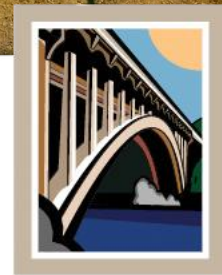


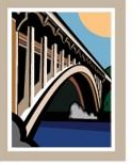


Folsom Plan Area Quarterly Update Q3 2020



CITY OF
FOLSOM

FPA Quarterly Update Outline



CITY OF
FOLSOM

Planning Activity

Infrastructure and Site Engineering Activity

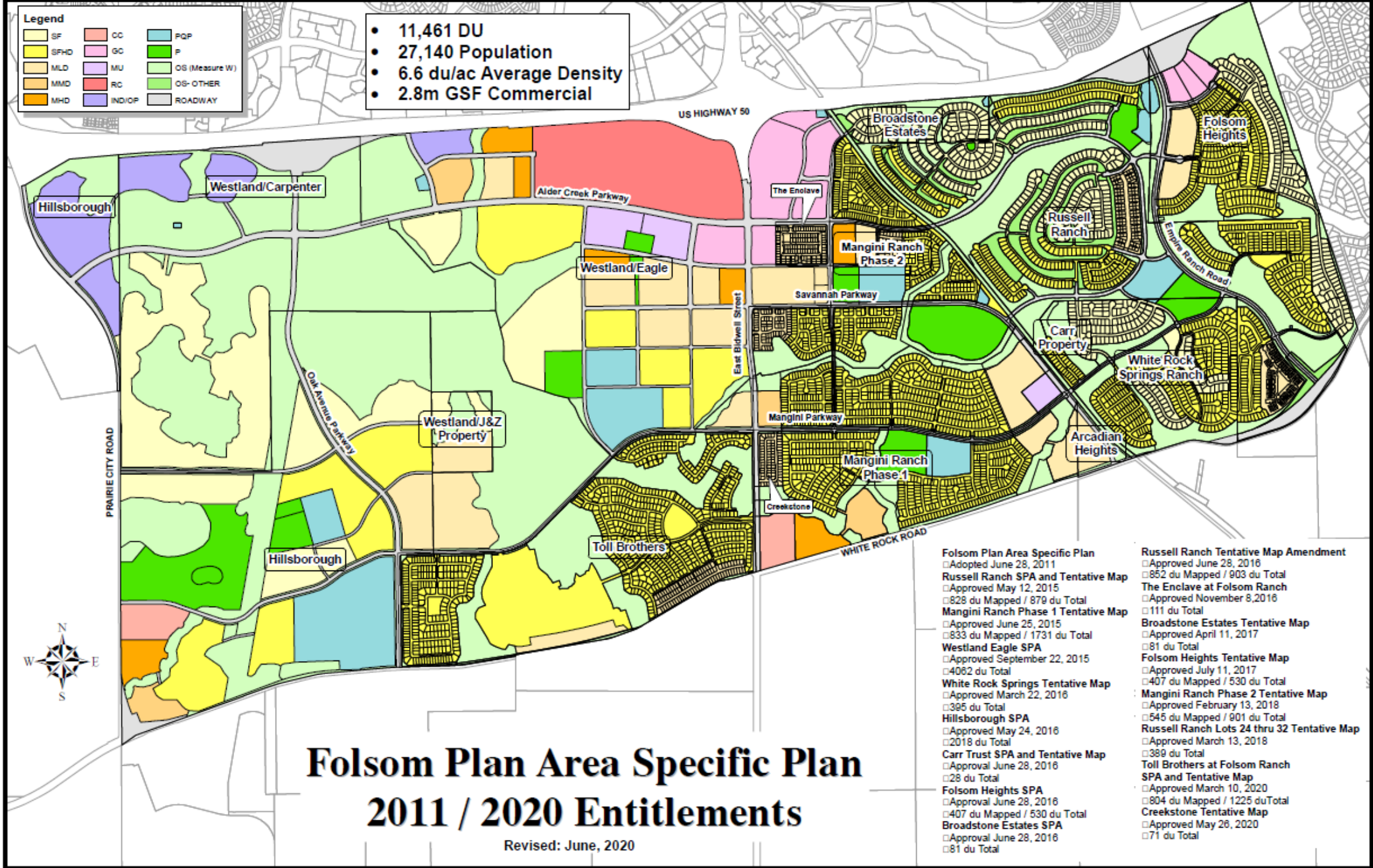
Map Activity

Building Activity

Public Information/City Website

Legend		
SF	CC	FQP
SFHD	GC	F
MLD	MU	OS (Measure W)
MMD	RC	OS- OTHER
MHD	IND/OP	ROADWAY

- 11,461 DU
- 27,140 Population
- 6.6 du/ac Average Density
- 2.8m GSF Commercial



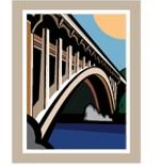
Folsom Plan Area Specific Plan 2011 / 2020 Entitlements

Revised: June, 2020

- | | |
|---|--|
| <p>Folsom Plan Area Specific Plan
 <input type="checkbox"/> Adopted June 28, 2011</p> <p>Russell Ranch SPA and Tentative Map
 <input type="checkbox"/> Approved May 12, 2015
 <input type="checkbox"/> 828 du Mapped / 879 du Total</p> <p>Mangini Ranch Phase 1 Tentative Map
 <input type="checkbox"/> Approved June 25, 2015
 <input type="checkbox"/> 833 du Mapped / 1731 du Total</p> <p>Westland Eagle SPA
 <input type="checkbox"/> Approved September 22, 2015
 <input type="checkbox"/> 4062 du Total</p> <p>White Rock Springs Tentative Map
 <input type="checkbox"/> Approved March 22, 2016
 <input type="checkbox"/> 395 du Total</p> <p>Hillsborough SPA
 <input type="checkbox"/> Approved May 24, 2016
 <input type="checkbox"/> 2018 du Total</p> <p>Carr Trust SPA and Tentative Map
 <input type="checkbox"/> Approval June 28, 2016
 <input type="checkbox"/> 28 du Total</p> <p>Folsom Heights SPA
 <input type="checkbox"/> Approval June 28, 2016
 <input type="checkbox"/> 407 du Mapped / 530 du Total</p> <p>Broadstone Estates SPA
 <input type="checkbox"/> Approval June 28, 2016
 <input type="checkbox"/> 81 du Total</p> | <p>Russell Ranch Tentative Map Amendment
 <input type="checkbox"/> Approved June 28, 2016
 <input type="checkbox"/> 852 du Mapped / 903 du Total</p> <p>The Enclave at Folsom Ranch
 <input type="checkbox"/> Approved November 8, 2016
 <input type="checkbox"/> 111 du Total</p> <p>Broadstone Estates Tentative Map
 <input type="checkbox"/> Approved April 11, 2017
 <input type="checkbox"/> 81 du Total</p> <p>Folsom Heights Tentative Map
 <input type="checkbox"/> Approved July 11, 2017
 <input type="checkbox"/> 407 du Mapped / 530 du Total</p> <p>Mangini Ranch Phase 2 Tentative Map
 <input type="checkbox"/> Approved February 13, 2018
 <input type="checkbox"/> 545 du Mapped / 901 du Total</p> <p>Russell Ranch Lots 24 thru 32 Tentative Map
 <input type="checkbox"/> Approved March 13, 2018
 <input type="checkbox"/> 389 du Total</p> <p>Toll Brothers at Folsom Ranch SPA and Tentative Map
 <input type="checkbox"/> Approved March 10, 2020
 <input type="checkbox"/> 804 du Mapped / 1225 du Total</p> <p>Creekstone Tentative Map
 <input type="checkbox"/> Approved May 26, 2020
 <input type="checkbox"/> 71 du Total</p> |
|---|--|

Planning Activity (last 90 days)

Applications Submitted/Pending and City Actions



CITY OF
FOLSOM

Development Applications Submitted/Pending

Alder Creek Apartments (Spanos)

Toll Brothers Clubhouse Design Review

Dignity Health Medical Campus

City Council (final action)

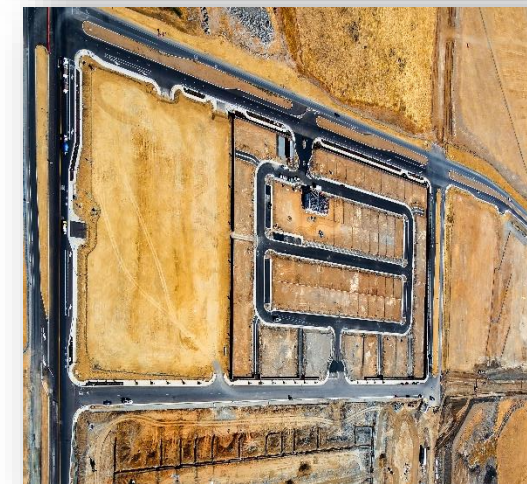
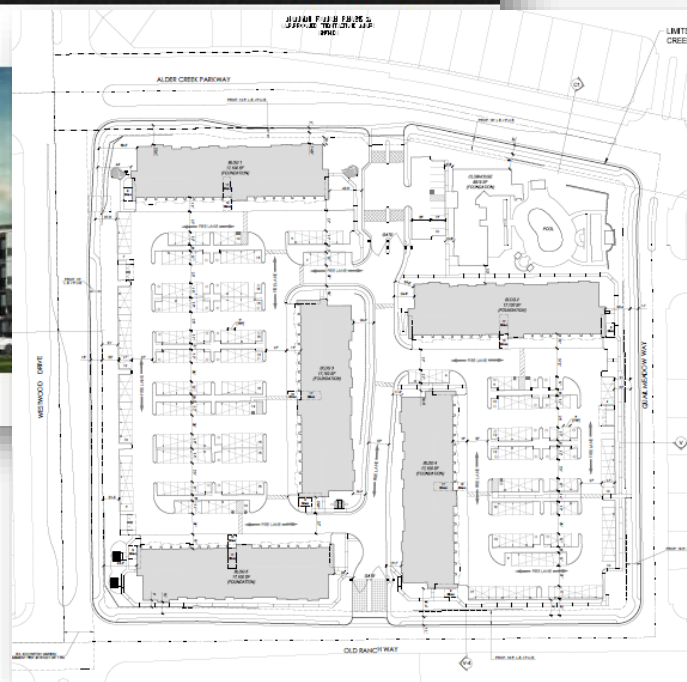
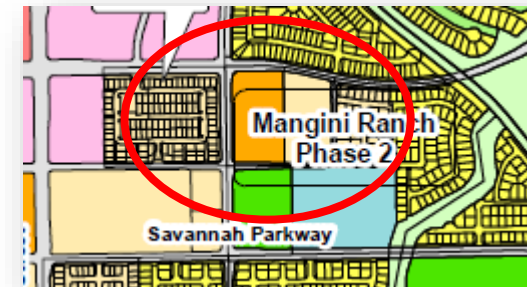
Rockcross Subdivision TSM, Residential Design Review

Development Applications Submitted/Pending

Alder Creek Apartments GPA, SPA, and PD Permit



CITY OF
FOLSOM



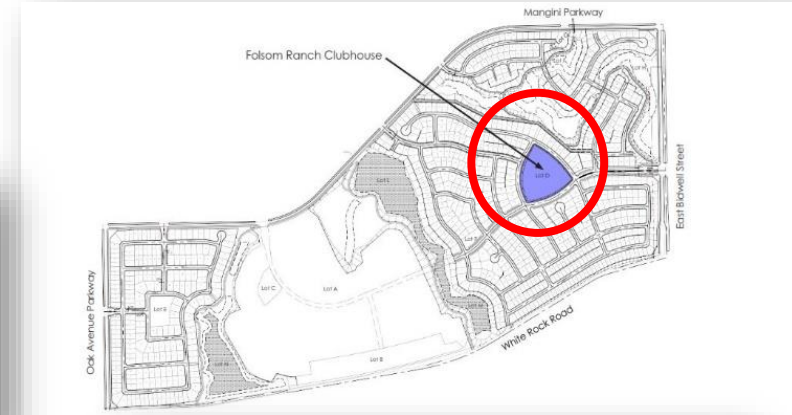
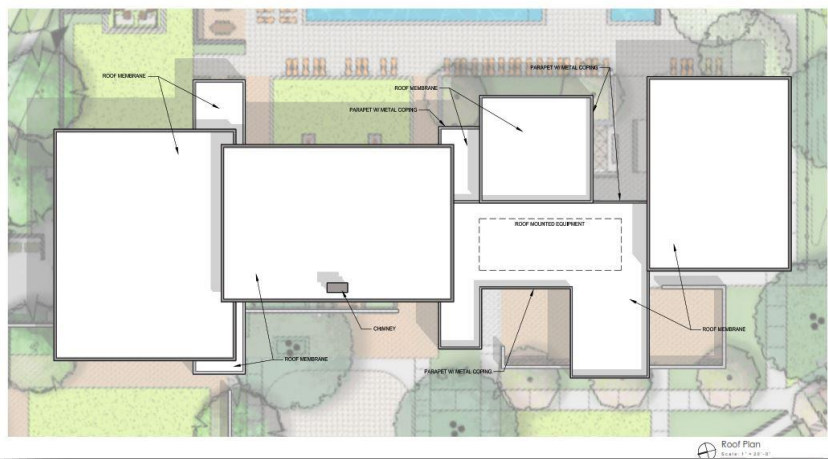
265 luxury apartments
5 buildings with 1-, 2-, and 4-stories

Development Applications Submitted/Pending

Toll Brothers Clubhouse Design Review



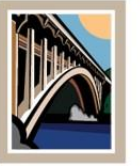
CITY OF
FOLSOM



18,600 sf single-story clubhouse
Indoor Amenities (pool, fitness center, social Hall, meeting rooms)
Outdoor Amenities (pool, spa, sports courts, putting green, lounge area)

Development Applications Submitted/Pending

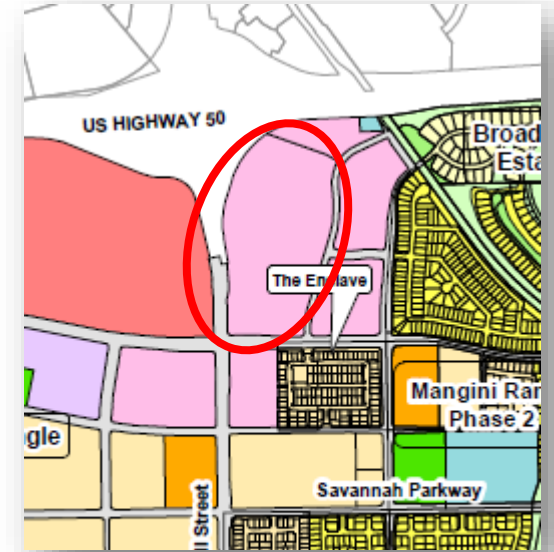
Dignity Health Planned Development Permit



CITY OF
FOLSOM



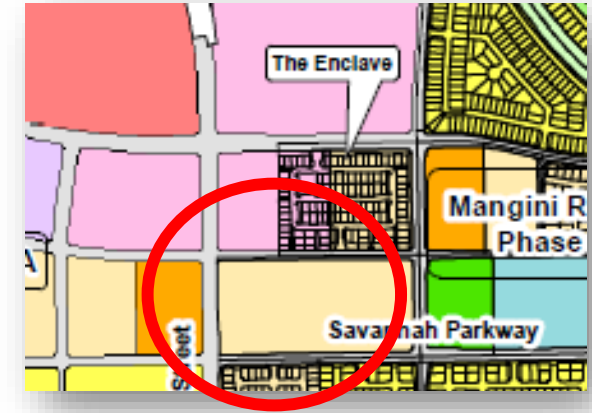
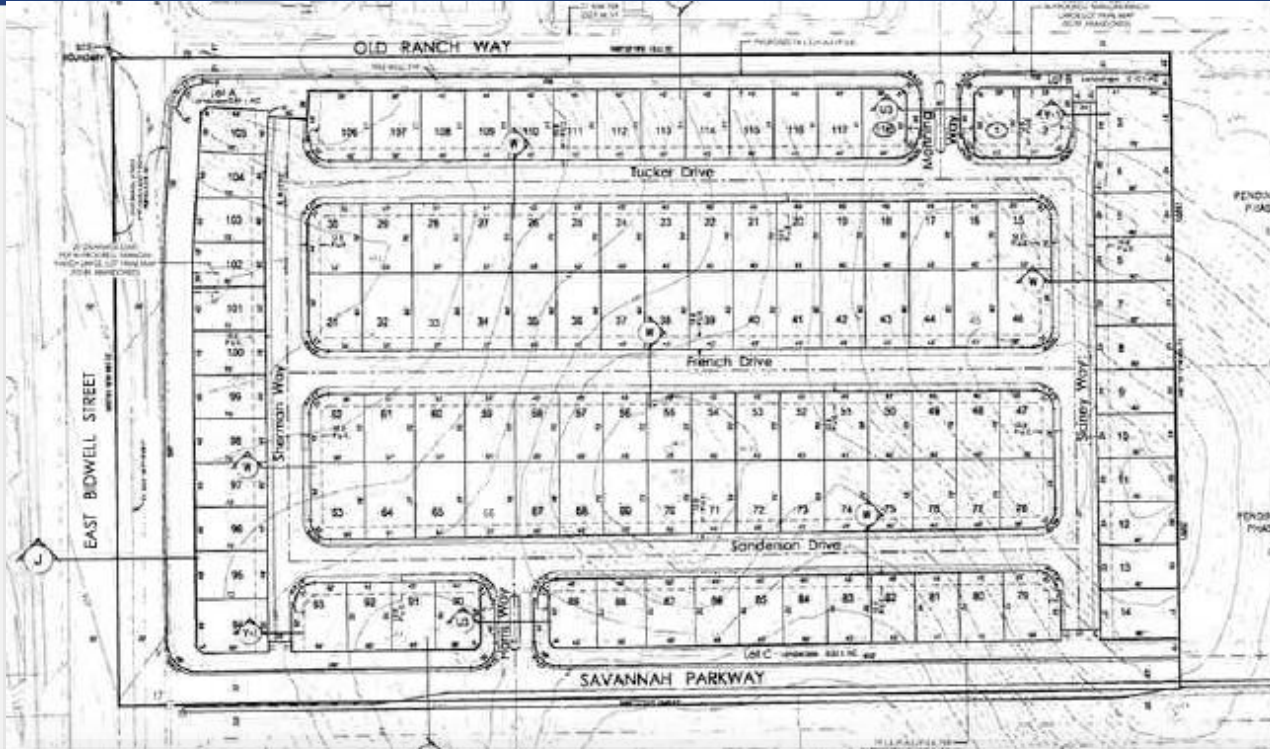
28-acre medical campus
2 medical office buildings
300 bed hospital
~530,000 square feet



CC Approved: Rockcross Subdivision VTSM, Residential Design Review



CITY OF
FOLSOM



118 single-family lots
Lot size 3,000 – 3,500 sf
Home size 1,638 to 2,018 sf



PLAN 1 | SPANISH COLONIAL

PLAN 2 | CRAFTSMAN

PLAN 3 | AMERICAN TRADITIONAL

PLAN 4 | SPANISH COLONIAL

Infrastructure/Site Engineering Activity (Last 90 Days)



CITY OF
FOLSOM

White Rock Springs Ranch
Villages 2 - 7

Enclave
Subdivision

Rockcross
Subdivision

Mangini Ranch Phase 2
Villages 4, 7, 8

East Bidwell Street
Improvements

Creekstone
Subdivision

Toll Brothers
Phase 1



Small Lot Final Map Activity



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FOLSOM

Tentative Maps Approved by City Council	Final Maps Approved by CC	Small Lot Final Maps Submitted
Mangini Ranch Phase 1 (833 dwelling units)	Village 1 (May 2018) Villages 8 and 9 (May 2018) Village 2 (June 2018) Village 5 (September 2019) Villages 6 and 7 (November 2019) Village 4 (July 2020)	Village 3 Creekstone Subdivision
White Rock Springs Ranch (395 dwelling units)	Village 1 (July 2019) Villages 8 and 9 (October 2019) Villages 2 – 7 (December 2019)	
Carr Trust (28 dwelling units)	Carr Trust (July 23, 2019)	
Russell Ranch Phase 1 (394 dwelling units)	Village 6 (February 2019) Villages 1, 2, 3, and 7 (March 2019) Village 5 and 8 (May 2019) Village 4 (June 2019)	
Enclave at Folsom Ranch (111 dwelling units)	Enclave (April 2020)	
Broadstone Estates (81 dwelling units)		
Folsom Heights (407 dwelling units)		
Mangini Ranch Phase 2 (545 dwelling units)	Village 7 (December 2019) Villages 4 and 8 (July 2020)	Rockcress Subdivision
Russell Ranch Phase 2 (398 dwelling units)		
Total SF Lots Ready for Permits	1892 lots mapped	248 lots pending

Building Permit Tracking

Total permits 672 (Q3: July through September 96)



CITY OF
FOLSOM



FOLSOM PLAN AREA BUILDING PERMIT OVERVIEW

AS OF 6/30/2020

AREA	SUBDIVISION OR VILLAGE	LOT COUNT			PERMIT ACTIVITY				
		TENTATIVE MAP	FINAL MAPPED	% FINAL MAPPED	LOTS UNDER CONSTRUCTION	LOTS WITH CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	TOTAL PERMITS ISSUED (ISSUED PERMITS/ TEN. LOT TOTAL)	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)
MANGINI RANCH PHASE 1	VILLAGES 1-9	833	698	83.79%	156	360	43.22%	516	61.94%
MANGINI RANCH PHASE 2	VILLAGES 1-8	545	68	12.48%	0	0	0.00%	0	0.00%
RUSSELL RANCH PHASE 1	VILLAGES 1-8	394	394	100.00%	35	21	5.33%	56	14.21%
CARR TRUST	NONE	28	28	100.00%	4	0	0.00%	4	14.29%
WHITE ROCK SPRINGS RANCH	VILLAGES 1-9	395	395	100.00%	0	0	0.00%	0	0.00%
ENCLAVE AT FOLSOM RANCH	NONE	111	0	0.00%	0	0	0.00%	0	0.00%
TOTALS		2306	1583	68.65%	195	381	16.52%	576	24.98%

MANGINI RANCH					PERMIT ACTIVITY					HOME BUILDER		
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOT COUNT (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS UNDER CONSTRUCTION	LOTS WITH CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)		
MANGINI RANCH	1	1	AZURE	SFHD	108	108	100.00%	10	98	90.74%		TAYLOR MORRISON SERVICES, INC
MANGINI RANCH	1	2	DAKOTA	SFHD	98	97	98.98%	7	90	91.84%		TAYLOR MORRISON SERVICES, INC
MANGINI RANCH	1	3	BROOKSTONE	SFHD	49	0	0.00%	0	0	0.00%		-
MANGINI RANCH	1	4	WATERSTONE	SFHD	86	0	0.00%	0	0	0.00%		-
MANGINI RANCH	1	5	BROOKSTONE	SFHD	87	75	86.21%	47	28	32.18%		TRIPONTE
MANGINI RANCH	1	6	VILLAGE 6	SFHD	116	33	28.45%	29	4	3.45%		TAYLOR MORRI
MANGINI RANCH	1	7	VILLAGE 7	SFHD	108	23	21.30%	23	0	0.00%		TAYLOR MORRI
MANGINI RANCH	1	8	OAKLEAF	SFHD	78	78	100.00%	10	68	87.18%		LENNAR/CALATI
MANGINI RANCH	1	9	COPPERWOOD	SFHD	103	102	99.03%	30	72	69.90%		LENNAR/CALATI
TOTALS					833	516	61.94%	156	360	43.22%		

MANGINI RANCH					PERMIT ACTIVITY					HOME BUILDER		
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOT COUNT (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS UNDER CONSTRUCTION	LOTS WITH CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)		
MANGINI RANCH	2	1	VILLAGE 1	SFHD	88	0	0.00%	0	0	0.00%		
MANGINI RANCH	2	2	VILLAGE 2	SFHD	74	0	0.00%	0	0	0.00%		
MANGINI RANCH	2	3	VILLAGE 3	SFHD	53	0	0.00%	0	0	0.00%		
MANGINI RANCH	2	4	VILLAGE 4	SFHD	73	0	0.00%	0	0	0.00%		
MANGINI RANCH	2	5	VILLAGE 5	SFHD	83	0	0.00%	0	0	0.00%		
MANGINI RANCH	2	6	VILLAGE 6	SFHD	70	0	0.00%	0	0	0.00%		
MANGINI RANCH	2	7	VILLAGE 7	MLD	68	0	0.00%	0	0	0.00%		
MANGINI RANCH	2	8	VILLAGE 8	MLD	36	0	0.00%	0	0	0.00%		
TOTALS					545	0	0.00%	0	0	0.00%		

RUSSELL RANCH					PERMIT ACTIVITY					HOME BUILDER		
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOT COUNT (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS UNDER CONSTRUCTION	LOTS WITH CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)		
RUSSELL RANCH	1	1	GOLDEN HILLS	SF/SFHD*	52	2	3.85%	2	0	0.00%		THE NEW H

FOLSOM PLAN AREA BUILDING PERMIT OVERVIEW

AS OF 6/30/2020

AREA	SUBDIVISION OR VILLAGE	LOT COUNT			PERMIT ACTIVITY				
		TENTATIVE MAP	FINAL MAPPED	% FINAL MAPPED	LOTS UNDER CONSTRUCTION	LOTS WITH CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)	TOTAL PERMITS ISSUED (ISSUED PERMITS/ TEN. LOT TOTAL)	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)
MANGINI RANCH PHASE 1	VILLAGES 1-9	833	698	83.79%	156	360	43.22%	516	61.94%
MANGINI RANCH PHASE 2	VILLAGES 1-8	545	68	12.48%	0	0	0.00%	0	0.00%
RUSSELL RANCH PHASE 1	VILLAGES 1-8	394	394	100.00%	35	21	5.33%	56	14.21%
CARR TRUST	NONE	28	28	100.00%	4	0	0.00%	4	14.29%
WHITE ROCK SPRINGS RANCH	VILLAGES 1-9	395	395	100.00%	0	0	0.00%	0	0.00%
ENCLAVE AT FOLSOM RANCH	NONE	111	0	0.00%	0	0	0.00%	0	0.00%
TOTALS		2306	1583	68.65%	195	381	16.52%	576	24.98%



CITY OF
FOLSOM
COMMUNITY DEVELOPMENT
DEPARTMENT

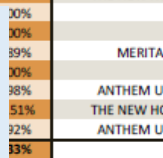
CARR TRUST					PERMIT ACTIVITY					HOME BUILDER		
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOT COUNT (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS UNDER CONSTRUCTION	LOTS WITH CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)		
CARR TRUST	NONE	NONE	NONE	SFHD	28	4	14.29%	4	0	0.00%		RICHMOND AMERICAN HOMES, INC
TOTALS					28	4	14.29%	4	0	0.00%		

WHITE ROCK SPRINGS RANCH					PERMIT ACTIVITY					HOME BUILDER		
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOT COUNT (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS UNDER CONSTRUCTION	LOTS WITH CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)		
WHITE ROCK SPRINGS RANCH	1	1	VILLAGE 1	SFHD	93	0	0.00%	0	0	0.00%		-
WHITE ROCK SPRINGS RANCH	1	8	VILLAGE 8	SF	42	0	0.00%	0	0	0.00%		-
WHITE ROCK SPRINGS RANCH	1	9	VILLAGE 9	SF	44	0	0.00%	0	0	0.00%		-
WHITE ROCK SPRINGS RANCH	2	2	VILLAGE 2	SF	29	0	0.00%	0	0	0.00%		-
WHITE ROCK SPRINGS RANCH	2	3	VILLAGE 3	SFHD	52	0	0.00%	0	0	0.00%		-
WHITE ROCK SPRINGS RANCH	2	4	VILLAGE 4	SFHD	50	0	0.00%	0	0	0.00%		-
WHITE ROCK SPRINGS RANCH	2	5	VILLAGE 5	SF	21	0	0.00%	0	0	0.00%		-
WHITE ROCK SPRINGS RANCH	2	6	VILLAGE 6	SFHD	24	0	0.00%	0	0	0.00%		-
WHITE ROCK SPRINGS RANCH	2	7	VILLAGE 7	SFHD	40	0	0.00%	0	0	0.00%		-
TOTALS					395	0	0.00%	0	0	0.00%		

ENCLAVE AT FOLSOM RANCH					PERMIT ACTIVITY					HOME BUILDER		
AREA	PHASE	VILLAGE	VILLAGE NAME	ZONING	LOT COUNT (TENTATIVE MAP)	TOTAL PERMITS ISSUED	% BUILD OUT (ISSUED PERMITS/ TEN. LOT TOTAL)	LOTS UNDER CONSTRUCTION	LOTS WITH CERT OF OCC. (CO)	% FINALED (CO/TEN. LOT TOTAL)		
ENCLAVE AT FOLSOM RANCH	NONE	NONE	NONE	MLD	111	0	0.00%	0	0	0.00%		-
TOTALS					111	0	0.00%	0	0	0.00%		

* ZONING VARIES PER LOT IN SUBJECT VILLAGE

672 Building Permits Issued
483 Homes Final Inspected



Folsom Plan Area Specific Plan Approved Entitlements and Final Maps

City of Folsom, California
June, 2020



KEY: #

Parcel Maps, Large Lot Final Maps, and Small Lot Final Maps

TM/PM Map Number	Parcel Map / Subdivision Map Name	Number of Mapped Lots (S/L/M)	Date Approved	Date Recorded	Document ID, M, or M
1	Parcel Map	0	01/11/2010	01/11/2010	358 P, M, 17
2	Parcel Map	0	3/29/2010	3/23/2010	218 P, M, 9
3	PH-14228 Parcel Map	0	5/27/2010	5/28/2010	233 P, M, 5
4	PH-14228 Parcel Map	0	04/29/2010	04/29/2010	244 M, M, 4
5	Mangini Ranch L1FM	0	3/28/2010	4/9/2010	365 M, M, 10
6	Russel Ranch L1FM	0	4/13/2010	4/13/2010	388 M, M, 1
7	Folsom Heights L1FM	0	03/15/2010	03/15/2010	400 M, M, 8
8	Mangini Ranch Phase 1 Village 1 FM	108	5/23/2010	5/23/2010	403 M, M, 4
9	Mangini Ranch Phase 1 Village 2 FM	103	5/23/2010	5/23/2010	403 M, M, 3
10	Mangini Ranch Phase 1 Village 3 FM	76	5/23/2010	5/23/2010	403 M, M, 4
11	PH-14205 Parcel Map	0	6/12/2010	6/29/2010	202 P, M, 17
12	Mangini Ranch Phase 1 Village 2 FM	68	5/26/2010	7/2/2010	403 M, M, 7
13	Russel Ranch Phase 1 Village 2 FM	0	09/23/2010	10/30/2010	407 M, M, 1
14	White Rock Springs Ranch L1FM	0	11/13/2010	11/13/2010	407 M, M, 5
15	Russel Ranch Phase 1 Village 6 FM	43	3/26/2010	3/15/2010	410 M, M, 7
16	Russel Ranch Phase 1 Village 1 FM	52	3/26/2010	4/9/2010	410 M, M, 4
17	Russel Ranch Phase 1 Village 7 FM	41	3/26/2010	4/9/2010	410 M, M, 3
18	Russel Ranch Phase 1 Village 2 FM	35	3/26/2010	4/9/2010	410 M, M, 5
19	Russel Ranch Phase 1 Village 3 FM	35	3/26/2010	4/9/2010	410 M, M, 7
20	Russel Ranch Phase 1 Village 8 FM	51	4/6/2010	4/15/2010	411 M, M, 2
21	Russel Ranch Phase 1 Village 5 FM	41	4/6/2010	4/15/2010	411 M, M, 3
22	Mangini Ranch West Parcel Map (Parcel 1 & 2, 218 PM 17)	0	5/24/2010	5/23/2010	236 P, M, 9
23	Mangini Ranch West Parcel Map (Parcel 1 & 2, 218 PM 17)	0	5/24/2010	6/23/2010	236 P, M, 10
24	Russel Ranch Phase 1 Village 4 FM	134	6/16/2010	6/23/2010	412 M, M, 4
25	Mangini Ranch Phase 2 L1FM	0	6/26/2010	7/23/2010	412 M, M, 7
26	Carr Trust Final Map	38	7/29/2010	3/29/2010	414 M, M, 3
27	White Rock Springs Ranch Village 1 FM	83	7/29/2010	3/29/2010	414 M, M, 4
28	Mangini Ranch Phase 1 Village 5 FM	87	8/24/2010	8/4/2010	416 M, M, 9
29	White Rock Springs Ranch Village 8, 9 & 9 FM	86	10/14/2010	10/14/2010	417 M, M, 1
30	Mangini Ranch Phase 1 Village 6 FM	110	11/13/2010	11/20/2010	417 M, M, 8
31	Mangini Ranch Phase 1 Village 7 FM	108	11/13/2010	11/20/2010	417 M, M, 9
32	White Rock Springs Ranch Village 2 and 3 FM	111	11/13/2010	11/16/2010	418 M, M, 9
33	White Rock Springs Ranch Village 4, 5, 6 and 7 FM	133	11/13/2010	12/16/2010	418 M, M, 4
34	Mangini Ranch Phase 2 Village 7 FM	66	11/13/2010	12/17/2010	418 M, M, 5
35	PH-14288 Parcel Map Parcel 85A	0	5/29/2010	5/23/2010	240 P, M, 13

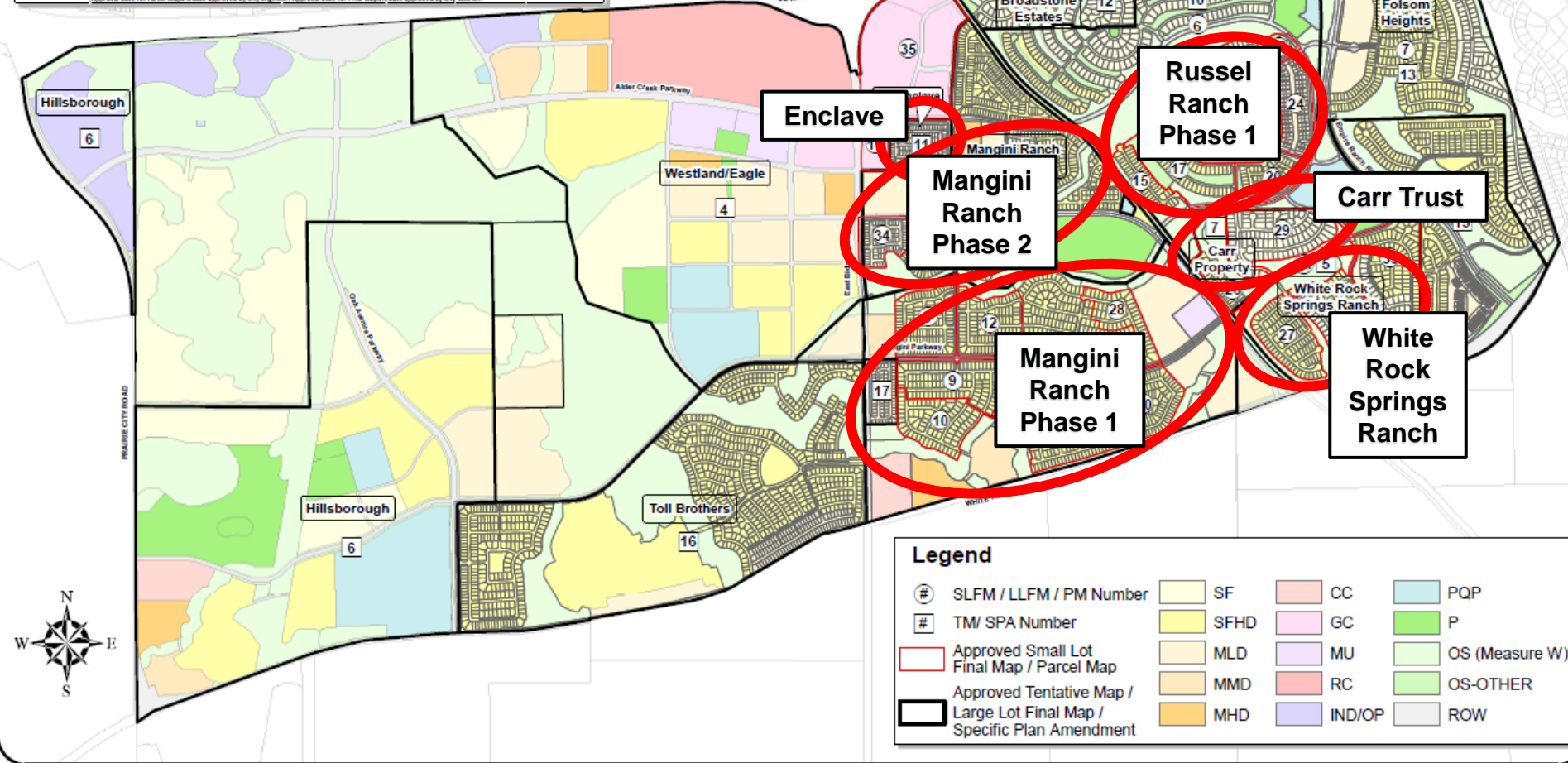
Notes: For each county, Parcel Maps are not shown below.
Approval Date for Parcel Maps is date approved by City Engineer. Approval Date for Final Maps is date approved by City Council.

KEY: #

Tentative Maps and Specific Plan Amendments

TM/SPA Number	Tentative Map/SPA Map Name	Number of Mapped Lots (S/L/M)	Date Approved
1	Folsom Plan Area Specific Plan	0	6/28/2011
2	Russel Ranch SPA and Tentative Map	638	5/13/2011
3	Mangini Ranch Phase 1 Tentative Map	403	4/23/2011
4	Westland/Eagle SPA	0	4/23/2011
5	White Rock Springs Tentative Map	385	3/23/2011
6	Hillsborough SPA	0	5/24/2011
7	Carr Trust SPA and Tentative Map	38	5/24/2011
8	Folsom Heights SPA	0	4/28/2011
9	Broadstone Estates SPA	0	5/28/2011
10	Russel Ranch Tentative Map Amendment	632	6/28/2011
11	The Enclave at Folsom Ranch Tentative Map	111	11/9/2011
12	Broadstone Estates Tentative Map	81	4/13/2012
13	Folsom Heights Tentative Map	530	7/11/2012
14	Mangini Ranch Phase 2 Tentative Map	465	3/13/2013
15	Russel Ranch Lots 24 thru 32 SPA and Tentative Map	339	3/13/2013
16	Old Bonanza at Folsom Ranch SPA and Tentative Map	366	3/13/2013
17	Cravensville	71	5/26/2010

Notes:
1. Item #10 supercedes Item #2
2. Item #15 swapped a portion of Item #10
3. Item #16 swapped a portion of Item #10

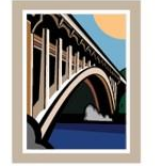


Mangini Ranch Phase 1 Neighborhoods



Building Activity

Mangini Ranch Phase 1 Builders



CITY OF
FOLSOM

- Taylor Morrison (Villages 6, 7)
- Lennar (Villages 8, 9)
- Tri Pointe Homes (Villages 3 – 5)
- Tri-Pointe Homes (Creekstone)

**Lennar:
Villages
8 and 9**



Tri-Pointe Homes: Creekstone



**Tri-Pointe Homes:
Villages 3 - 5**



**Taylor Morrison:
Villages 6 - 7**

Mangini Ranch Phase 2 and Enclave Neighborhoods



KB Homes
(Enclave)

Alder Creek Parkway

KB Homes
Villages 4, 8

Rockcross

Signature Homes
Village 7

East Bidwell Street

Building Activity

Mangini Ranch Phase 2 and Enclave Builders



CITY OF
FOLSOM

- KB Homes (Enclave and Soleil)
- Signature Homes (Village 7)



KB Homes: Enclave Models

Russell Ranch Phase 1 Neighborhoods



The New Home Company Villages 1, 7

Meritage Homes Village 4

Anthem United Villages 6, 8

Grand Prairie Road

Placerville Road
Alder Creek Parkway

Building Activity

Russell Ranch Phase 1 Builders



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- The New Home Company (Villages 1, 7)
- Meritage Homes (Village 4)
- Anthem United (Villages 6 and 8)



New Home Company: Village 7



Meritage: Village 4



Anthem United: Villages 6 and 8



New Home Company: Village 1

Carr Trust and White Rock Springs Ranch Neighborhoods



Richmond American
Carr Trust/Village 1

JMC Homes
Villages 8, 9

Placerville Road

Mangini Parkway

White Rock Road

Building Activity

Carr Trust and White Rock Springs Ranch Builders



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- Richmond American (Carr Trust/Village 1)
- JMC Homes (Villages 8 and 9)



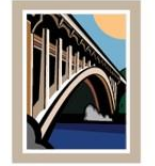
**JMC Model Home Sites:
Villages 8 and 9**



Richmond American: Carr Trust

Home Sales

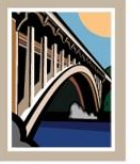
Total sales 671 (Q3: July through September 140)



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Builder	July	August	September
Taylor Morrison (Azure and Dakota)	9	15	15
Lennar (Oakleaf and Copperwood)	11	0	3
Tri Pointe (Brookstone and Waterstone)	12	19	8
Meritage (Steel Canyon)	7	5	3
Anthem United (Iron Ridge)	1	5	0
New Home Company (SilverCrest)	2	4	3
Richmond American (Seasons)	4	6	8
KB Homes (Enclave and Soleil)	<i>Model homes under construction</i>		
JMC Homes	<i>Model home permits issued</i>		
Signature Homes	<i>Model home permits pending</i>		
Total	46	54	40

Questions?



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Quarterly presentations and additional project information can be found on the City's website:

https://www.folsom.ca.us/community/planning/approved_master_plans/folsom_plan_area/default.asp