

FOLSOM PLAN AREA BUILDING PERMIT OVERVIEW

AS OF 8/31/2022



CITY OF
FOLSOM
COMMUNITY DEVELOPMENT
DEPARTMENT

AREA	SUBDIVISION OR VILLAGE	LOT/UNIT COUNT			PERMIT ACTIVITY				
		LOTS/UNITS (TENTATIVE MAP)	FINAL MAPPED	% FINAL MAPPED	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	TOTAL PERMITS ISSUED	% BUILT OUT (ISSUED PERMITS/ TEN. LOT TOTAL)
MANGINI RANCH PHASE 1	VILLAGES 1-10	1056	904	85.61%	30	874	82.77%	904	85.61%
MANGINI RANCH PHASE 1C	VILLAGES 1-4	291	291	100.00%	6	0	0.00%	6	2.06%
MANGINI RANCH PHASE 1	1E	438	N/A	N/A	80	0	0.00%	80	18.26%
MANGINI RANCH PHASE 2	VILLAGES 1-10	663	510	76.92%	157	173	26.09%	330	49.77%
MANGINI RANCH PHASE 2	ALDER CREEK APTS	265	N/A	N/A	0	0	0.00%	0	0.00%
RUSSELL RANCH PHASE 1	VILLAGES 1-8	394	394	100.00%	60	331	84.01%	391	99.24%
RUSSELL RANCH PHASE 3	NONE	242	242	100.00%	94	0	0.00%	94	38.84%
CARR TRUST	NONE	28	28	100.00%	14	14	50.00%	28	100.00%
WHITE ROCK SPRINGS RANCH	VILLAGES 1-9	395	395	100.00%	128	211	53.42%	339	85.82%
ENCLAVE AT FOLSOM RANCH	NONE	111	111	100.00%	19	87	78.38%	106	95.50%
TOLL BROTHERS PH 1A-F	NONE	590	296	50.17%	222	26	4.41%	248	42.03%
TOTALS		4473	3171	84.11%	810	1716	38.36%	2526	56.47%

MANGINI RANCH					PERMIT ACTIVITY						
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOTS/UNITS (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILT OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	HOMEBUILDER
MANGINI RANCH	1	1	AZURE	SFHD	108	108	100.00%	1	107	99.07%	TAYLOR MORRISON SERVICES, INC
MANGINI RANCH	1	2	DAKOTA	SFHD	98	98	100.00%	1	97	98.98%	TAYLOR MORRISON SERVICES, INC
MANGINI RANCH	1	3	BROOKSTONE	SFHD	49	49	100.00%	15	34	69.39%	TRI POINTE HOMES, INC
MANGINI RANCH	1	4	WATERSTONE	SFHD	86	86	100.00%	0	86	100.00%	TRI POINTE HOMES, INC
MANGINI RANCH	1	5	BROOKSTONE	SFHD	87	87	100.00%	4	83	95.40%	TRI POINTE HOMES, INC
MANGINI RANCH	1	6	VILLAGE 6	SFHD	116	116	100.00%	0	116	100.00%	TAYLOR MORRISON SERVICES, INC
MANGINI RANCH	1	7	VILLAGE 7	SFHD	108	108	100.00%	1	107	99.07%	TAYLOR MORRISON SERVICES, INC
MANGINI RANCH	1	8	OAKLEAF	SFHD	78	78	100.00%	1	77	98.72%	LENNAR/CAL ATLANTIC GROUP, INC
MANGINI RANCH	1	9	COPPERWOOD	SFHD	103	103	100.00%	1	102	99.03%	LENNAR/CAL ATLANTIC GROUP, INC
MANGINI RANCH	1	10	CREEKSTONE	MLD	71	71	100.00%	6	65	91.55%	TRI POINTE HOMES, INC
MANGINI RANCH	1C	1	VILLAGE 1	MLD	100	4	4.00%	4	0	0.00%	TRI POINTE HOMES, INC
MANGINI RANCH	1C	2	VILLAGE 2	MLD	41	2	4.88%	2	0	0.00%	TRI POINTE HOMES, INC
MANGINI RANCH	1C	3	VILLAGE 3	MLD	35	0	0.00%	0	0	0.00%	TRI POINTE HOMES, INC
MANGINI RANCH	1C	4	VILLAGE 4	MLD	115	0	0.00%	0	0	0.00%	TRI POINTE HOMES, INC
MANGINI RANCH	1	1C	MANGINI PL. APTS.	MHD	152	0	0.00%	0	0	0.00%	ST. ANTON COMMUNITIES
MANGINI RANCH	1	1E	APARTMENTS	MHD	278	4	28.78%	80	0	0.00%	VAN DAELE HOMES
MANGINI RANCH	1	1E	BUNGALOWS	MMD	160	0	0.00%	0	0	0.00%	VAN DAELE HOMES
TOTALS					1785	904	50.64%	116	874	48.96%	

MANGINI RANCH					PERMIT ACTIVITY						
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOTS/UNITS (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILT OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	HOMEBUILDER
MANGINI RANCH	2	1	VILLAGE 1	SFHD	88	30	34.09%	25	5	5.68%	-
MANGINI RANCH	2	2	VILLAGE 2	SFHD	74	34	45.95%	26	8	10.81%	TRI POINTE HOMES, INC
MANGINI RANCH	2	3	VILLAGE 3	SFHD	53	0	0.00%	0	0	0.00%	BEAZER HOMES
MANGINI RANCH	2	4	VILLAGE 4	SFHD	73	73	100.00%	28	45	61.64%	KB HOMES OF CA
MANGINI RANCH	2	5	VILLAGE 5	SFHD	83	0	0.00%	0	0	0.00%	0
MANGINI RANCH	2	6	VILLAGE 6	SFHD	70	0	0.00%	0	0	0.00%	KB HOMES OF CA
MANGINI RANCH	2	7	VILLAGE 7	MLD	68	68	100.00%	10	58	85.29%	SIGNATURE HOMES, INC.
MANGINI RANCH	2	8	VILLAGE 8	MLD	36	26	72.22%	24	2	5.56%	KB HOMES OF CA
MANGINI RANCH	2	10	ROCKCRESS	MLD	118	99	83.90%	44	55	46.61%	LENNAR/CAL ATLANTIC GROUP, INC
MANGINI RANCH	2		ALDER CRK APTS	MHD	265	0	0.00%	0	0	0.00%	SPANOS
TOTALS					928	330	35.56%	157	173	18.64%	

* ZONING VARIES PER LOT IN SUBJECT VILLAGE

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AREA	SUBDIVISION OR VILLAGE	LOT/UNIT COUNT			PERMIT ACTIVITY				
		LOTS/UNITS (TENTATIVE MAP)	FINAL MAPPED	% FINAL MAPPED	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)
MANGINI RANCH PHASE 1	VILLAGES 1-10	1056	904	85.61%	30	874	82.77%	904	85.61%
MANGINI RANCH PHASE 1	1C	291	291	100.00%	6	0	0.00%	6	2.06%
MANGINI RANCH PHASE 1	1E	438	N/A	N/A	80	0	0.00%	80	18.26%
MANGINI RANCH PHASE 2	VILLAGES 1-10	663	510	76.92%	157	173	26.09%	330	49.77%
MANGINI RANCH PHASE 2	ALDER CREEK APTS	265	N/A	N/A	0	0	0.00%	0	0.00%
RUSSELL RANCH PHASE 1	VILLAGES 1-8	394	394	100.00%	60	331	84.01%	391	99.24%
RUSSELL RANCH PHASE 3	NONE	242	242	100.00%	94	0	0.00%	94	38.84%
CARR TRUST	NONE	28	28	100.00%	14	14	50.00%	28	100.00%
WHITE ROCK SPRINGS RANCH	VILLAGES 1-9	395	395	100.00%	128	211	53.42%	339	85.82%
ENCLAVE AT FOLSOM RANCH	NONE	111	111	100.00%	19	87	78.38%	106	95.50%
TOLL BROTHERS PH 1A-F	NONE	590	296	50.17%	222	26	4.41%	248	42.03%
TOTALS		4473	3171	84.11%	810	1716	38.36%	2526	56.47%

RUSSELL RANCH					PERMIT ACTIVITY						
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOTS/UNITS (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	HOMEBUILDER
RUSSELL RANCH	1	1	GOLDEN HILLS	SF/SFHD*	52	52	100.00%	21	31	59.62%	THE NEW HOME COMPANY
RUSSELL RANCH	1	2	GOLDEN HILLS	SF	25	25	100.00%	0	25	100.00%	THE NEW HOME COMPANY
RUSSELL RANCH	1	3	SILVER CREST	SF	26	23	88.46%	15	8	30.77%	THE NEW HOME COMPANY
RUSSELL RANCH	1	4	STEEL CANYON	MLD	114	114	100.00%	0	114	100.00%	MERITAGE HOMES
RUSSELL RANCH	1	5	SILVER CREST	SF	41	41	100.00%	3	38	92.68%	THE NEW HOME COMPANY
RUSSELL RANCH	1	6	IRON RIDGE	SFHD	43	43	100.00%	8	35	81.40%	ANTHEM UNITED HOMES
RUSSELL RANCH	1	7	SILVER CREST	SFHD	41	41	100.00%	13	28	68.29%	THE NEW HOME COMPANY
RUSSELL RANCH	1	8	IRON RIDGE	SFHD	52	52	100.00%	0	52	100.00%	ANTHEM UNITED HOMES
TOTALS					394	391	99.24%	60	331	84.01%	

RUSSELL RANCH					PERMIT ACTIVITY						
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOTS/UNITS (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	HOMEBUILDER
RUSSELL RANCH	3A	NONE	NONE	SF/SFHD*	132	94	71.21%	94	0	0.00%	LENNAR HOMES
RUSSELL RANCH	3B	NONE	NONE	SF/SFHD*	110	0	0.00%	0	0	0.00%	LENNAR HOMES
TOTALS					242	94	38.84%	94	0	0.00%	

* ZONING VARIES PER LOT IN SUBJECT VILLAGE



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		LOTS/UNITS (TENTATIVE MAP)	FINAL MAPPED	% FINAL MAPPED	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	TOTAL PERMITS ISSUED	% BUILT OUT (ISSUED PERMITS/ TEN. LOT TOTAL)
MANGINI RANCH PHASE 1	VILLAGES 1-10	1056	904	85.61%	30	874	82.77%	904	85.61%
MANGINI RANCH PHASE 1	1C	291	291	100.00%	6	0	0.00%	6	2.06%
MANGINI RANCH PHASE 1	1E	438	N/A	N/A	80	0	0.00%	80	18.26%
MANGINI RANCH PHASE 2	VILLAGES 1-10	663	510	76.92%	157	173	26.09%	330	49.77%
MANGINI RANCH PHASE 2	ALDER CREEK APTS	265	N/A	N/A	0	0	0.00%	0	0.00%
RUSSELL RANCH PHASE 1	VILLAGES 1-8	394	394	100.00%	60	331	84.01%	391	99.24%
RUSSELL RANCH PHASE 3	NONE	242	242	100.00%	94	0	0.00%	94	38.84%
CARR TRUST	NONE	28	28	100.00%	14	14	50.00%	28	100.00%
WHITE ROCK SPRINGS RANCH	VILLAGES 1-9	395	395	100.00%	128	211	53.42%	339	85.82%
ENCLAVE AT FOLSOM RANCH	NONE	111	111	100.00%	19	87	78.38%	106	95.50%
TOLL BROTHERS PH 1A-F	NONE	590	296	50.17%	222	26	4.41%	248	42.03%
TOTALS		4473	3171	84.11%	810	1716	38.36%	2526	56.47%

CARR TRUST					PERMIT ACTIVITY						
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOTS/UNITS (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILT OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	HOMEBUILDER
CARR TRUST	NONE	NONE	NONE	SFHD	28	28	100.00%	14	14	50.00%	RICHMOND AMERICAN HOMES, INC
TOTALS					28	28	100.00%	14	14	50.00%	

WHITE ROCK SPRINGS RANCH					PERMIT ACTIVITY						
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOTS/UNITS (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILT OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	HOMEBUILDER
WHITE ROCK SPRINGS RANCH	1	1	VILLAGE 1	SFHD	93	93	100.00%	9	84	90.32%	RICHMOND AMERICAN HOMES, INC
WHITE ROCK SPRINGS RANCH	1	8	VILLAGE 8	SF	42	29	69.05%	29	0	0.00%	RICHMOND AMERICAN HOMES, INC
WHITE ROCK SPRINGS RANCH	1	9	VILLAGE 9	SF	44	44	100.00%	5	39	88.64%	JOHN MOURIER CONSTRUCTION
WHITE ROCK SPRINGS RANCH	2	2	VILLAGE 2	SF	29	14	48.28%	6	8	27.59%	RICHMOND AMERICAN HOMES, INC
WHITE ROCK SPRINGS RANCH	2	3	VILLAGE 3	SFHD	52	39	75.00%	29	10	19.23%	RICHMOND AMERICAN HOMES, INC
WHITE ROCK SPRINGS RANCH	2	4	VILLAGE 4	SFHD	50	43	86.00%	36	7	14.00%	LENNAR HOMES
WHITE ROCK SPRINGS RANCH	2	5	VILLAGE 5	SF	21	21	100.00%	5	16	76.19%	LENNAR HOMES
WHITE ROCK SPRINGS RANCH	2	6	VILLAGE 6	SFHD	24	24	100.00%	8	16	66.67%	LENNAR HOMES
WHITE ROCK SPRINGS RANCH	2	7	VILLAGE 7	SFHD	40	32	80.00%	1	31	77.50%	LENNAR HOMES
TOTALS					395	339	85.82%	128	211	53.42%	

ENCLAVE AT FOLSOM RANCH					PERMIT ACTIVITY						
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOTS/UNITS (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILT OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	HOMEBUILDER
ENCLAVE AT FOLSOM RANCH	NONE	NONE	NONE	MLD	111	106	95.50%	19	87	78.38%	KB HOMES OF CA
TOTALS					111	106	95.50%	19	87	78.38%	

TOLL BROTHERS					PERMIT ACTIVITY						
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOTS/UNITS (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILT OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS/UNITS UNDER CONST.	LOTS/UNITS W CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	HOMEBUILDER
TOLL BROTHERS	1A	NONE	NONE	SFHD	47	16	34.04%	16	0	0.00%	TOLL BROTHERS NORTHERN CA
TOLL BROTHERS	1B & 1C	NONE	NONE	SFHD/MLD*	198	190	95.96%	164	26	13.13%	TOLL BROTHERS NORTHERN CA
TOLL BROTHERS	1D	NONE	NONE	SFHD/MLD*	98	42	42.86%	42	0	0.00%	TOLL BROTHERS NORTHERN CA
TOLL BROTHERS	1E	NONE	NONE	SFHD/MLD*	147	0	0.00%	0	0	0.00%	TOLL BROTHERS NORTHERN CA
TOLL BROTHERS	1F	NONE	NONE		100	0	0.00%	0	0	0.00%	TOLL BROTHERS NORTHERN CA
TOTALS					590	248	42.03%	222	26	4.41%	

* ZONING VARIES PER LOT IN SUBJECT VILLAGE