supply of affordable housing in the City of Folsom. In 2021, the City received three SACOG Regional Early Action Planning Grant Awards totaling \$765,000 to further housing element program goals. In 2022, the City received a SACOG Green Means Go Early Activation Grant in the amount of \$374,000 to fund non-transportation site specific infrastructure for ten for-sale affordable housing units associated the Habitat Persifer Street Project.
H-23 Expand Existing Affordable Housing Developments	The City shall initiate conversations with owners of existing affordable housing complexes to identify potential opportunities and available funding and/or incentives available to expand existing facilities to increase the number of affordable units. The City shall target production of 30 affordable units through the expansion of facilities by 2029.	Initiate conversations in 2023	No Action in 2023.

Housing Programs Progress Report Describe progress of all programs including local efforts to remove governmental constraints to the maintenance, improvement, and development of housing as identified in the housing element.			
1	2	3	4
Name of Program	Objective	Timeframe in H.E	Status of Program Implementation
H-24 Mobile Home Repair and Replacement Loan Forgiveness Program	The City shall continue to provide forgiveness on Community Development Block Grant (CDBG) loans for improvements to manufactured housing units experiencing economic hardship, as defined by, and subject to, HUD guidelines.	Ongoing	Ongoing - Since the program's inception in 2011, the City has forgiven twelve Mobile Home Repair and Replacement loans due to financial hardship.
H-25 Housing Conditions Survey	The City shall seek funding through the Community Development Block Grant, or other funding sources, to conduct a survey of housing conditions in the city. The survey shall identify housing units in need of rehabilitation or replacement and be used to seek funding to support housing rehabilitation programs.	2025	In 2023, the City's housing intern conducted a targeted housing conditions windshield survey of Block Group 3, Census Tract 84.04. The homes in this area were constructed between 1916 and 1938, with 60% of homes owner occupied and 40% rentals. Based on the windshield survey results, 13% of the housing units in this area were identified as showing signs of needing moderate repair and only one home was categorized as needing substantial repairs. None of the units were considered dilapidated.
H-26 Code Enforcement	The City shall continue to encourage the rehabilitation of substandard residential properties by homeowners and landlords, using the Code Enforcement program, when necessary, to improve overall housing quality and conditions in the city.	Ongoing	Ongoing - The City continues to encourage rehabilitation of substandard residential properties in the City of Folsom.
H-27 Seniors Helping Seniors Program	The City shall continue to provide financial assistance for health, safety, emergency and accessibility home repairs to low-income seniors and low-income mobile homeowners through the Seniors Helping Seniors Program, subject to availability of Program funds. The City shall target financial assistance for 550 households by 2029.	Ongoing	Ongoing - The City continues to provide financial assistance for minor home repairs to low-income seniors through the Seniors Helping Seniors Program. In 2023, \$180,555 of financial assistance was provided through this program and 74 eligible senior households were served. In addition, the City provides grants for major home repairs through the Senior Helping Seniors Program. In 2023, there were 5 major home repair grants totaling \$38,933.
H-28 Habitat for Humanity Home Repair Program	The City shall work with Habitat for Humanity to promote the Home Repair Program offered by Habitat which responds to health, accessibility and safety concerns in homes owned by low-income families, veterans, and elderly residents on limited incomes. By fixing the long-deferred maintenance projects, critical repairs and code violations, this program helps families stay in their already affordable homes and avoid displacement. The City shall target home repairs for 3 units per year.	Ongoing	Ongoing - The City has partnered with Habitat for Humanity of Greater Sacramento to promote the Home Repair Program offered by Habitat. To date no Folsom households have participated in the Program.
H-29 Emergency Shelter Facility Development	The City shall continue to encourage and provide technical assistance to local organizations and community groups to help develop emergency shelter facilities in Folsom. The City shall encourage the removal of any neighborhood barriers for any applications for an emergency shelter and shall target development of emergency shelter facilities sufficient to provide, at minimum, 47 emergency shelter beds.	Ongoing	Ongoing - The City continues to provide technical assistance to local organizations and community groups to help develop emergency shelter facilities in Folsom.

EXHIBIT 2
REGIONAL HOUSING NEEDS ALLOCATION TABLE

EXHIBIT 2 REGIONAL HOUSING NEEDS ALLOCATION TABLE

Jurisdiction		Folsom		ANNUAL ELEMENT F Housing Element Imp			populated once you enter your HCD if your data	
Reporting Year		2023 (Jan. 1 - Dec. 31)						
Planning Period		6th Cycle 05/15/2021 - 05/15/2029						
Table B								
Regional Housing Needs Allocation Progress								
Permitted Units Issued by Affordability								
		1	2			3	4	
Income Level		RHNA Allocation by Income Level	Projection Period - 06/30/2021 - 05/14/2021	2021	2022	2023	Total Units to Date (all years)	Total Remaining RHNA by Income Level
Very Low	Deed Restricted	2,226	-	23	74	33	182	2,084
	Non-Deed Restricted		-	16	11	5		
Low	Deed Restricted	1,341	-	51	38	128	283	1,078
	Non-Deed Restricted		-	14	21	13		
Moderate	Deed Restricted	829	-	1	-	-	620	209
	Non-Deed Restricted		-	-	66	553		
Above Moderate		1,987	-	572	1,035	778	2,385	-
Total RHNA		6,363						
Total Units			-	677	1,243	1,510	3,430	3,351
Progress toward extremely low-income housing need, as determined pursuant to Government Code 65583(a)(1).								
		5				6	7	
		Extremely low-income Need		2021	2022	2023	Total Units to Date	Total Units Remaining
Extremely Low-Income Units*		1,113		4	11	15	30	1,083

EXHIBIT 3
SUMMARY OF ENTITLED UNITS AND SUBMITTED APPLICATIONS

EXHIBIT 3

SUMMARY OF ENTITLED UNITS AND SUBMITTED APPLICATIONS

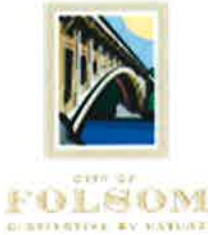
Summary of entitlements, building permits, and certificates of occupancy (auto-populated from Table A2)

Completed Entitlement Issued by Affordability Summary		
Income Level		Current Year
Very Low	Deed Restricted	14
	Non-Deed Restricted	1
Low	Deed Restricted	122
	Non-Deed Restricted	3
Moderate	Deed Restricted	0
	Non-Deed Restricted	195
Above Moderate		567
Total Units		902
Building Permits Issued by Affordability Summary		
Income Level		Current Year
Very Low	Deed Restricted	33
	Non-Deed Restricted	5
Low	Deed Restricted	128
	Non-Deed Restricted	13
Moderate	Deed Restricted	0
	Non-Deed Restricted	553
Above Moderate		778
Total Units		1510
Certificate of Occupancy Issued by Affordability Summary		
Income Level		Current Year
Very Low	Deed Restricted	97
	Non-Deed Restricted	5
Low	Deed Restricted	87
	Non-Deed Restricted	46
Moderate	Deed Restricted	2
	Non-Deed Restricted	6
Above Moderate		768
Total Units		1011

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CITY OF
FOLSOM
DISTINCTIVE BY NATURE



Folsom City Council Staff Report



MEETING DATE:	3/26/2024
AGENDA SECTION:	Consent Calendar
SUBJECT:	Appointment of At-Large Member to the Folsom Landscaping and Lighting District Advisory Committee to Represent the Los Cerros District
FROM:	City Clerk's Department

RECOMMENDATION / CITY COUNCIL ACTION

Staff requests that the Mayor appoint Richard Heiler (with approval from the City Council) to the Folsom Landscaping and Lighting District Advisory Committee to represent the Los Cerros District for the term ending in December 2026.

BACKGROUND / ISSUE

Folsom Municipal Code Chapter 16.56 establishes the Landscaping and Lighting District Advisory Committee (L&L Committee) and defines the Committee’s purpose as helping to enhance the line of communication between city staff and elected/appointed city bodies. The citizens’ committee may also make recommendations to the Landscaping and Lighting District Manager, the Community Development Director and the Public Works Director concerning the maintenance and associated costs to maintain and improve landscaping and lighting districts. The Committee is comprised of one person from each landscaping and lighting district. The members shall be registered voters and residents or owners within their respective landscaping and lighting district and serve for a period of four years (unless they are appointed to serve the remainder of an unfilled term).

POLICY/ RULE

Folsom Municipal Code Section 16.56.030(B) states that the mayor shall appoint each of the members, subject to the approval of the City Council.

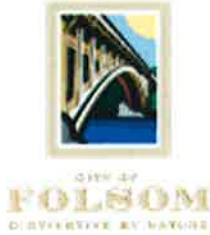
ANALYSIS

The L&L Committee continues to have vacancies for certain districts, and staff maintains an open recruitment for these vacancies. One application has recently been received for the Los Cerros District vacant seat from Richard Heiler.

Staff has confirmed that the applicant's address is within the Los Cerros District and that the applicant is a registered voter and they are therefore eligible to be appointed. The application has previously been provided to the City Council for advance consideration.

Respectfully submitted,

Christa Freemantle, CMC
City Clerk



Folsom City Council Staff Report



MEETING DATE:	3/26/2024
AGENDA SECTION:	Consent Calendar
SUBJECT:	Resolution No. 11178 – A Resolution Authorizing the City Manager to Execute a Design and Consulting Services Contract with Kimley-Horn and Associates, Inc. for the 2024 Local Roads Safety Plan
FROM:	Public Works Department

RECOMMENDATION / CITY COUNCIL ACTION

The Public Works Department recommends that the City Council pass and adopt Resolution No. 11178 – A Resolution Authorizing the City Manager to Execute a Design and Consulting Services Contract with Kimley-Horn and Associates, Inc. for the 2024 Local Roads Safety Plan.

BACKGROUND / ISSUE

In 2019, the Public Works Department applied for and successfully obtained a \$72,000 Caltrans funding grant to prepare the City’s first Local Road Safety Plan (LRSP). The LRSP identifies intersections and road segments with the highest incidence of fatal or severe injury collisions, the factors associated with those collisions, and the corrective measures that should be applied to attempt to reduce those collision rates. Local agencies use the LRSP to submit grant applications to the California Department of Transportation (Caltrans) for the Highway Safety Improvement Program (HSIP); it can also be used as supporting documentation for additional grants, such as the Safe Streets for All (SS4A) and the Active Transportation Program (ATP).

The last version of the LRSP was adopted by council resolution on May 25, 2021. It was successfully used to obtain over \$2.9 million in HSIP grant funding during cycle 10, including the Folsom Lake Crossing median barrier project and the Citywide Traffic Signal Safety Project.

Cycle 12 of the HSIP program is anticipated to open up to submissions in March 2025. By adopting this resolution, City staff will be able to finalize an updated LRSP to present to both the Traffic Safety Committee and the City Council for adoption prior to this target date.

This project's scope will focus on utilizing a data-driven analysis to categorize collisions by intersection and roadway size and type to identify critical issues occurring on the City of Folsom roadways. The data used in this analysis will include updated injury crash data for the previous five years. Following the collision analysis, the consultant will develop proactive countermeasures that will be customized to the local context. These countermeasures will aim to reduce the number and severity of all crashes. The scope will also include robust public outreach and soliciting feedback from various stakeholders throughout the project.

POLICY / RULE

Section 2.36.080 of the Folsom Municipal Code states, in part, that contracts for supplies, equipment, services, and construction with an estimated value of \$73,209 or greater shall be awarded by the City Council.

ANALYSIS

Pursuant to the requirements of the Little Brooks Act, the Public Works Department performed a Qualifications Based Selection (QBS) process to select the firm best suited to prepare the Local Road Safety Plan. QBS is described in the Little Brooks Act as the selection of professional services on the basis of demonstrated competence and on the professional qualifications necessary for the satisfactory performance of the services required. Per the Little Brooks Act, consultant selection for professional services cannot be based on cost.

On January 10, 2024, Public Works staff prepared and publicly advertised a Request for Proposals (RFP) to provide professional engineering services. On February 12, 2024, three proposals were received from the following firms: Kimley-Horn and Associates, Inc., TJKM, and Minagar & Associates.

A review panel consisting of four Public Works staff members separately evaluated and scored the proposals as described in the "Proposal Evaluations/Consultant Selection" section of the RFP. Each panel member was given a scoring matrix, with the results of those reviews shown in Attachment 2.

Kimley-Horn and Associates, Inc.'s proposal was selected as the best-qualified consultant to provide the required services. The selection was based on their approach to the work, their specialized experience and capabilities, knowledge of the City of Folsom, and the quality and cost of the proposal. Kimley-Horn and Associates, Inc. proposes to perform these services for an amount not to exceed \$149,657.37. By comparison, TJKM's proposal cost was \$149,949.00, and Minagar & Associates' cost proposal was 148,843.00.

Staff will use the City's standard agreement in a form acceptable to the City Attorney.

FINANCIAL IMPACT

The 2024 Local Road Safety Plan was included in the Fiscal Year 2023-24 Operating Budget in the amount of \$150,000 utilizing Measure A Funds (Fund 276).

ENVIRONMENTAL REVIEW

This is a planning level study and is exempt from environmental review.

ATTACHMENTS

1. Resolution No. 11178 – A Resolution Authorizing the City Manager to Execute a Design and Consulting Services Contract with Kimley-Horn and Associates, Inc. for the 2024 Local Roads Safety Plan
2. City Staff Scoring Matrix

Submitted,

Mark Rackovan, Public Works Director

Attachment 1

RESOLUTION NO. 11178

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A DESIGN AND CONSULTING SERVICES CONTRACT WITH KIMLEY-HORN AND ASSOCIATES, INC. FOR THE 2024 LOCAL ROADS SAFETY PLAN

WHEREAS, the City of Folsom desires to hire a consultant to develop a Local Road Safety Plan; and

WHEREAS, Public Works staff prepared and publicly advertised a Request for Proposals on January 10, 2024, and received proposals on February 12, 2024 from three firms, Kimley-Horn and Associates, Inc., TJKM, and Minagar & Associates, and

WHEREAS, a review panel consisting of four Public Works staff members separately evaluated and scored the proposals as described in the “Proposal Evaluations/Consultant Selection” section of the Request for Proposals; and

WHEREAS, staff selected Kimley-Horn and Associates, Inc. based on their approach to the work, their specialized experience and capabilities, knowledge of the City of Folsom, and the quality of the proposal, for a not to exceed amount of \$149,657.37; and

WHEREAS, the 2024 Local Road Safety Plan was included in Fiscal Year 2023-24 Operating Budget in the amount of \$150,000 utilizing Measure A Funds (Fund 276); and

WHEREAS, the agreement will be in a form acceptable to the City Attorney:

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Folsom authorizes the City Manager to execute a Design and Consulting Services Contract with Kimley-Horn and Associates, Inc. for the 2024 Local Roads Safety Plan in the amount of \$149,657.37.

PASSED AND ADOPTED this 26th day of March 2024, by the following roll-call vote:

- AYES:** Councilmember(s):
- NOES:** Councilmember(s):
- ABSENT:** Councilmember(s):
- ABSTAIN:** Councilmember(s):

Michael D. Kozlowski, MAYOR

ATTEST:

Christa Freemantle, CITY CLERK

Attachment 2

	Total Points Possible	Evaluator 1			Evaluator 2		
		Kimley-Horn	TJKM	Minagar & Assoc.	Kimley-Horn	TJKM	Minagar & Assoc.
Understanding of the work to be done	30	25	20	20	30	25	22
Experience with similar kinds of work	20	20	20	20	18	20	15
Project Team	20	18	16	15	18	18	18
Familiarity with State and Federal Procedures	20	20	15	15	18	15	18
Proposed Budget	5	5	5	5	5	5	5
Proposal Quality	5	5	4	2	5	4	3
Total	100	93	80	77	94	87	81

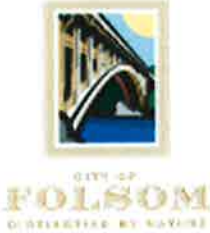
	Total Points Possible	Evaluator 3			Evaluator 4		
		Kimley-Horn	TJKM	Minagar & Assoc.	Kimley-Horn	TJKM	Minagar & Assoc.
Understanding of the work to be done	30	30	25	20	30	30	30
Experience with similar kinds of work	20	20	20	20	20	20	20
Project Team	20	20	20	15	20	20	15
Familiarity with State and Federal Procedures	20	15	15	15	20	20	18
Proposed Budget	5	4	4	5	5	5	5
Proposal Quality	5	5	5	5	5	5	3
Total	100	94	89	80	100	100	91

Kimley Horn Average Score	95.25
TJKM Average Score	89
Minagar & Assoc. Average Score	82.25

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CITY OF
FOLSOM
DISTINCTIVE BY NATURE



Folsom City Council Staff Report

MEETING DATE:	3/26/2024
AGENDA SECTION:	Consent Calendar
SUBJECT:	Resolution No. 11179 - A Resolution Authorizing the City Manager to Execute an Agreement with Mazingo Construction, Inc. for the Construction of the Easton Valley Parkway Sewer Lift Station Miscellaneous Repairs Project and Appropriation of Funds
FROM:	Environmental and Water Resources Department

RECOMMENDATION / CITY COUNCIL ACTION

The Environmental and Water Resources Department recommends the City Council pass and adopt Resolution No. 11179 – A Resolution Authorizing the City Manager to Execute an Agreement with Mazingo Construction, Inc. for the Construction of the Easton Valley Parkway Sewer Lift Station Miscellaneous Repairs Project and Appropriation of Funds.

BACKGROUND / ISSUE

The Environmental and Water Resources (EWR) Department identifies sewer infrastructure rehabilitation and replacement projects through sewer master plans and ongoing sewer condition assessment programs. As part of the City’s Sewer System Management Plan for its wastewater collection system, the EWR Department performs ongoing condition assessments on the wastewater system and corrects any defects/deficiencies identified through this process. Through these efforts, City staff identified the Easton Valley Parkway Sewer Lift Station as needing improvements.

This project involves setting up and performing bypass pumping of the sewer lift station to facilitate the replacement of sewer piping flange gaskets at the Easton Valley Parkway Sewer Lift Station, as well as performing concrete work in the lift station grinder vault in order improve inlet flow conditions as well as minimize grease buildup and odor issues.

This resolution authorizes the City Manager to execute an agreement with Mazingo Construction, Inc. for the construction of the Sewer Lift Station Miscellaneous Repairs Project in the amount of

\$152,865, and the budget for this agreement to include a 20% contingency in the amount of \$30,573. Due to the complexity of the piping configuration inside the sewer lift station, EWR staff is requesting a 20% construction contingency for any unforeseen construction issues that may arise.

POLICY / RULE

In accordance with Chapter 2.36 of the Folsom Municipal Code, supplies, equipment, services, and construction with a value of \$73,209 or greater shall be awarded by City Council.

ANALYSIS

The City completed plans and specifications for the Sewer Lift Station Miscellaneous Repairs Project and publicly advertised for bids in the June 12th, 2023 edition of the Sacramento Bee. In addition, the City provided these documents to www.ciplist.com which includes several area builders' exchanges.

Bids were due to the city by June 29th, 2023, however no bids were submitted to the city. Per the Folsom Municipal Code section 2.36.160 – Public Works Projects, if no sealed bids or proposals are received, city council can authorize the project to be completed through negotiation without complying with the standard public project bidding process. Although staff could negotiate with one contractor, City staff chose to contact Mozingo Construction, Inc., McGuire and Hester, and Syblon Reid, all contractors who previously or currently performed work on the city's water and wastewater systems. After multiple failed attempts to coordinate with Syblon Reid, Syblon Reid was determined to be unresponsive and was removed from consideration for the Easton Valley Parkway Sewer Lift Station Miscellaneous Repairs Project. Proposals were received from McGuire and Hester and Mozingo Construction, Inc.,

Listed below are the proposal costs the EWR Department received for construction of the Easton Valley Parkway Sewer Lift Station Miscellaneous Repairs Project:

Contractor	Proposal Amount
Mozingo Construction, Inc.	\$152,865
McGuire and Hester	\$538,275
Syblon Reid	Non-Responsive

Staff has reviewed the prices submitted and staff is recommending that the city council authorize the project to be completed through the negotiated price provided by Mozingo Construction, Inc.

FINANCIAL IMPACT

This project was not included in the Fiscal Year 2023-2024 Capital Improvement Program Budget. Staff is requesting an appropriation of \$183,438 in the Sewer Operating Fund (Fund 530), which includes a 20% contingency. Sufficient funds are available in the Sewer Operating Fund (Fund 530) for this appropriation.

ENVIRONMENTAL REVIEW

This project is replacement and/or improvement of existing infrastructure with negligible or no expansion of use and therefore is categorically exempt from environmental review under the California Environmental Quality Act as noted in Title 14 – California Code of Regulations, Chapter 3 – Guidelines for Implementation of the California Environmental Quality Act, Article 19 – Categorical Exemptions, Sections 15301 (Existing Facilities), 15302 (Replacement or Reconstruction), and/or 15304 (Minor Alterations to Land).

ATTACHMENT

Resolution No. 11179 – A Resolution Authorizing the City Manager to Execute an Agreement with Mozingo Construction, Inc. for the Construction of the Easton Valley Parkway Sewer Lift Station Miscellaneous Repairs Project and Appropriation of Funds.

Submitted,

Marcus Yasutake, Director
ENVIRONMENTAL AND WATER RESOURCES DEPARTMENT

RESOLUTION NO. 11179

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH MOZINGO CONSTRUCTION, INC. FOR THE CONSTRUCTION OF THE EASTON VALLEY PARKWAY SEWER LIFT STATION MISCELLANEOUS REPAIRS PROJECT AND APPROPRIATION OF FUNDS

WHEREAS, the City is currently implementing its Sewer System Management Plan (SSMP) which consists of condition assessment, as well as operation and system improvements; and

WHEREAS, the project is categorically exempt from environmental review under the California Environmental Quality Act; and

WHEREAS, the City received no bids for this project which was publicly advertised on June 29, 2023, so contractors were contacted for negotiation of the work in accordance with Folsom Municipal Code section 2.36.160; and

WHEREAS, Mozingo Construction, Inc. was the lowest received proposal of \$152,865; and

WHEREAS, the Easton Valley Parkway Sewer Lift Station Miscellaneous Repairs Project is not included in the Fiscal Year 2023-2024 Capital Improvement Program Budget for construction and staff is requesting an appropriation of funds from the Sewer Operating Fund (Fund 530); and

WHEREAS, the agreement will be in a form acceptable to the City Attorney:

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Folsom authorizes the City Manager to execute an agreement with Mozingo Construction, Inc. for the construction of the Sewer Lift Station Miscellaneous Repairs Project for a not-to-exceed amount of \$152,865 with the budgeted amount to include a 20% contingency of \$30,573 for a total of \$183,438; and

BE IT FURTHER RESOLVED that the Finance Director is authorized to appropriate \$183,438 for this agreement. The appropriation will be from the Sewer Operating Fund (Fund 530) fund balance in the amount of \$183,438.

PASSED AND ADOPTED this 26th day of March 2024, by the following roll-call vote:

- AYES:** Councilmember(s):
- NOES:** Councilmember(s):
- ABSENT:** Councilmember(s):
- ABSTAIN:** Councilmember(s):

Michael D. Kozlowski, MAYOR

ATTEST:

Christa Freemantle, CITY CLERK



CITY OF
FOLSOM
— DISCOVERING BY NATURE

Folsom City Council Staff Report

MEETING DATE:	3/26/2024
AGENDA SECTION:	Consent Calendar
SUBJECT:	Resolution No. 11180 – A Resolution Authorizing the City Manager to Execute an Agreement with Folsom Lake Ford for the Purchase of a F550 Cab and Chassis with Aftermarket Installation of a Utility Bed and Crane and Appropriation of Funds
FROM:	Environmental and Water Resources Department

RECOMMENDATION / CITY COUNCIL ACTION

The Environmental and Water Resources Department recommends that the City Council pass and adopt Resolution No. 11180 – A Resolution Authorizing the City Manager to Execute an Agreement with Folsom Lake Ford for the Purchase of a F550 Cab and Chassis with Aftermarket Installation of a Utility Bed and Crane and Appropriation of Funds.

BACKGROUND / ISSUE

The Environmental and Water Resources Department (EWR) recognizes the need to maintain a fleet of vehicles that will be able to provide reliable, efficient, and responsive service. In coordination with the City of Folsom Fleet Manager, current department vehicles are reviewed to help identify priority vehicles for replacement based on service life, mileage, and purpose.

This agreement will facilitate replacement of the F550 used by the Water Treatment Plant division that, based on this review, has exceeded its expected service life in terms of age, mileage, and ongoing maintenance costs. This vehicle is essential for maintenance work at the water treatment plant and associated with other City infrastructure and therefore for safeguarding the health and safety of the Folsom community.

This resolution authorizes the City Manager to execute an agreement with Folsom Lake Ford for the purchase of one 2024 Ford F550 cab and chassis truck costing \$71,850. In addition, the resolution authorizes aftermarket installation of a utility bed and crane at a cost of \$135,550 for a completed vehicle total not-to-exceed \$207,400.

POLICY / RULE

Section 2.36.120 of the Folsom Municipal Code states, in part, that contracts for supplies, equipment, services, and construction with an estimated value of \$73,209 or greater shall be awarded by the City Council.

Section 2.36.100 of the Folsom Municipal Code provides for a five percent price differential to local bidders in contracting. The success of local businesses and vendors positively impacts Folsom’s economy as a whole, as well as the City’s ability to provide quality services and programs. The city strives to use Folsom vendors in purchasing services and products when quality, services and other factors are equal.

ANALYSIS

The Water Treatment Plant division uses a mechanics truck with a crane attachment to perform routine work around the plant including oil changes, water basin maintenance, and pump maintenance. The current vehicle is more than 15 years old and has had multiple mechanical issues during recent years leaving the plant without the ability to perform this important routine work. Additionally, the truck’s equipment needs upgrading. The welding, air, and fueling attachments are outdated and, following multiple upgrades at the treatment plant, the crane is undersized and unable to remove some of the pumps as required for maintenance. Consequently, staff rely on the use of an outside contractor to perform maintenance of larger pumps, which has financial and scheduling implications. To facilitate continued essential work for maintenance of the water treatment plant in an efficient manner, the Environmental and Water Resource Department requests to purchase a new mechanics truck with a larger crane.

City of Folsom Fleet division staff received three (3) competitive bids from dealers solicited. The dealers and corresponding bids are shown in the table below. Folsom Lake Ford submitted the winning bid by virtue of the City’s five percent local vendor preference.

Dealer	Bid
Folsom Lake Ford	\$71,849.33
Downtown Ford Sacramento	\$71,696.17
National Auto Fleet Group	\$76,125.39

Supply chain issues have been impacting the automotive industry for several years now. Availability of this type of vehicle is very limited, and direct order purchases of them from all manufacturers requires a lead time in excess of a year coupled with the risk of orders being canceled by vendors. There is much uncertainty about how this industry will correct over the next couple of years specifically for these built to order items.

Based on this, City Fleet staff recommends purchasing the F550 cab and chassis from Folsom Lake Ford then aftermarket installation of a utility bed and crane. After taking into account the additional time for the aftermarket installation, this purchase will still facilitate having a new

vehicle within a much shorter time frame than placing a direct order. Additionally, the risk of cancelation of a direct order is removed. Based on the City’s experience of working with different vendors, Ford is preferred for after care and service, which makes them a less expensive option when considering the lifetime cost of the vehicle.

The Environmental and Water Resources Department is requesting authority to purchase the F550 cab and chassis from Folsom Lake Ford and then have aftermarket installation of utility bed and crane, as this will enable the department to access essential equipment sooner than a direct order purchase would allow.

FINANCIAL IMPACT

Sufficient funds are budgeted and available in the FY 2023-24 Water Operating Fund (Fund 520) for the requested F550 cab and chassis for the purchase price of \$71,850.

The aftermarket installation of a utility bed and crane on the vehicle will cost \$135,550. There is a total of \$182,500 available to replace water vehicles in the FY 2023-24 budget. An additional appropriation in the amount of \$25,000 from the Water Operating Fund (Fund 520) is required to purchase this vehicle and install the utility bed and crane.

The replaced vehicle will be sold in accordance with Folsom Municipal Code, section 2.36.220, Disposition of surplus personal property.

ENVIRONMENTAL REVIEW

This action is exempt from environmental review under the California Environmental Quality Act (CEQA).

ATTACHMENT

Resolution No. 11180 – A Resolution Authorizing the City Manager to Execute an Agreement with Folsom Lake Ford for the Purchase of a F550 Cab and Chassis with Aftermarket Installation of a Utility Bed and Crane and Appropriation of Funds

Submitted,

Marcus Yasutake, Director
ENVIRONMENTAL AND WATER RESOURCES DEPARTMENT

RESOLUTION NO. 11180

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH FOLSOM LAKE FORD FOR THE PURCHASE OF A F550 CAB AND CHASSIS WITH AFTERMARKET INSTALLATION OF A UTILITY BED AND CRANE AND APPROPRIATION OF FUNDS

WHEREAS, Environmental and Water Resources Department staff has validated the need to purchase a F550 truck based on an approved replacement schedule; and

WHEREAS, this vehicle is essential for maintenance of the water infrastructure and therefore for safeguarding the health and safety of the Folsom community; and

WHEREAS, due to limited ability to direct order specialized vehicles of this nature, City Fleet staff recommends purchase of a bare frame cab and chassis on which to install a utility bed and crane; and

WHEREAS, purchase of the cab and chassis has been competitively bid by three different vendors with Folsom Lake Ford submitting the winning bid by virtue of the City’s five percent local vendor preference; and

WHEREAS, aftermarket installation of a utility bed and crane on the vehicle will cost \$135,550; and

WHEREAS, an appropriation will be required in the amount of \$25,000 from the Water Operating Fund (Fund 520) to cover the total vehicle cost and the installation of the utility bed and crane; and

WHEREAS, sufficient funds are currently available in the Water Operating Fund (Fund 520) for the appropriation; and

WHEREAS, replaced equipment will be sold in accordance with Folsom Municipal Code section 2.36.020, Disposition of surplus personal property; and

WHEREAS, the agreement will be in a form acceptable to the City Attorney:

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Folsom authorizes the City Manager to execute an Agreement with Folsom Lake Ford for the purchase of a F550 cab and chassis for a total purchase price of \$71,850 and subsequent installation of a utility bed and crane at a cost not-to-exceed \$135,550.

BE IT FURTHER RESOLVED that the Finance Director is authorized to appropriate \$25,000 in the Water Operating Fund (Fund 520) for this purchase.

PASSED AND ADOPTED this 26th day of March, 2024, by the following roll-call vote:

- AYES:** Councilmember(s):
- NOES:** Councilmember(s):
- ABSENT:** Councilmember(s):
- ABSTAIN:** Councilmember(s):

Michael D. Kozlowski, MAYOR

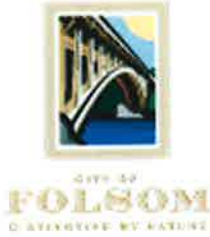
ATTEST:

Christa Freemantle, CITY CLERK

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and minimize paper use.*



CITY OF
FOLSOM
DISTINCTIVE BY NATURE



Folsom City Council Staff Report



MEETING DATE:	3/26/2024
AGENDA SECTION:	Consent Calendar
SUBJECT:	Resolution No. 11181 – A Resolution Authorizing the Installation of a Monument and Plaque at the Cohn-Fait Mansion at 305 Scott Street
FROM:	Public Works Department

RECOMMENDATION / CITY COUNCIL ACTION

The Public Works Department recommends that the City Council pass and adopt Resolution No. 11181 – A Resolution Authorizing the Installation of a Monument and Plaque at the Cohn-Fait Mansion at 305 Scott Street.

BACKGROUND / ISSUE

The Cohn Mansion at 305 Scott Street was the first property in Folsom to be placed on the National Register of Historic Places. The late Simon Cohn actually constructed three different homes on the property over time. In 1858, he constructed a small house and barn, which still stand. He built a second home in 1879 which was eventually torn down to make way for the Queen Anne Victorian you see today.

The home has been owned and occupied by former Mayor Glenn Fait since January 1, 1966. In honor of Glenn’s 80th birthday, and in appreciation of his continuing efforts to faithfully restore the home, a group of residents donated funds for a bronze plaque. The plaque will give a brief history of the home as built by Simon Cohn and restored by Glenn Fait. The plaque will be mounted on a granite slab as a nod to the 18-inch-thick granite blocks quarried at Folsom Prison that were used to construct the home’s basement. The granite slab will be placed on a bed of concrete in the grassy strip between Scott Street and the sidewalk, near the Sutter Street intersection.

The language on the plaque has been reviewed by Glenn Fait and Folsom History for historical accuracy and is depicted in Attachment 1.

POLICY / RULE

None.

FINANCIAL IMPACT

All materials and labor will be donated at no cost to the city.

ENVIRONMENTAL REVIEW

This action is exempt from environmental review.

ATTACHMENTS

1. Resolution No. 11181 – A Resolution Authorizing the Installation of a Monument and Plaque at the Cohn-Fait Mansion at 305 Scott Street.
2. Proposed message depicted on the plaque

Submitted,

Mark Rackovan, Public Works Director

Attachment 1

RESOLUTION NO. 11181

A RESOLUTION AUTHORIZING THE INSTALLATION OF A MONUMENT AND PLAQUE AT THE COHN-FAIT MANSION AT 305 SCOTT STREET

WHEREAS, the Cohn-Fait Mansion at 305 Scott Street was the first property in Folsom to be placed on the National Register of Historic Places; and

WHEREAS, the late Simon Cohn constructed three different homes on the property over time: a small house and barn, which still stand, were constructed in 1858, a second home was built in 1879, which was eventually torn down to make way for the Queen Ann Victorian located on the property today; and

WHEREAS, former Folsom Mayor Glenn Fait purchased the property and moved into the home on January 1, 1966 and began the restoration; and

WHEREAS, in honor of Glenn Fait’s 80th birthday, and in appreciation of his continuing efforts to retore the home, a group of residents donated funds for a bronze plaque; and

WHEREAS, the plaque gives a brief history of the home and will be mounted on a granite slab that will be placed on a bed of concrete in the grassy strip between Scott Street and the sidewalk, near the Sutter Street intersection.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Folsom authorizes the installation of a monument and plaque at the Cohn-Fiat Mansion at 305 Scott Street.

PASSED AND ADOPTED this 26th day of March, 2024, by the following roll-call vote:

- AYES:** Councilmember(s):
- NOES:** Councilmember(s):
- ABSENT:** Councilmember(s):
- ABSTAIN:** Councilmember(s):

Michael D. Kozlowski, MAYOR

ATTEST:

Christa Freemantle, CITY CLERK

Attachment 2

COHN-FAIT MANSION

305 Scott Street

This stunning Queen Anne Victorian owes its presence and preservation to two families - one built it and the other preserved it.

The Cohn Family – The Builders

Simon Cohn emigrated from Poland during the gold rush and opened a general store on Sutter Street in Folsom. In 1858, he constructed a small house and barn on this property, and, in 1879, he built a larger house.

In the early 1890s, as Simon continued to prosper, he wanted an even larger home so, with granddaughter Dora on his lap, they each selected a set of plans from an architectural pattern book. Combining elements of both plans, they constructed the mansion you see today. The home featured five floors, a covered porch on three sides, and a cupola with a 360-degree view of the surrounding countryside. The basement was constructed a full story high with walls built of 18-inch thick granite blocks quarried at Folsom Prison. The Cohn family continued to use the original 1858 building as the cookhouse and barn.

Simon died in 1895, a year after his new home was completed. Simon's daughter, Alice, and her husband Philip Cohn (no relation), acquired the home and Simon's businesses. Philip became involved in civic affairs, serving in the California State Senate from 1913-1916.

Philip died in 1928. The stock market crash of 1929 and the Great Depression resulted in the loss of most of the Cohn family fortune. The family stayed in the house as it fell into disrepair until it was sold in 1964.

The Fait Family - The Preservers

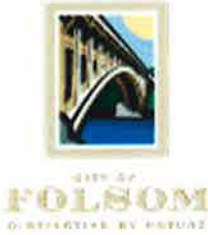
Two young college students, Glenn and Sharon Fait, scraped together \$21,000 to purchase the dilapidated home and moved in on New Year's Day of 1966. The house had more than 40 broken windows, a leaky roof, an infestation of rats, bats, and bees, and had not been painted in more than 50 years.

Restoration was a family affair with Glenn responsible for the electrical wiring, reroofing, painting, replacing most of the wooden shingles, and restoring all of the windows. Sharon, with daughters Kate and Marjie, helped by scraping off old exterior paint, applying fresh paint, and hanging wallpaper. The inside of the house was gutted one room at a time to add fire blocking, insulation, new wiring, and fire sprinklers.

Glenn and Sharon were deeply involved in the Folsom community. Glenn was president of the Folsom Historical Society in 1967 and president of the Rotary Club in 1990. He was elected to the Folsom City Council in 1994 and served two years as mayor. As associate dean at McGeorge School of Law, and director of the Institute for Administrative Justice for more than 40 years, Glenn was a nationally recognized expert in the field of administrative procedure.

On January 21, 1981, the Cohn mansion became the first property in Folsom to be placed on the National Register of Historic Places. The restoration continues.

This plaque was gifted by grateful friends and community members in celebration of Glenn Fait's 80th birthday – September 18, 2023



Folsom City Council Staff Report



MEETING DATE:	3/26/2024
AGENDA SECTION:	New Business
SUBJECT:	Analysis of Potential Site Impacts Associated with Locating a Homeless Services Trailer on the Wye Property and Direction to Staff
FROM:	Public Works Department

RECOMMENDATION / CITY COUNCIL ACTION

The Public Works Department requests that the City Council provide direction regarding the potential placement of a homeless services trailer on the Wye property.

BACKGROUND / ISSUE

The “Wye” property is an approximately 3.1-acre site owned by the City of Folsom, located north of Bidwell Street between Oakdale Street and Forrest Street. The site used to be a railroad junction on the Sacramento-Placerville Railroad Corridor and still retains two railroad spurs and the former Station Master’s House and grounds, which is a designated historic structure.

Within the Wye property is a roughly a 1.2-acre section that is undeveloped and has been used by the Public Works Department since 2010 as an auxiliary corporation yard site. Prior to 2010, the City had an auxiliary site on Sibley Street at Levy Road, but that property was developed into the Granite City Apartments and operations were moved to the Wye.

Operations at the Wye property consist of equipment storage, mulch and sand stockpiles, and washout areas for concrete, street sweepers, and the vector truck. The city also allows the Placerville & Sacramento Valley Railroad (PSVRR) and the Folsom Chamber of Commerce to store equipment on the site.

The Mayor has asked city staff to assess whether the site is a viable location for a homeless services facility, likely in the form of a modular building/trailer that would serve as an office

for local non-profit organizations. Staff will present the results of this assessment and seek direction from the Council.

POLICY / RULE

None.

ANALYSIS

The Streets Division of the Public Works Department operates out of an approximately 2,400 square foot trailer at the Corporation Yard; this trailer was used as the model for a possible trailer site at the Wye property. The model trailer includes space for up to four offices, a restroom, and a large common area that could be used as a waiting area and/or storage. The trailer would also include an access ramp that is compliant with the Americans with Disabilities Act (ADA). Staff identified two potential locations where a 2,400 square foot trailer could be located on the Wye property, but not without some impacts to the property's existing operations.

Site 1 is located on the east side of the site, near the Bidwell Street entrance, as shown in attachment 1. Placing a trailer at this location would also require additional fencing and gates to secure the remainder of the site, and the city would have to relocate the existing concrete washout area. The PSVRR would need to relocate their storage shed and the Chamber would need to find a new location for their storage containers.

Site 2 is located on the west side of the site, near the Oakdale Street entrance, also depicted in attachment 1. Placing a trailer at this location would require additional fencing and gates to secure the remainder of the site and would require the PSVRR to move their stored rail crossing equipment to another location. Staff would work with PSVRR to determine if any of the stored equipment is salvageable and would only seek to relocate equipment that was still of potential use; the remainder would be disposed of as scrap.

Neither site has any ADA-compliant sidewalk access, and parking would be limited to approximately three spaces. Both sites would also require a secure, locked gate to prevent access to the site when it is closed, and existing fencing along the site perimeter would need to be enhanced with natural screening (shrubs) and/or privacy slats to make the site less visible.

This analysis did not include an assessment of the potential impacts to the surrounding community in terms of increased homeless activity; community members have noted that similar facilities throughout the region see an increase in homeless camps and other activities related to those experiencing homelessness, particularly in light of the project proximity to light rail and the end of the Gold Line in the nearby Historic District.

FINANCIAL IMPACT

Staff estimates that the initial cost to set up a trailer on this site would be approximately \$225,000; this would include establishing water and sewer connections, grading and paving, drainage, other utilities (electricity, gas, telecommunications, waste collection), and trailer set-up. There would also be an ongoing monthly lease cost estimated at \$2,200 per month for the trailer itself. The cost of ADA-compliant pedestrian access is also not included and has not been estimated. There is currently no identified funding for this initial project startup.

This analysis assumes that the tenant would bear ongoing staffing, maintenance, and operational costs and not the City. There is also no identified funding for any of these ongoing costs.

ENVIRONMENTAL REVIEW

This is a preliminary assessment and, as such, is exempt from Environmental Review. Any subsequent action to develop the site in the manner described herein may require some limited CEQA analysis.

ATTACHMENT

Wye Property – Potential Trailer Sites

Submitted,

Mark Rackovan, Public Works Director

Potential Trailer Sites



Site 1 impacts

- Relocate Conc. Washout area
- Remove PSVR shed
- Install fence and gate
- No ADA access

Site 2 impacts

- Remove PSVR equipment
- Install fence and gate
- No ADA access



Folsom City Council Staff Report

MEETING DATE:	3/26/2024
AGENDA SECTION:	Joint Meeting Consent Calendar
SUBJECT:	Receive and File the City of Folsom, the Folsom Redevelopment Successor Agency, the Folsom Public Financing Authority, the Folsom Ranch Financing Authority, and the South of 50 Parking Authority Monthly Investment Reports for the Month of December 2023
FROM:	Finance Department

RECOMMENDATION / CITY COUNCIL ACTION

The Finance Department recommends that the City Council receive and file the City of Folsom, the Folsom Redevelopment Successor Agency, the Folsom Public Financing Authority, the Folsom Ranch Financing Authority, and the South of 50 Parking Authority monthly Investment Reports for the month of December 2023.

BACKGROUND / ISSUE

Under the Charter of the City of Folsom and the authority granted by the City Council, the Finance Director is responsible for investing the unexpended cash of the City Treasury. The primary objectives of the City’s investment policy are to maintain the safety of investment principal, provide liquidity to meet the short and long-term cash flow needs of the City, and earn a market-average yield on investments. The City’s portfolio is managed in a manner responsive to the public trust and is consistent with state and local laws and the City’s investment policy. The Finance Department hereby submits the investment reports for the City of Folsom, the Folsom Redevelopment Successor Agency, the Folsom Public Financing Authority, the Folsom Ranch Financing Authority, and the South of 50 Parking Authority for the month of December 2023

POLICY / RULE

1. Section 3.30.010(a) of the Folsom Municipal Code states “the term ‘city’ shall encompass the city of Folsom, the Folsom community *redevelopment agency*, and all other agencies and instrumentalities of the city under either the direct or indirect control of the city council, and this chapter regulates the investment of all moneys of those agencies.”
2. Section 3.30.030(f) of the Folsom Municipal Code states that “the city’s chief investment officer shall each month submit an investment report to the city council, which report shall include all required elements as prescribed by California Government code section 53646.”
3. California Government Code, Sections 53601 through 53659 sets forth the state law governing investments for municipal governments in California.
4. Section 3.30.020(g) of the Folsom Municipal Code states that “all city cash shall be consolidated into one general bank account as set out in this code and invested on a pooled concept basis. Interest earnings shall be allocated to all city funds and subfunds according to fund and subfund cash and investment balance on at least a quarterly basis.”

ANALYSIS

Overview

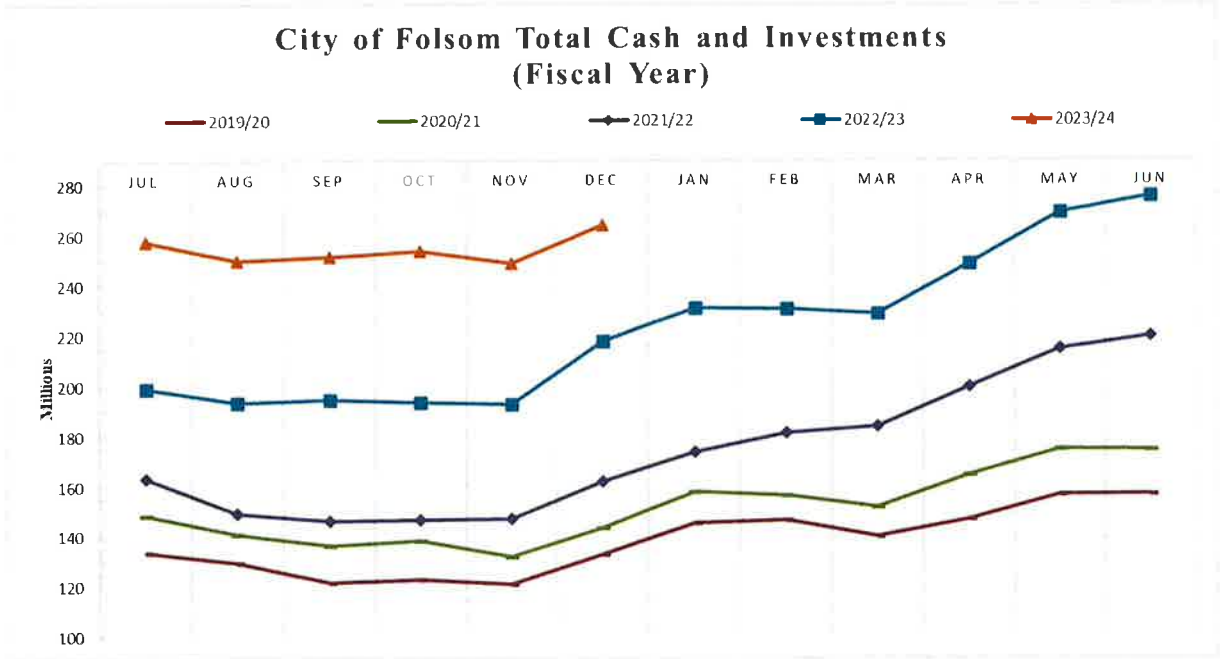
The City has diversified investments in accordance with the City Investment Policy and Government Code. The City of Folsom’s total cash and investments are invested on a pooled basis as required by the Folsom Municipal Code.

The Portfolio Summary of the City’s current report includes a “Pooled Equity Section” identifying the Redevelopment Successor Agency’s (RDSA) and Folsom Public Financing Authority’s (FPFA) portion of the investment pool. The RDSA and FPFA list these amounts under “Cash” in their respective sections. Currently, the Folsom Ranch Financing Authority (FRFA) has no funds invested in Pooled Equity.

City of Folsom

Total Cash and Investments

The following graph illustrates the City’s monthly cash and investment balances for fiscal years 2020 through 2024. Monthly fluctuations in cash and investments are the result of typical receipt of revenues less expenditures for operations, debt service, and capital improvements. As of December 31, 2023, the City’s cash and investments totaled \$264,087,886; an increase of \$46,176,650 (21%) from December 31, 2022.

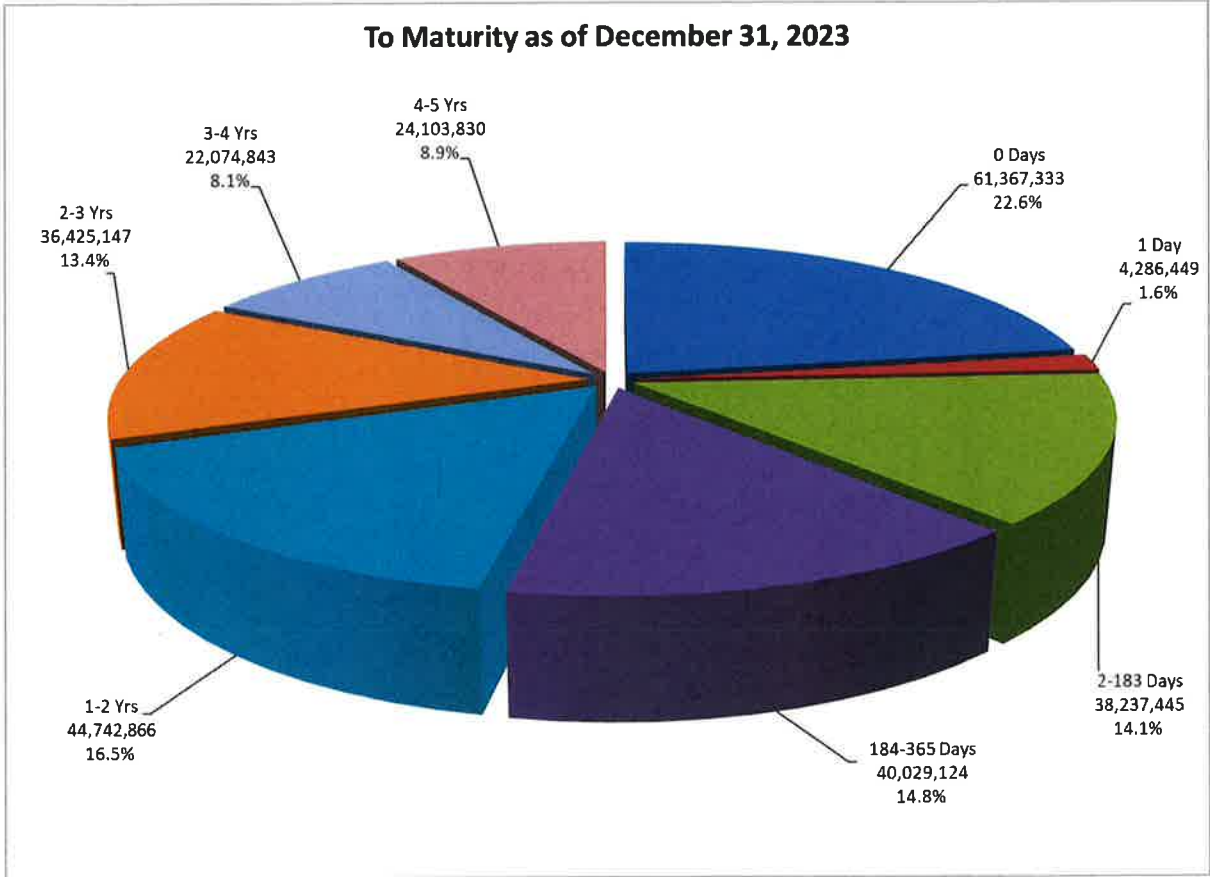


The following chart shows the City’s monthly cash and investment balances and percentage change for Fiscal Year 2023-24 along with the yearly dollar and percentage changes.

Total City Cash and Investments

	2023-24	Monthly Change	2022-23	Monthly Change	Yearly \$ Change	Yearly % Change
Jul	\$ 257,726,288		\$ 199,093,877		\$ 58,632,411	29%
Aug	\$ 250,130,252	-3%	\$ 193,398,740	-3%	\$ 56,731,511	29%
Sep	\$ 251,882,783	1%	\$ 194,536,119	1%	\$ 57,346,664	29%
Oct	\$ 253,833,708	1%	\$ 193,738,060	0%	\$ 60,095,648	31%
Nov	\$ 248,964,786	-2%	\$ 192,831,915	0%	\$ 56,132,871	29%
Dec	\$ 264,087,886	6%	\$ 217,911,237	13%	\$ 46,176,650	21%

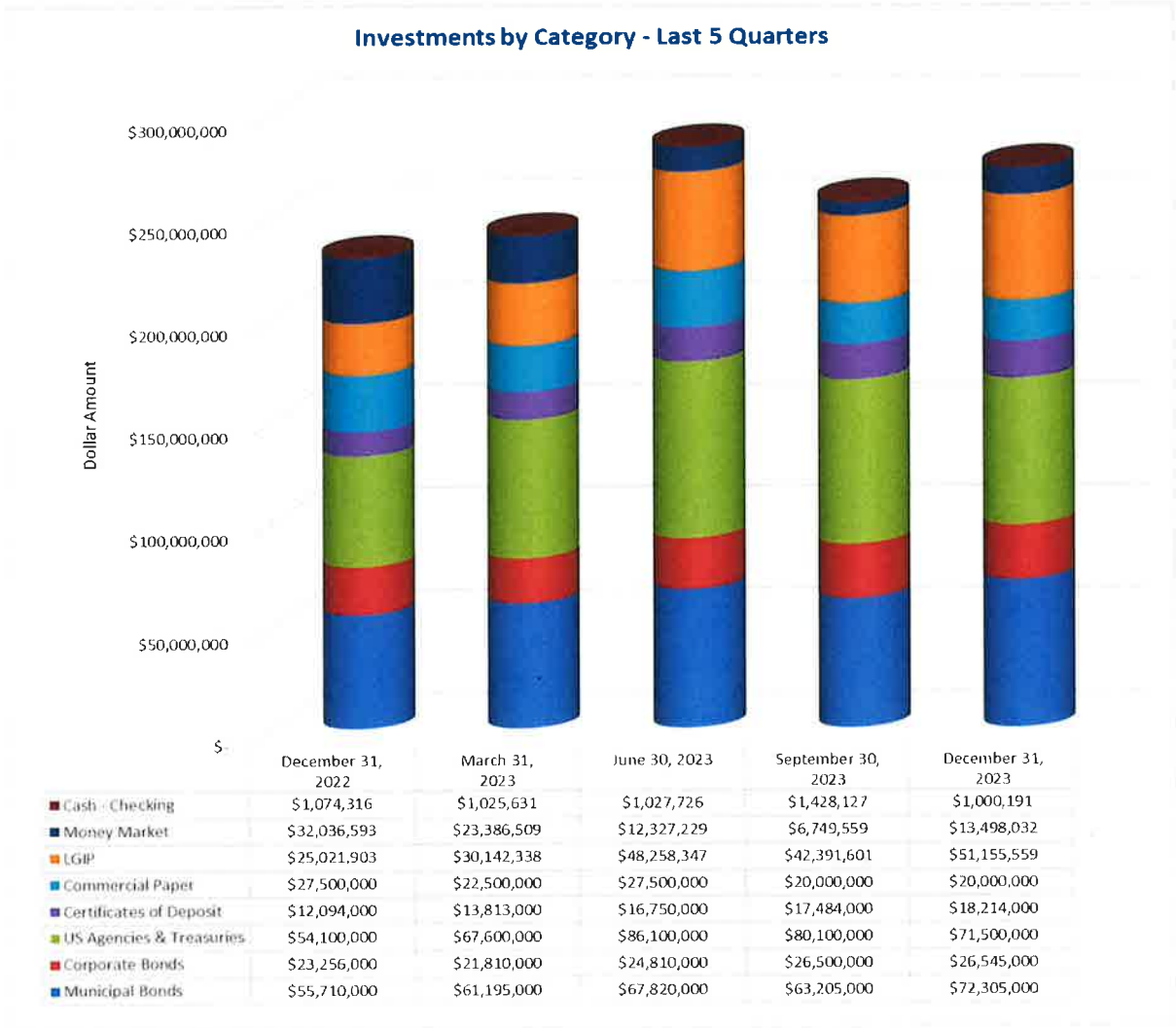
The City’s projected cash needs for the next six months are sufficiently provided for by anticipated revenues and the liquidity of its cash and investments. In addition, in accordance with Section 3.30.020(c) of the Municipal Code, less than 50% of the City’s total cash is invested for a period longer than one year.



Investment Performance

The City’s Portfolio Management Summary report for the month of December 2023 is presented in Attachment 1 to this report. Portfolio investment earnings (including pooled equity earnings for the RDSA and FPFA) for the three-month quarter ended December 31, 2023 totaled \$2,567,131. The total rate of return of the investment portfolio for the same period was 4.10%.

The following graph illustrates the total dollar amount and breakdown by investment category for December 31, 2022 and December 31, 2023. This graph lists the investments by face value.

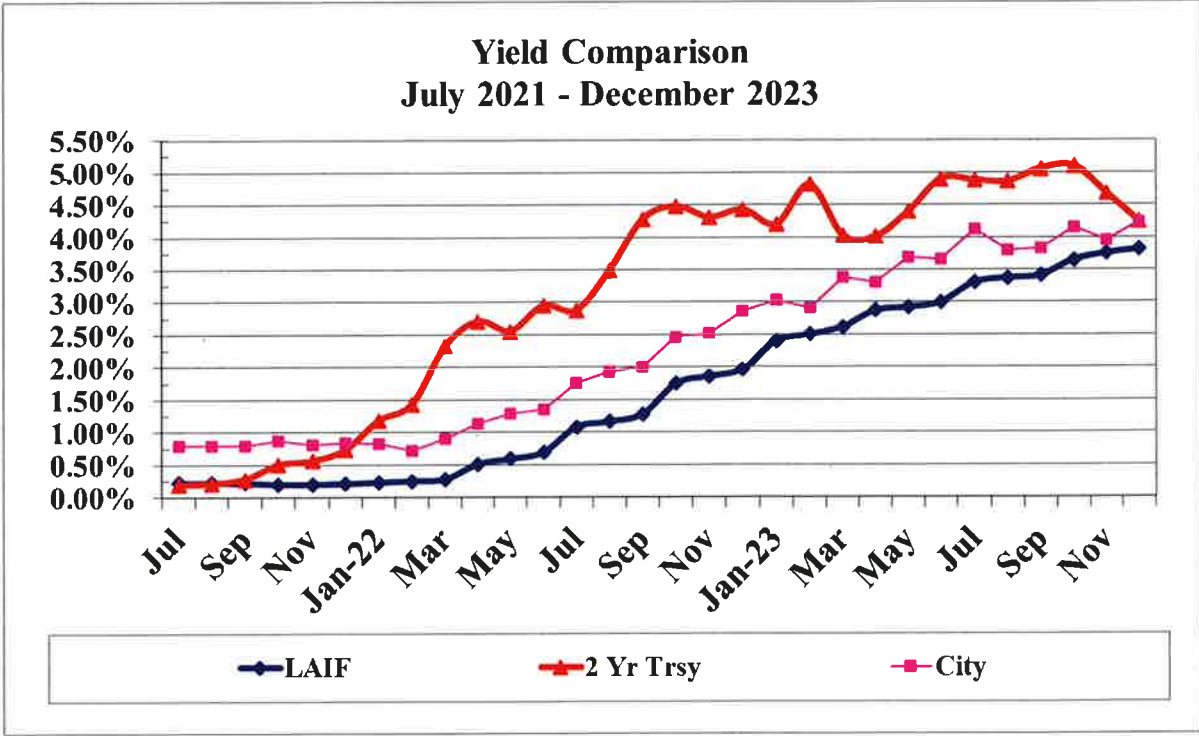


A detailed listing of the portfolio holdings as of December 31, 2023 is included in Attachment 2 to this report.

The Local Government Investment Pool (LAIF) yield typically moves in the same direction as market yields, but is less volatile, lagging somewhat behind market moves. This can be seen in the chart on the next page, illustrating the historical monthly change in yield from July 2021 through December 2023 for LAIF and two-year US Treasury securities. The effective rate of return for the City Portfolio is also included.

Beginning March 17, 2022 the Federal Open Market Committee (FOMC) has increased the Federal Funds Rate eleven times, most recently on July 26, 2023 to a rate of 5.25%-5.50%, up from 0.00-0.25% at the start of 2022. The expectation after the rapid rise in rates was for an imminent recession, as growth would typically slow and unemployment would rise. When that didn't occur, the prospect of a "soft-landing", or a cyclical slowdown in economic growth that avoids recession, was theorized. Essentially what has occurred to this point is a "no-landing" scenario, which entails higher than desired inflation numbers coupled with above-

trend growth and steady employment numbers. February CPI was 3.15% year over year while the jobless rate remained low at 3.9%. While seemingly ideal, due to the higher than preferred inflation, this current “no-landing” scenario continues to strain individuals and businesses. However, the Fed Funds futures markets are still priced anticipating a .75% decline in Fed Funds rates in 2024, lower than the 1.00% decline estimated 3 months ago, but still at odds with the current economic data that suggests lowering rates and stimulating the economy further would only serve to drive inflation higher.



A listing of transactions for the second quarter of fiscal year 2024 is included in Attachment 3 to this report.

Folsom Redevelopment Successor Agency

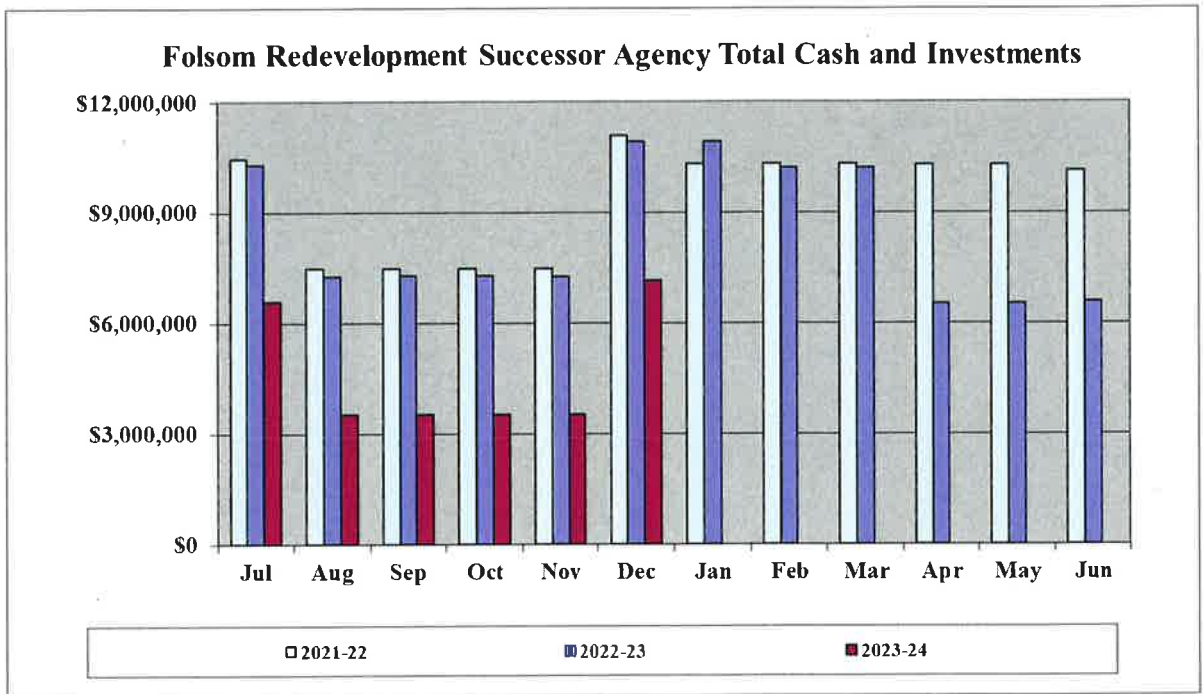
Total Cash and Investments

The RDSA had total cash and investments of \$7,153,995 as of December 31, 2023. This is a decrease of \$3,772,353 (35%) since December 30, 2022. The cash held by the RDSA is comprised of city-held funds, as well as 2011 bond proceeds to be utilized for housing and non-housing projects. These proceeds held by the Agency are broken out individually in the Portfolio Management Summary in Attachment 1.

The following table and graph illustrate the monthly balances and their respective percentage changes for the reporting period. Monthly fluctuations in cash and investments are the result of typical receipt of revenues less expenditures for operations, debt service, and capital improvements.

Folsom Redevelopment Successor Agency

	2023-24	Monthly Change	2022-23	Monthly Change	Yearly \$ Change	Yearly % Change
Jul	\$ 6,587,646		\$ 10,299,687		\$ (3,712,041)	-36%
Aug	\$ 3,529,550	-46%	\$ 7,276,599	-29%	\$ (3,747,049)	-51%
Sep	\$ 3,529,766	0%	\$ 7,276,790	0%	\$ (3,747,024)	-51%
Oct	\$ 3,529,966	0%	\$ 7,276,981	0%	\$ (3,747,015)	-51%
Nov	\$ 3,527,169	0%	\$ 7,269,091	0%	\$ (3,741,922)	-51%
Dec	\$ 7,153,995	103%	\$ 10,926,348	50%	\$ (3,772,353)	-35%



The RDSA’s projected cash needs for the next six months are sufficiently provided for by anticipated revenues and the liquidity of its cash and investments.

Investment Performance

The RDSA’s Portfolio Management Summary report for the month of December 2023 is presented in Attachment 1. The RDSA’s investment earnings for the three-month quarter ended December 31, 2023 totaled \$49,646. The effective rate of return for the RDSA investment portfolio for the same time period is 4.26%.

Folsom Public Financing Authority

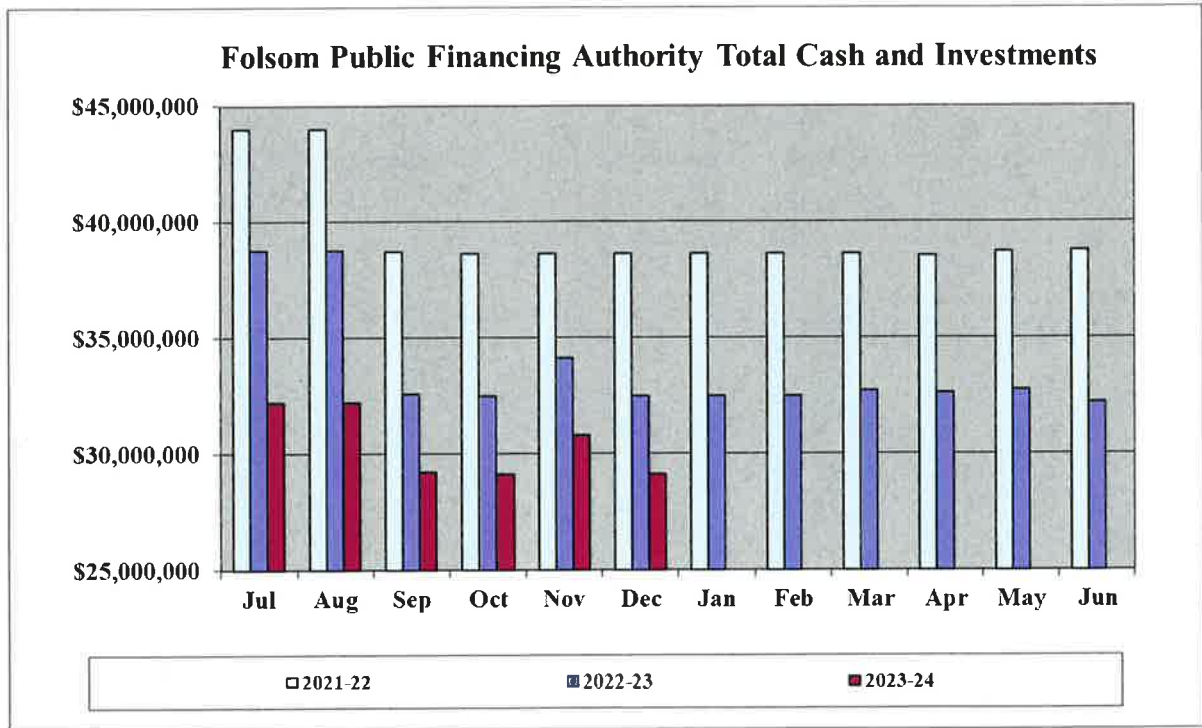
Total Cash and Investments

The FPFA cash and investments totaled \$29,126,761 as of December 31, 2023. This is a decrease of \$3,362,386 (10%) from December 30, 2022. Monthly fluctuations in cash and

investments are the result of typical receipt of debt service repayment revenues and the subsequent debt service expenditures. The following table and graph illustrate the monthly balances and their respective percentage changes for the reporting period.

Folsom Public Financing Authority

	2023-24	Monthly Change	2022-23	Monthly Change	Yearly \$ Change	Yearly % Change
Jul	\$ 32,214,456		\$ 38,743,267		\$ (6,528,812)	-17%
Aug	\$ 32,214,464	0%	\$ 38,743,274	0%	\$ (6,528,810)	-17%
Sep	\$ 29,229,473	-9%	\$ 32,593,924	-16%	\$ (3,364,450)	-10%
Oct	\$ 29,120,340	0%	\$ 32,484,402	0%	\$ (3,364,063)	-10%
Nov	\$ 30,794,030	6%	\$ 34,139,626	5%	\$ (3,345,596)	-10%
Dec	\$ 29,126,761	-5%	\$ 32,489,147	-5%	\$ (3,362,386)	-10%



The FPFA’s projected cash needs for the next six months are sufficiently provided for by anticipated revenues and the liquidity of its cash and investments.

Investment Performance

The FPFA’s Portfolio Management Summary report for the month of December 2023 is presented in attachment 1. The FPFA’s investment earnings for the three-month quarter ended December 31, 2023 totaled \$210,479. The effective rate of return for the FPFA investment portfolio for the same time period is 2.87%.

Folsom Ranch Financing Authority

Total Cash and Investments

The FRFA cash and investments totaled \$125,945,000 as of December 31, 2023, a decrease of \$1,010,000 from the prior year. This decrease is due to the maturing of \$1,010,000 of local obligations held by FRFA on September 1, 2023.

The Authority’s projected cash needs for the next six months are sufficiently provided for by anticipated revenues and the liquidity of its cash and investments.

Investment Performance

The FRFA’s Portfolio Management Summary report for the month of December 2023 is presented in attachment 1. The FRFA’s investment earnings for the three-month quarter ended December 31, 2023 totaled \$1,505,112. The effective rate of return for the FRFA investment portfolio for the same time period is 4.87%.

South of 50 Parking Authority

Total Cash and Investments

The South of 50 Parking Authority cash and investments totaled \$0 as of December 31, 2023.

The Authority’s projected cash needs for the next six months are sufficiently provided for by anticipated revenues and the liquidity of its cash and investments.

Investment Performance

There is no investment activity for the South of 50 Parking Authority.

ATTACHMENTS

1. City of Folsom, Folsom Redevelopment Successor Agency, Folsom Public Financing Authority, and Folsom Ranch Financing Authority Portfolio Management Summary December 2023
2. City of Folsom Portfolio Holdings as of December 31, 2023
3. City of Folsom Transaction Summary, Second Quarter of Fiscal Year 2024

Submitted,



Stacey Tamagni, Finance Director
 Agency Finance Officer
 Folsom Public Financing Authority Treasurer
 Folsom Ranch Financing Authority Treasurer
 South of 50 Parking Authority Treasurer

ATTACHMENT 1



**City of Folsom
Combined City of Folsom, Redevelopment
Successor Agency, FPFA & FRFA
Portfolio Summaries
December 31, 2023**

50 Natoma St.
Folsom, CA 95630
(916) 461-6080

City of Folsom	YTM @ Cost	Face Amount/ Shares	Cost Value	Book Value	Market Value	Days to Maturity	Accrued Interest	% of Portfolio
Cash	5.279%	1,000,191.00	1,000,191.00	1,000,191.00	1,000,191.00	1	-	0.36
Certificate Of Deposit	3.958%	18,214,000.00	18,193,912.43	18,199,969.48	17,933,223.12	882	101,133.95	6.64
Commercial Paper	5.651%	20,000,000.00	19,288,348.60	19,626,211.80	19,640,750.00	124	-	7.29
Corporate Bond	3.601%	26,545,000.00	26,298,891.46	26,331,938.59	25,631,496.40	681	232,296.19	9.68
Local Government Investment Pool	5.129%	51,155,559.23	51,155,559.23	51,155,559.23	51,155,559.23	1	111,775.78	18.66
Money Market	5.350%	13,498,031.67	13,498,031.67	13,498,031.67	13,498,031.67	1	-	4.92
Municipal Bond	3.197%	72,305,000.00	69,775,913.35	70,166,765.91	68,935,087.40	903	551,792.83	26.37
US Agencies	3.990%	69,500,000.00	69,177,320.65	69,299,830.09	68,532,268.50	587	690,883.33	25.34
US Treasuries	4.644%	2,000,000.00	1,942,187.50	1,988,538.26	1,985,080.00	91	11,311.48	0.73
Total	4.151%	\$ 274,217,781.90	\$ 270,330,355.89	\$ 271,267,036.03	\$ 268,311,687.32	521	\$ 1,699,193.56	100.00

Pooled Equity	Book Value	% of Portfolio	Interest Earnings (FY)	Total Rate of Return (FY)
City of Folsom Cash and Investments (excluding RDSA, FPFA & FRFA amounts)	\$ 264,087,886.20	97.35%	\$ 5,100,694.90	4.00%
Redevelopment Successor Agency (included in RDSA Investment Report)	7,150,845.82	2.64%	87,119.50	4.18%
Public Financing Authority (included in PFA Investment Report)	28,304.01	0.01%	426,511.25	2.82%
Folsom Ranch Financing Authority (included in FRFA Investment Report)	-	0.00%	3,000,243.03	4.81%
Total Pooled Equity	\$ 271,267,036.03	100.00%		

Redevelopment Successor Agency	YTM @ Cost	Face Amount/ Shares	Cost Value	Book Value	Market Value	Days to Maturity	Accrued Interest	% of Portfolio
Cash	4.230%	3,746,673.65	3,746,673.65	3,746,673.65	3,746,673.65	1	-	52.37
Non-Housing 2011A Proceeds	4.230%	2,591,295.00	2,591,295.00	2,591,295.00	2,591,295.00	1	-	36.22
Housing 2011B Proceeds	4.230%	812,877.17	812,877.17	812,877.17	812,877.17	1	-	11.36
Money Market	5.260%	3,149.14	3,149.14	3,149.14	3,149.14	1	-	0.04
Total / Average	4.230%	\$ 7,153,994.96	\$ 7,153,994.96	\$ 7,153,994.96	\$ 7,153,994.96	1	\$ -	100.00

Folsom Public Financing Authority	YTM @ Cost	Face Amount/ Shares	Cost Value	Book Value	Market Value	Days to Maturity	Accrued Interest	% of Portfolio
Cash	4.230%	28,304.01	28,304.01	28,304.01	28,304.01	1	-	0.10
Money Market	5.256%	8,456.72	8,456.72	8,456.72	8,456.72	1	-	0.03
Municipal Bond	2.760%	29,090,000.00	29,090,000.00	29,090,000.00	29,090,000.00	2183	267,589.00	99.87
Total / Average	2.762%	\$ 29,126,760.73	\$ 29,126,760.73	\$ 29,126,760.73	\$ 29,126,760.73	2180	\$ 267,589.00	100.00

Folsom Ranch Financing Authority	YTM @ Cost	Face Amount/ Shares	Cost Value	Book Value	Market Value	Days to Maturity	Accrued Interest	% of Portfolio
Municipal Bond	4.728%	125,945,000.00	125,945,000.00	125,945,000.00	125,945,000.00	7125	1,984,762.45	100.00
Total / Average	4.728%	\$ 125,945,000.00	\$ 125,945,000.00	\$ 125,945,000.00	\$ 125,945,000.00	7217	\$ 1,984,762.45	100.00

Stacey Tamagni, Finance Director

March 13, 2024

Date

ATTACHMENT 2

City of Folsom Portfolio Holdings

Portfolio Holdings for Inv. Report
Report Format: By Transaction
Portfolio / Report Group: City of Folsom

Group By: Security Type
Average By: Face Amount / Shares
As of 12/31/2023

Description	Issuer	Coupon Rate	Face Amt/Shares	% of Portfolio
Cash				
Wells Fargo Cash	Wells Fargo	0.000	191.00	0.00
Wells Fargo Cash	Wells Fargo	5.280	1,000,000.00	0.36
Sub Total / Average Cash		5.279	1,000,191.00	0.36
Certificate Of Deposit				
Advia CU 5.25 9/8/2026	Advia CU	5.250	243,000.00	0.09
Alaska USA FCH 4.6 3/8/2028	Alaska USA FCH	4.600	249,000.00	0.09
Alliant 4.95 12/30/2027	Alliant	4.950	249,000.00	0.09
Ally Bank 2.95 12/9/2025	Ally Bank	2.950	246,000.00	0.09
American Express National Bank 3.15 5/11/2027	American Express National Bank	3.150	246,000.00	0.09
Austin Telco 5.05 11/27/2026	Austin Telco	5.050	248,000.00	0.09
Bank of Hope 5.25 9/16/2024	Bank of Hope	5.250	243,000.00	0.09
Bankers' Bank of the West 5 3/30/2026	Bankers' Bank of the West	5.000	248,000.00	0.09
Barclays Bank 1.95 2/23/2027	Barclays Bank	1.950	247,000.00	0.09
Blue Ridge Bank NA 4.2 2/28/2028	Blue Ridge Bank NA	4.200	244,000.00	0.09
BMO Harris Bank NA 4.6 5/8/2026	BMO Harris Bank NA	4.600	244,000.00	0.09
BMW Bank of North America 2.5 4/25/2025	BMW Bank of North America	2.500	246,000.00	0.09
California CU 5.65 10/27/2025	California CU	5.650	243,000.00	0.09
Capital One Bank (USA) NA 3.5 7/27/2027	Capital One Bank (USA) NA	3.500	245,000.00	0.09
Capital One NA 3.5 7/27/2027	Capital One NA	3.500	245,000.00	0.09
Celtic Bank 4 10/7/2026	Celtic Bank	4.000	245,000.00	0.09
Charter Oak CU 5.4 2/18/2025	Charter Oak CU	5.400	243,000.00	0.09
Chartway CU 5.25 7/14/2025	Chartway CU	5.250	248,000.00	0.09
CIBC Bank USA 4.75 3/24/2028	CIBC Bank USA	4.750	244,000.00	0.09
Comenity Capital Bank 2.6 4/14/2026	Comenity Capital Bank	2.600	249,000.00	0.09
Connexus 3.4 8/15/2025	Connexus	3.400	249,000.00	0.09
Customers Bank 4.5 6/14/2028	Customers Bank	4.500	244,000.00	0.09
Direct FCU 5.7 5/20/2025	Direct FCU	5.700	248,000.00	0.09
Discover Bank 3.2 5/19/2027	Discover Bank	3.200	246,000.00	0.09
Dort Financial 4.5 12/16/2027	Dort Financial	4.500	247,000.00	0.09
Eaglebank 4.5 7/21/2025	Eaglebank	4.500	249,000.00	0.09
Eaglemark Savings Bank 2.9 6/13/2025	Eaglemark Savings Bank	2.900	246,000.00	0.09
Enterprise Bank 4.35 3/3/2028	Enterprise Bank	4.350	244,000.00	0.09
First Bank Richmond 5.25 7/29/2024	First Bank Richmond	5.250	243,000.00	0.09
First Family FCU 4.85 1/17/2025	First Family FCU	4.850	244,000.00	0.09
First Foundation Bank 4.7 11/4/2027	First Foundation Bank	4.700	244,000.00	0.09
First National Bank of Middle Tennessee 4.5 5/11/2	First National Bank of Middle Tennessee	4.500	244,000.00	0.09
First National Bank Paragould 2.6 6/10/2024	First National Bank Paragould	2.600	249,000.00	0.09
General Electric CU 5 1/30/2024	General Electric CU	5.000	248,000.00	0.09
GreenState CU 3.1 5/14/2027	GreenState CU	3.100	249,000.00	0.09
Harborstone CU 5.15 7/26/2024	Harborstone CU	5.150	248,000.00	0.09
I.H. Mississippi Valley 5.5 9/16/2024	I.H. Mississippi Valley	5.500	243,000.00	0.09
Jonesboro State Bank 1.1 12/8/2026	Jonesboro State Bank	1.100	249,000.00	0.09
Lafayette FCU 3.2 5/26/2026	Lafayette FCU	3.200	249,000.00	0.09
LCA Bank Corp 4.35 11/18/2026	LCA Bank Corp	4.350	244,000.00	0.09
Leader Bank NA 2.55 4/22/2025	Leader Bank NA	2.550	246,000.00	0.09
Leaders CU 5 8/30/2028	Leaders CU	5.000	248,000.00	0.09
Liberty First CU 4.35 2/3/2028	Liberty First CU	4.350	249,000.00	0.09
Monticello Banking Co. 5.2 11/6/2026	Monticello Banking Co.	5.200	243,000.00	0.09
Morgan Stanley Bank, NA 2.2 7/25/2024	Morgan Stanley Bank, NA	2.200	247,000.00	0.09
Morgan Stanley Private Bank, NA 2.2 7/18/2024	Morgan Stanley Private Bank, NA	2.200	247,000.00	0.09
New York Community Bank 0.65 9/10/2024	New York Community Bank	0.650	249,000.00	0.09
Numerica CU 5.65 11/10/2025	Numerica CU	5.650	248,000.00	0.09
Oceanfirst Bank NA 3.25 7/1/2024	Oceanfirst Bank NA	3.250	246,000.00	0.09
Optum Bank, Inc. 5 11/15/2028	Optum Bank, Inc.	5.000	243,000.00	0.09
Pacific Western Bank 5.1 6/9/2028-24	Pacific Western Bank	5.100	243,000.00	0.09
Pentagon FCU 1.4 2/18/2025	Pentagon FCU	1.400	249,000.00	0.09
Pinnacle Bank 4.6 5/8/2026	Pinnacle Bank	4.600	244,000.00	0.09
Popular Bank 4.5 5/6/2026	Popular Bank	4.500	247,000.00	0.09
Preferred Bank 4 9/30/2027	Preferred Bank	4.000	249,000.00	0.09

ProGrowth Bank 1.2 8/22/2024	ProGrowth Bank	1.200	249,000.00	0.09
Raiz FCU 4.65 5/11/2026	Raiz FCU	4.650	249,000.00	0.09
Red Crown CU 5.4 10/13/2026	Red Crown CU	5.400	248,000.00	0.09
Renasant Bank 5 11/24/2025-23	Renasant Bank	5.000	243,000.00	0.09
Saco & Biddeford Svg 4.5 8/28/2028	Saco & Biddeford Svg	4.500	244,000.00	0.09
Safra National Bank of NY 2 3/24/2025-22	Safra National Bank of NY	2.000	247,000.00	0.09
Sandy Spring Bank 4.9 3/16/2028	Sandy Spring Bank	4.900	244,000.00	0.09
Sharonview FCU 3.4 8/15/2025	Sharonview FCU	3.400	249,000.00	0.09
State Bank of India Chicago 3.85 9/23/2027	State Bank of India Chicago	3.850	245,000.00	0.09
State Bank of India NY 3.35 6/1/2027	State Bank of India NY	3.350	245,000.00	0.09
Synchrony Bank 5 3/24/2028	Synchrony Bank	5.000	243,000.00	0.09
Texas Exchange Bank, SSB 1.25 12/10/2026	Texas Exchange Bank, SSB	1.250	249,000.00	0.09
The Pitney Bowes Bank, Inc. 4.4 5/17/2028	The Pitney Bowes Bank, Inc.	4.400	244,000.00	0.09
Third Federal S&L of Cleveland 3.5 6/28/2027	Third Federal S&L of Cleveland	3.500	245,000.00	0.09
Toyota Financial Savings Bank 0.65 9/9/2024	Toyota Financial Savings Bank	0.650	249,000.00	0.09
UBS Bank USA 2.9 4/3/2024	UBS Bank USA	2.900	249,000.00	0.09
USAlliance Financial 3.45 8/26/2027	USAlliance Financial	3.450	245,000.00	0.09
Wakefield Co-Op Bank 4.75 2/29/2024	Wakefield Co-Op Bank	4.750	244,000.00	0.09
Western Alliance Bank 5.05 6/13/2025	Western Alliance Bank	5.050	243,000.00	0.09
Sub Total / Average Certificate Of Deposit		3.931	18,214,000.00	6.64
Commercial Paper				
BofA Securities Inc. 0 7/2/2024	BofA Securities Inc.	0.000	2,500,000.00	0.91
Credit Agricole CIB NY 0 3/18/2024	Credit Agricole CIB NY	0.000	2,500,000.00	0.91
Credit Agricole CIB NY 0 3/4/2024	Credit Agricole CIB NY	0.000	2,500,000.00	0.91
MUFG Bank Ltd/NY 0 5/1/2024	MUFG Bank Ltd/NY	0.000	2,500,000.00	0.91
MUFG Bank Ltd/NY 0 9/3/2024	MUFG Bank Ltd/NY	0.000	2,500,000.00	0.91
Natixis NY 0 1/18/2024	Natixis NY	0.000	2,500,000.00	0.91
Natixis NY 0 4/3/2024	Natixis NY	0.000	2,500,000.00	0.91
Natixis NY 0 7/2/2024	Natixis NY	0.000	2,500,000.00	0.91
Sub Total / Average Commercial Paper		0.000	20,000,000.00	7.29
Corporate Bond				
Bank of America Corp 0.8 2/24/2026-22	Bank of America Corp	0.800	2,000,000.00	0.73
Bank of America Corp 4 5/5/2026-22	Bank of America Corp	4.000	2,000,000.00	0.73
Bank of Montreal 1.22 3/17/2026-22	Bank of Montreal	1.220	2,000,000.00	0.73
Bank of Montreal 1.22 3/17/2026-22	Bank of Montreal	1.220	1,000,000.00	0.36
Bank of Montreal Step 7/30/2025-21	Bank of Montreal	1.250	2,000,000.00	0.73
Citigroup Global Markets 6 8/20/2024-24	Citigroup Global Markets	6.000	3,000,000.00	1.09
CitigroupGlobalMarkets 4 8/15/2024-23	CitigroupGlobalMarkets	4.000	2,000,000.00	0.73
Inter-American Devel Bk 4.3 6/15/2028-26	Inter-American Devel Bk	4.300	1,000,000.00	0.36
Intl. Finance Corp. 2.65 6/24/2024	Intl. Finance Corp.	2.650	2,000,000.00	0.73
Intl. Finance Corp. 4.5 7/13/2028	Intl. Finance Corp.	4.500	1,045,000.00	0.38
JP Morgan Chase & Co 2.95 10/1/2026	JP Morgan Chase & Co	2.950	1,000,000.00	0.36
Morgan Stanley Bank NA 4.754 4/21/2026	Morgan Stanley Bank NA	4.754	1,000,000.00	0.36
Pacific Life GF II 1.2 6/24/2025	Pacific Life GF II	1.200	1,500,000.00	0.55
PNC Bank NA 3.25 1/22/2028-27	PNC Bank NA	3.250	1,000,000.00	0.36
Royal Bank of Canada Var. Corp 3/18/2025	Royal Bank of Canada	4.559	3,000,000.00	1.09
State Street Corp Var. Corp 5/18/2026 -25	State Street Corp	5.104	1,000,000.00	0.36
Sub Total / Average Corporate Bond		3.300	26,545,000.00	9.68
FFCB Bond				
FFCB 1.75 2/25/2025	FFCB	1.750	2,000,000.00	0.73
FFCB 2.625 6/10/2024	FFCB	2.625	3,000,000.00	1.09
FFCB 2.8 11/25/2025	FFCB	2.800	2,000,000.00	0.73
FFCB 3.875 2/14/2028	FFCB	3.875	2,000,000.00	0.73
FFCB 4 5/9/2025	FFCB	4.000	2,000,000.00	0.73
FFCB 4.25 8/7/2028	FFCB	4.250	2,000,000.00	0.73
FFCB 4.875 11/1/2028	FFCB	4.875	2,000,000.00	0.73
FFCB 5.125 2/28/2024	FFCB	5.125	2,000,000.00	0.73
FFCB 5.33 7/24/2025-24	FFCB	5.330	1,000,000.00	0.36
FFCB 5.5 11/25/2024	FFCB	5.500	2,000,000.00	0.73
Sub Total / Average FFCB Bond		3.878	20,000,000.00	7.29
FHLB Bond				
FHLB 0.6 12/17/2024-21	FHLB	0.600	2,000,000.00	0.73
FHLB 0.7 4/24/2025-22	FHLB	0.700	500,000.00	0.18
FHLB 1.375 8/26/2026-22	FHLB	1.375	2,000,000.00	0.73
FHLB 2.97 7/27/2026-23	FHLB	2.970	2,000,000.00	0.73
FHLB 3 7/22/2026-22	FHLB	3.000	2,000,000.00	0.73
FHLB 3.2 4/21/2027-23	FHLB	3.200	1,000,000.00	0.36
FHLB 4 7/24/2025-22	FHLB	4.000	1,250,000.00	0.46
FHLB 4.75 3/8/2024	FHLB	4.750	2,000,000.00	0.73
FHLB 5 2/15/2024	FHLB	5.000	2,000,000.00	0.73

FHLB 5.05 2/15/2024-23	FHLB	5.050	3,000,000.00	1.09
FHLB 5.08 7/9/2024	FHLB	5.080	3,000,000.00	1.09
FHLB 5.25 6/14/2024	FHLB	5.250	1,000,000.00	0.36
FHLB 5.65 9/27/2024-23	FHLB	5.650	2,000,000.00	0.73
FHLB Step 1/27/2027-23	FHLB	1.500	2,000,000.00	0.73
FHLB Step 2/18/2025-22	FHLB	2.000	1,350,000.00	0.49
FHLB Step 7/29/2026-21	FHLB	0.900	2,000,000.00	0.73
FHLB Step 8/28/2024-22	FHLB	4.000	2,000,000.00	0.73
Sub Total / Average FHLB Bond		3.421	31,100,000.00	11.34
FHLMC Bond				
FHLMC 3.45 8/25/2025-23	FHLMC	3.450	1,000,000.00	0.36
FHLMC 4 2/28/2025-23	FHLMC	4.000	2,400,000.00	0.88
FHLMC 4 6/7/2027-23	FHLMC	4.000	1,500,000.00	0.55
FHLMC 4.3 12/30/2027-25	FHLMC	4.300	1,000,000.00	0.36
FHLMC 5.05 7/26/2024-23	FHLMC	5.050	1,500,000.00	0.55
FHLMC 5.35 1/27/2026-23	FHLMC	5.350	2,000,000.00	0.73
FHLMC 5.5 6/18/2024-23	FHLMC	5.500	2,000,000.00	0.73
Sub Total / Average FHLMC Bond		4.616	11,400,000.00	4.16
FNMA Bond				
FNMA 0.375 8/25/2025	FNMA	0.375	2,000,000.00	0.73
FNMA 5.125 2/28/2024-23	FNMA	5.125	2,000,000.00	0.73
FNMA 5.2 4/26/2024-23	FNMA	5.200	2,000,000.00	0.73
FNMA 5.65 11/27/2028-24	FNMA	5.650	1,000,000.00	0.36
Sub Total / Average FNMA Bond		3.864	7,000,000.00	2.55
Local Government Investment Pool				
California CLASS LGIP	California CLASS	5.542	37,474,078.91	13.67
Sub Total / Average Local Government Investment Pool		5.542	37,474,078.91	13.67
Local Government Investment Pool - Quarterly				
LAIF-City LGIP-Quarterly	LAIF-City	4.000	8,568,411.87	3.12
LAIF-PPFA LGIP-Quarterly	LAIF-PPFA	4.000	5,113,068.45	1.86
Sub Total / Average Local Government Investment Pool - Quarterly		4.000	13,681,480.32	4.99
Money Market				
Wells Fargo MM	Wells Fargo	5.350	3,286,449.13	1.20
Wells Fargo MM	Wells Fargo	5.350	10,211,582.54	3.72
Sub Total / Average Money Market		5.350	13,498,031.67	4.92
Municipal Bond				
Alameda County GOBs 3.46 8/1/2027	Alameda County GOBs	3.460	500,000.00	0.18
Alvord USD GOBs 1.062 8/1/2025	Alvord USD GOBs	1.062	1,280,000.00	0.47
Antelope Valley CCD 2.016 8/1/2027	Antelope Valley CCD	2.016	1,000,000.00	0.36
Belmont-Redwood Shores SD 0.638 8/1/2024	Belmont-Redwood Shores SD	0.638	250,000.00	0.09
Beverly Hills PFA Lease Rev 0.73 6/1/2024	Beverly Hills PFA Lease Rev	0.730	300,000.00	0.11
Beverly Hills USD 2.45 8/1/2024	Beverly Hills USD	2.450	1,000,000.00	0.36
Beverly Hills USD 2.65 8/1/2025	Beverly Hills USD	2.650	780,000.00	0.28
Beverly Hills USD 2.7 8/1/2026	Beverly Hills USD	2.700	1,000,000.00	0.36
CA St DWR Cent Val Proj 0.751 12/1/2025	CA St DWR Cent Val Proj	0.751	1,865,000.00	0.68
CA St DWR Cent Val Proj 1.051 12/1/2026-21	CA St DWR Cent Val Proj	1.051	1,625,000.00	0.59
Carson RDASA TABs 1.188 8/1/2024	Carson RDASA TABs	1.188	400,000.00	0.15
Carson RDASA TABs 1.288 8/1/2025	Carson RDASA TABs	1.288	300,000.00	0.11
Citrus CCD GOBs 0.669 8/1/2024	Citrus CCD GOBs	0.669	400,000.00	0.15
Citrus CCD GOBs 0.819 8/1/2025	Citrus CCD GOBs	0.819	400,000.00	0.15
Colton USD 0.882 8/1/2024	Colton USD	0.882	1,000,000.00	0.36
CSU Revenue Bonds 0.563 11/1/2024	CSU Revenue Bonds	0.563	615,000.00	0.22
CSU Revenue Bonds 0.685 11/1/2024	CSU Revenue Bonds	0.685	500,000.00	0.18
CSU Revenue Bonds 1.521 11/1/2028	CSU Revenue Bonds	1.521	2,000,000.00	0.73
CSU Revenue Bonds 2.084 11/1/2028	CSU Revenue Bonds	2.084	1,650,000.00	0.60
Cupertino USD 2.25 8/1/2027	Cupertino USD	2.250	1,315,000.00	0.48
Davis RDA-SA TABs 2 9/1/2025	Davis RDA-SA TABs	2.000	435,000.00	0.16
Dixon USD 0.953 8/1/2025	Dixon USD	0.953	100,000.00	0.04
Folsom Cordova USD Imp Dist 2 2 10/1/2024	Folsom Cordova USD Imp Dist 2	2.000	1,000,000.00	0.36
Folsom Cordova USD Imp Dist 2 2 10/1/2025	Folsom Cordova USD Imp Dist 2	2.000	1,040,000.00	0.38
Hope ESD 0.97 8/1/2025	Hope ESD	0.970	300,000.00	0.11
Hope ESD 1.17 8/1/2026	Hope ESD	1.170	285,000.00	0.10
Livermore Valley Joint USD 1.766 8/1/2028	Livermore Valley Joint USD	1.766	1,690,000.00	0.62
Los Altos SD 1 10/1/2024	Los Altos SD	1.000	2,000,000.00	0.73
Marin CCD GOs 0.679 8/1/2026	Marin CCD GOs	0.679	900,000.00	0.33
Marin CCD GOs 3.372 8/1/2028-23	Marin CCD GOs	3.372	1,000,000.00	0.36
Moreno Valley USD 1.941 8/1/2024	Moreno Valley USD	1.941	195,000.00	0.07
Moreno Valley USD 2.203 8/1/2025	Moreno Valley USD	2.203	100,000.00	0.04
Moreno Valley USD 2.328 8/1/2026	Moreno Valley USD	2.328	110,000.00	0.04

Morgan Hill RDA-SA 0.961 9/1/2025	Morgan Hill RDA-SA	0.961	1,425,000.00	0.52
Novato RDA-SA 2.42 9/1/2027	Novato RDA-SA	2.420	1,545,000.00	0.56
Oak Grove SD 0.561 8/1/2024	Oak Grove SD	0.561	600,000.00	0.22
Oxnard SD GOBs 0.82 8/1/2024	Oxnard SD GOBs	0.820	345,000.00	0.13
Oxnard UHSD 1.256 8/1/2025	Oxnard UHSD	1.256	500,000.00	0.18
Palomar CCD 0.881 8/1/2025	Palomar CCD	0.881	300,000.00	0.11
Pasadena Area CCD GOBs 5.3 8/1/2024	Pasadena Area CCD GOBs	5.300	1,000,000.00	0.36
Pittsburg USD 0.67 8/1/2024	Pittsburg USD	0.670	680,000.00	0.25
Rancho Santiago CCD GOBs 0.634 9/1/2024	Rancho Santiago CCD GOBs	0.634	1,000,000.00	0.36
Sacramento Reg. Sanitation District 1.042 12/1/202	Sacramento Reg. Sanitation District	1.042	2,305,000.00	0.84
San Bernardino City USD 6.5 8/1/2025	San Bernardino City USD	6.500	500,000.00	0.18
San Bernardino City USD 6.5 8/1/2026	San Bernardino City USD	6.500	300,000.00	0.11
San Bernardino CCD 0.605 8/1/2024	San Bernardino CCD	0.605	1,000,000.00	0.36
San Jose Evergreen CCD 0.921 9/1/2025	San Jose Evergreen CCD	0.921	1,000,000.00	0.36
San Jose Evergreen CCD 5.07 9/1/2028	San Jose Evergreen CCD	5.070	1,500,000.00	0.55
San Jose RDA-SA 3.176 8/1/2026	San Jose RDA-SA	3.176	2,170,000.00	0.79
San Jose RDA-SA 3.226 8/1/2027	San Jose RDA-SA	3.226	1,500,000.00	0.55
San Jose RDA-SA 3.226 8/1/2027	San Jose RDA-SA	3.226	1,000,000.00	0.36
San Jose USD 1.014 8/1/2027	San Jose USD	1.014	700,000.00	0.26
Santa Ana Comm RDA-SA 3.967 9/1/2027	Santa Ana Comm RDA-SA	3.967	1,485,000.00	0.54
Santa Clarita PFA Lease Rev 0.976 6/1/2024-20	Santa Clarita PFA Lease Rev	0.976	355,000.00	0.13
Santa Clarita PFA Lease Rev 1.176 6/1/2025-20	Santa Clarita PFA Lease Rev	1.176	360,000.00	0.13
St. of Texas GOB's 3.011 10/1/2026-25	St. of Texas GOB's	3.011	2,000,000.00	0.73
St. of Texas GOBs 5 10/1/2027	St. of Texas GOBs	5.000	785,000.00	0.29
State of California GO 1.7 2/1/2028	State of California GO	1.700	2,000,000.00	0.73
State of California GO 2.375 10/1/2026	State of California GO	2.375	1,600,000.00	0.58
State of California GO 2.375 10/1/2026	State of California GO	2.375	815,000.00	0.30
State of California GO 3.375 4/1/2025	State of California GO	3.375	2,000,000.00	0.73
State of California GO 4.846 3/1/2027	State of California GO	4.846	1,000,000.00	0.36
State of California GO 5.222 3/1/2024	State of California GO	5.222	1,000,000.00	0.36
State of Delaware GOB's 4.45 7/1/2028	State of Delaware GOB's	4.450	1,500,000.00	0.55
Sulphur Springs USD 5.285 9/1/2025	Sulphur Springs USD	5.285	265,000.00	0.10
UC Regents GRBs Ser AX 3.063 7/1/2025	UC Regents GRBs Ser AX	3.063	985,000.00	0.36
UC Regents GRBs Ser AX 3.063 7/1/2025	UC Regents GRBs Ser AX	3.063	2,000,000.00	0.73
UC Regents GRBs Ser BF 0.833 5/15/2024-24	UC Regents GRBs Ser BF	0.833	250,000.00	0.09
UC Regents GRBs Ser BG 1.316 5/15/2027	UC Regents GRBs Ser BG	1.316	1,000,000.00	0.36
UC Regents MCPRBs Ser M 2.659 5/15/2028	UC Regents MCPRBs Ser M	2.659	900,000.00	0.33
Yosemite CCD 0.804 8/1/2024	Yosemite CCD	0.804	500,000.00	0.18
Yosemite CCD 1.35 8/1/2026	Yosemite CCD	1.350	680,000.00	0.25
Yosemite CCD 1.35 8/1/2026	Yosemite CCD	1.350	820,000.00	0.30
Yosemite CCD 1.44 8/1/2024	Yosemite CCD	1.440	300,000.00	0.11
Yosemite CCD 1.689 8/1/2025	Yosemite CCD	1.689	750,000.00	0.27
Yosemite CCD 1.912 8/1/2026	Yosemite CCD	1.912	250,000.00	0.09
Yosemite CCD 2.082 8/1/2027	Yosemite CCD	2.082	2,000,000.00	0.73
Sub Total / Average Municipal Bond		2.236	72,305,000.00	26.37
Treasury Note				
T-Note 2.25 3/31/2024	Treasury	2.250	2,000,000.00	0.73
Sub Total / Average Treasury Note		2.250	2,000,000.00	0.73
Total / Average		3.387	274,217,781.90	100

ATTACHMENT 3

City of Folsom Transactions Summary

Transaction Summary - Investment Report
Portfolio / Report Group: City of Folsom

Group By: Action
Begin Date: 10/01/2023, End Date: 12/31/2023

Description	Security Type	Settlement Date	Maturity Date	Face Amt/Shares	Principal	YTM @ Cost
Buy						
BofA Securities Inc. 0 7/2/2024	Commercial Paper	12/6/2023	7/2/2024	2,500,000.00	2,421,915.28	5.553
California CU 5.65 10/27/2025	Certificate Of Deposit	10/25/2023	10/27/2025	243,000.00	243,000.00	5.650
CSU Revenue Bonds 1.521 11/1/2028	Municipal Bond	11/1/2023	11/1/2028	2,000,000.00	1,674,640.00	5.264
CSU Revenue Bonds 2.084 11/1/2028	Municipal Bond	11/7/2023	11/1/2028	1,650,000.00	1,440,285.00	4.998
Cupertino USD 2.25 8/1/2027	Municipal Bond	10/25/2023	8/1/2027	1,315,000.00	1,186,393.00	5.138
Direct FCU 5.7 5/20/2025	Certificate Of Deposit	11/20/2023	5/20/2025	248,000.00	248,000.00	5.700
FFCB 4.875 11/1/2028	FFCB Bond	11/1/2023	11/1/2028	2,000,000.00	2,000,000.00	4.875
FHLMC 4 2/28/2025-23	FHLMC Bond	11/3/2023	2/28/2025	2,400,000.00	2,359,440.00	5.338
FNMA 5.65 11/27/2028-24	FNMA Bond	11/28/2023	11/27/2028	1,000,000.00	1,000,000.00	5.650
Intl. Finance Corp. 4.5 7/13/2028	Corporate Bond	10/16/2023	7/13/2028	1,045,000.00	1,032,647.06	4.780
Monticello Banking Co. 5.2 11/6/2026	Certificate Of Deposit	11/6/2023	11/6/2026	243,000.00	243,000.00	5.200
MUFG Bank Ltd/NY 0 5/1/2024	Commercial Paper	10/31/2023	5/1/2024	2,500,000.00	2,428,579.17	5.785
MUFG Bank Ltd/NY 0 9/3/2024	Commercial Paper	12/22/2023	9/3/2024	2,500,000.00	2,408,444.44	5.346
Natixis NY 0 7/2/2024	Commercial Paper	10/6/2023	7/2/2024	2,500,000.00	2,394,812.50	5.856
Numerica CU 5.65 11/10/2025	Certificate Of Deposit	11/10/2023	11/10/2025	248,000.00	248,000.00	5.650
Optum Bank, Inc. 5 11/15/2028	Certificate Of Deposit	11/15/2023	11/15/2028	243,000.00	243,000.00	5.000
PNC Bank NA 3.25 1/22/2028-27	Corporate Bond	12/22/2023	1/22/2028	1,000,000.00	940,630.00	4.870
Red Crown CU 5.4 10/13/2026	Certificate Of Deposit	10/13/2023	10/13/2026	248,000.00	248,000.00	5.400
San Bernadino City USD 6.5 8/1/2025	Municipal Bond	10/4/2023	8/1/2025	500,000.00	509,265.00	5.426
San Bernadino City USD 6.5 8/1/2026	Municipal Bond	10/4/2023	8/1/2026	300,000.00	309,969.00	5.223
San Jose Evergreen CCD 5.07 9/1/2028	Municipal Bond	10/4/2023	9/1/2028	1,500,000.00	1,506,840.00	4.963
State of California GO 3.375 4/1/2025	Municipal Bond	10/10/2023	4/1/2025	2,000,000.00	1,947,680.00	5.240
Western Alliance Bank 5.05 6/13/2025	Certificate Of Deposit	12/13/2023	6/13/2025	243,000.00	243,000.00	5.050
Sub Total / Average Buy				28,426,000.00	27,277,540.45	
Matured						
Barclays Bank PLC 3 10/17/2023-22	Corporate Bond	10/17/2023	10/17/2023	2,000,000.00	2,000,000.00	0.000
Credit Agricole CIB NY 0 11/17/2023	Commercial Paper	11/17/2023	11/17/2023	2,500,000.00	2,500,000.00	0.000
Essential FCU 3.55 12/5/2023	Certificate Of Deposit	12/5/2023	12/5/2023	245,000.00	245,000.00	0.000
FFCB 0.68 12/20/2023	FFCB Bond	12/20/2023	12/20/2023	2,000,000.00	2,000,000.00	0.000
FFCB 4.125 10/17/2023	FFCB Bond	10/17/2023	10/17/2023	2,000,000.00	2,000,000.00	0.000
FHLB 4.89 12/28/2023-23	FHLB Bond	12/28/2023	12/28/2023	2,000,000.00	2,000,000.00	0.000
FHLMC 2.55 12/22/2023-22	FHLMC Bond	12/22/2023	12/22/2023	1,000,000.00	1,000,000.00	0.000
Kearney Bank 2.45 11/30/2023	Certificate Of Deposit	11/30/2023	11/30/2023	247,000.00	247,000.00	0.000
Mountain America 4.5 10/13/2023	Certificate Of Deposit	10/13/2023	10/13/2023	249,000.00	249,000.00	0.000
MUFG Bank Ltd/NY 0 10/4/2023	Commercial Paper	10/4/2023	10/4/2023	2,500,000.00	2,500,000.00	0.000
MUFG Bank Ltd/NY 0 11/2/2023	Commercial Paper	11/2/2023	11/2/2023	2,500,000.00	2,500,000.00	0.000
MUFG Bank Ltd/NY 0 12/4/2023	Commercial Paper	12/4/2023	12/4/2023	2,500,000.00	2,500,000.00	0.000
National Cooperative Bank, NA 3.4 12/21/2023	Certificate Of Deposit	12/21/2023	12/21/2023	245,000.00	245,000.00	0.000
T-Bill 0 11/24/2023	Treasury Bill	11/24/2023	11/24/2023	5,000,000.00	5,000,000.00	0.000
T-Note 0.125 12/15/2023	Treasury Note	12/15/2023	12/15/2023	2,000,000.00	2,000,000.00	0.000
Sub Total / Average Matured				26,986,000.00	26,986,000.00	