



Folsom City Council Staff Report

MEETING DATE:	6/9/2026
AGENDA SECTION:	New Business
SUBJECT:	Resolution No. 11644 - A Resolution Authorizing the City Manager to Execute a Construction Agreement with Consolidated Engineering, Inc. in the amount of \$2,856,988.45, with \$1,000,000 from the SB-1 Road Maintenance and Rehabilitation Fund (Fund 235) and \$1,856,988.45 from the Measure A Fund (Fund 276), for the Pavement Resurfacing Project FY 25-26, Project No. 8017, and Appropriation of Funds in the amount of \$1,382,045.11 in the Measure A Fund (Fund 276)
FROM:	Public Works Department

RECOMMENDATION / CITY COUNCIL ACTION

The Public Works Department recommends that the City Council pass and adopt Resolution No. 11644 - A Resolution Authorizing the City Manager to Execute a Construction Agreement with Consolidated Engineering, Inc. in the amount of \$2,856,988.45, with \$1,000,000 from the SB-1 Road Maintenance and Rehabilitation Fund (Fund 235) and \$1,856,988.45 from the Measure A Fund (Fund 276), for the Pavement Resurfacing Project FY 25-26, Project No. 8017, and Appropriation of Funds in the amount of \$1,382,045.11 in the Measure A Fund (Fund 276).

BACKGROUND / ISSUE

The City of Folsom Public Works Department maintains a Pavement Management Program (PMP), which is updated every five years to identify roadway maintenance and rehabilitation needs throughout the City. The most recent PMP update was prepared in April 2026 and is currently in draft form pending final review and publication by the City. The PMP utilizes StreetSaver® pavement analysis software and roadway condition data to prioritize pavement preservation and rehabilitation strategies. Budgeting assumptions, pavement condition data, and project selection recommendations for this project were developed using the most recent draft PMP update.

The City maintains approximately 256 centerline miles of streets citywide. Based on the April 2026 PMP update, the City's overall Pavement Condition Index (PCI) is 65, which is categorized as "Good." Approximately 84 percent of the roadway network is currently rated in Good or Very Good condition.

This project addresses roadway maintenance and rehabilitation needs identified in the PMP through a combination of preventative maintenance, asphalt repair, and roadway rehabilitation treatments. Work will include crack sealing, slurry seal, asphalt repairs, mill and pavement overlay, concrete replacement, ADA ramp upgrades, utility adjustments, pavement striping, high-visibility school crosswalks, and buffered bicycle lanes.

Crack sealing and slurry seal are among the most cost-effective pavement preservation treatments available and support extended pavement service life. These treatments help prevent water intrusion and slow pavement deterioration before more costly rehabilitation or reconstruction becomes necessary. Utilizing the "fix it first" approach to pavement maintenance, applying the right treatment at the right time can maximize the value of its roadway assets, extend pavement life by several years, and reduce future maintenance and capital improvement costs.

In advance of this contract bidding, the Public Works Department staff has been actively crack sealing residential streets in preparation for this work and as a saving to the future contract, leaving only slurry and striping in those areas as a part of this contract. To date, Public Works staff have crack sealed over 40 residential streets located in portions of Empire Ranch including, but not limited to, Galston Drive, Hildebrand Circle, Porter Road, Haddington Drive, Coldstream Court, Dornie Circle, Bankfoot Court, Applecross Court, Buckhaven Way, Witburn Way, Berriedale Court, Halkirk Way, Dunkeld Lane, Freswick Drive, Brae Court, Dysart Way, Bettyhill Court, Bridgend Way, Callander Way, Glenn-Finnan Way, Wesley Drive, Mossbank Way, Burwick Lane, Muirkirk Court, Handy Way, Ritchie Street, Slayback Court, Tucher Way, Kavine Way, Hulett Road, Ardfarn Way, Bonhill Drive, Greenlaw Way, Kilrenny Court, Woodhead Street, Tyndrum Lane, Clydebank Lane, Huntly Drive, and Langholm Way as shown in exhibits as part of Attachment 2 to staff's report. The work continues weekly to make effective and efficient use of City resources in our ongoing commitment to road maintenance for Folsom.

Project Locations and Improvements

Attachment 2 depicts pavement maintenance locations under this contract, which include:

- Glenn Drive (200 feet east of Folsom Boulevard to Sibley Street)
- Coolidge Drive (Glenn Drive to Parkshore Drive)
- Parkshore Drive (Folsom Boulevard to Plaza Drive)
- Plaza Drive (Blue Ravine Road to Blue Ravine Road)
- Empire Ranch Road (approximately 1,000 feet north of East Natoma Street to Iron Point Road)
- Multiple residential neighborhoods in Empire Ranch

The project improvements include approximately:

- 25,000 pounds of crack seal material on arterial and collector roadways
 - (Residential streets within the project area were recently crack sealed by City staff and are not included in the contract crack sealing quantities.)

- 373,000 square yards of slurry seal application
- 5,000 tons of asphalt repair and rehabilitation
- 4,000 square feet of curb, gutter, sidewalk, and concrete replacement
- ADA ramp upgrades and utility adjustments
- Reflective roadway striping and pavement markings throughout all project locations
- Upgraded high-visibility yellow pedestrian crosswalks in school zones
- Buffered bicycle lanes on Empire Ranch Road and Glenn Drive

The proposed improvements will preserve roadway conditions, improve ride quality, enhance accessibility, and increase safety for motorists, pedestrians, and bicyclists. Attachment 3 provides photos of existing conditions against digital renderings of the after conditions once the project is complete.

To minimize impacts to students, parents, and school operations, the project documents require the contractor to complete all work immediately surrounding Empire Oaks Elementary School and Russell Ranch Elementary School prior to the start of the school year in early August.

Residents and businesses within the project areas will receive advance notification prior to construction activities. Temporary traffic control measures, parking restrictions, and short-duration lane closures will be used during construction to safely complete the work while maintaining local access whenever feasible.

Construction is anticipated to begin in June 2026 and will be completed by October 2026 in advance of winter weather.

As maintenance efforts continue, future paving contracts will include:

- The Parkway
- Prairie Oaks
- Prairie City Road
- Willow Springs
- Natoma Station
- Lexington Hills
- Cavitt Drive
- Iron Point Road
- Broadstone Parkway
- Clarksville Road
- Oak Avenue Parkway (with other capital projects)
- Riley Street (with other capital projects)
- East Bidwell Street (with other capital projects)
- Sutter Street
- East Natoma Street
- Figueroa Street (with other capital projects)
- Mormon Street (with other capital projects)
- Reading Street (with other capital projects)
- Bridge Street (with other capital projects)

- Scott Road (with other capital projects)
- Natomas Heights
- Blue Ravine Road
- Placerville Road (with other Capital Projects)
- Bayline Circle
- Woodmere Road
- Folsom Boulevard (State funded)
- McAdoo Drive
- Broadstone

Staff is fully committed to the most cost-effective approach in maintaining city roads by keeping or improving its PCI wherever possible to uphold the quality-of-life Folsom's residents value within available funding. This includes partnering with other departments and agencies in capital project delivery as well as leveraging state and federal funding and public-private partnerships in development work where feasible. The City has had recent success in leveraging these trusted relationships that result in a win-win for the community and its infrastructure.

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 \$77,426 or greater shall be awarded by the City Council.

ANALYSIS

Public Works staff prepared the bid package, and the project was publicly advertised on May 7, 2026. On May 20, 2026, the Public Works Department conducted a mandatory pre-bid conference and project walk for prospective bidders. The meeting provided contractors with an overview of the project scope, schedule requirements, traffic control expectations, and school-area schedule requirements. A total of twelve prospective contractors attended the mandatory pre-bid conference.

On May 26, 2026, the Public Works Department received the following bids:

1. Consolidated Engineering, Inc.	\$ 2,856,988.45
2. Pavement Coatings Co.	\$ 2,924,458.72
3. Central Valley Engineering & Asphalt	\$ 2,982,469.00
4. VSS International	\$ 2,993,120.00
5. Western Engineering	\$ 3,188,726.90
6. B&M Civil	\$ 3,455,476.00
7. All American Construction	\$ 3,486,486.50
8. Martin Brothers Construction	\$ 3,669,522.40
9. United Pavement Maintenance	\$ 3,780,006.75

The Engineer's Estimate for this project was \$3,730,000. The Public Works Department evaluated the bids received and determined that the apparent low bidder, Consolidated Engineering, Inc., submitted the lowest responsive and responsible bid.

The proposed pavement rehabilitation work is consistent with the recommendations identified in the City's 2026 Pavement Management Program Update and supports the City's ongoing effort to preserve roadway infrastructure through preventative maintenance strategies that maximize pavement life and reduce long-term rehabilitation costs.

Should City Council approve this contract, staff will use the City's standard Construction Agreement in a form acceptable to the City Attorney.

FINANCIAL IMPACT

The contract with Consolidated Engineering, Inc., would be authorized for \$2,856,988.45, with the project budgeted for a total of \$3,142,687.30, which will include a ten percent contingency amount of \$285,698.85 for potential change orders.

The Street Overlay/Pavement Management FY25-26 Project, Project No. 8017, was included in the City's approved Fiscal Year 2025-26 Capital Improvement Plan with a total project budget of \$2,000,000, with \$1,000,000 each in the SB-1 Road Maintenance and Rehabilitation Fund (Fund 235) and in the Measure A Fund (Fund 276). Project encumbrances and expenditures to date are \$239,357.81 in the Measure A Fund (Fund 276), leaving a remaining project budget available balance of \$1,760,642.19. An additional appropriation of \$1,382,045.11 in the Measure A Fund (Fund 276) is being requested to cover the cost of the contract, bringing the total project budget to \$3,382,045.11. There is sufficient funding available in the Measure A Fund (Fund 276) for this appropriation.

ENVIRONMENTAL REVIEW

This project is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301(c) – Existing Facilities. The project consists of maintenance, repair, rehabilitation, and minor alterations to existing public streets, sidewalks, curbs, gutters, bicycle facilities, and related roadway infrastructure with negligible or no expansion of existing use. Improvements include pavement resurfacing, slurry seal, asphalt repair, crack sealing, concrete replacement, ADA ramp upgrades, roadway striping, and installation of buffered bicycle lanes within existing roadway corridors.

CEQA Guidelines Section 15301(c) specifically exempts existing highways and streets, sidewalks, gutters, bicycle and pedestrian facilities, and similar roadway improvements, including the addition of bicycle lanes and other transportation safety improvements that do not create additional automobile travel lanes.

ATTACHMENTS

1. Resolution No. 11644 - A Resolution Authorizing the City Manager to Execute a Construction Agreement with Consolidated Engineering, Inc. in the amount of \$2,856,988.45, with \$1,000,000 from the SB-1 Road Maintenance and Rehabilitation Fund (Fund 235) and \$1,856,988.45 from the Measure A Fund (Fund 276), for the Pavement

Resurfacing Project FY 25-26, Project No. 8017, and Appropriation of Funds in the amount of \$1,382,045.11 in the Measure A Fund (Fund 276)

2. Project Location Exhibits
3. Project Renderings – Before and After

Respectfully Submitted,

A handwritten signature in blue ink, appearing to read "Rebecca Neves", is written over a horizontal line.

Rebecca Neves, Public Works Director/City Engineer

ATTACHMENT 1

Resolution No. 11644 - A Resolution Authorizing the City Manager to Execute a Construction Agreement with Consolidated Engineering, Inc. in the amount of \$2,856,988.45, with \$1,000,000 from the SB-1 Road Maintenance and Rehabilitation Fund (Fund 235) and \$1,856,988.45 from the Measure A Fund (Fund 276), for the Pavement Resurfacing Project FY 25-26, Project No. 8017, and Appropriation of Funds in the amount of \$1,382,045.11 in the Measure A Fund (Fund 276)

RESOLUTION NO. 11644

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CONSTRUCTION AGREEMENT WITH CONSOLIDATED ENGINEERING, INC. IN THE AMOUNT OF \$2,856,988.45, WITH \$1,000,000 FROM THE SB-1 ROAD MAINTENANCE AND REHABILITATION FUND (FUND 235) AND \$1,856,988.45 FROM THE MEASURE A FUND (FUND 276), FOR THE PAVEMENT RESURFACING PROJECT FY 25-26, PROJECT NO. 8017, AND APPROPRIATION OF FUNDS IN THE AMOUNT OF \$1,382,045.11 IN THE MEASURE A FUND (FUND 276)

WHEREAS, the City of Folsom desires to repair and resurface the existing asphalt on various roadways within the City; and

WHEREAS, the project was publicly advertised, and nine bids were received on May 26, 2026, with Consolidated Engineering, Inc. being the lowest responsive and responsible bidder; and

WHEREAS, the Engineer's Estimate for this project was \$3,730,000; and

WHEREAS, the Street Overlay/Pavement Management FY25-26 Project, Project No. 8017, was included in the City's approved Fiscal Year 2025-26 Capital Improvement Plan with a total budget of \$2,000,000, utilizing \$1,000,000 in the SB-1 Road Maintenance and Rehabilitation Fund (Fund 235) and \$1,000,000 the Measure A Fund (Fund 276), with project encumbrances and expenditures to date of \$239,357.81, leaving a remaining project budget available balance of \$1,760,642.19; and

WHEREAS, an appropriation of \$1,382,045.11 in the Measure A Fund (Fund 276) will be required; and

WHEREAS, the contract 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 Construction Agreement with Consolidated Engineering, Inc. in the amount of \$2,856,988.45, with the budget amount to include a ten percent contingency of \$285,698.85 for potential change orders, for a total not to exceed amount of \$3,142,687.30 for the Pavement Resurfacing Project FY 25-26, Project No. 8017.

NOW, THEREFORE, BE IT FURTHER RESOLVED that the Finance Director is authorized to appropriate \$1,382,045.11 in the Measure A Fund (Fund 276) for the Pavement Resurfacing Project FY25-26, Project No. 8017.

PASSED AND ADOPTED on this 9th day of June 2026, by the following roll-call vote:

AYES: Councilmember(s):

NOES: Councilmember(s):
ABSENT: Councilmember(s):
ABSTAIN: Councilmember(s):

Justin Raithel, MAYOR

ATTEST:

Christa Freemantle, CITY CLERK

ATTACHMENT 2

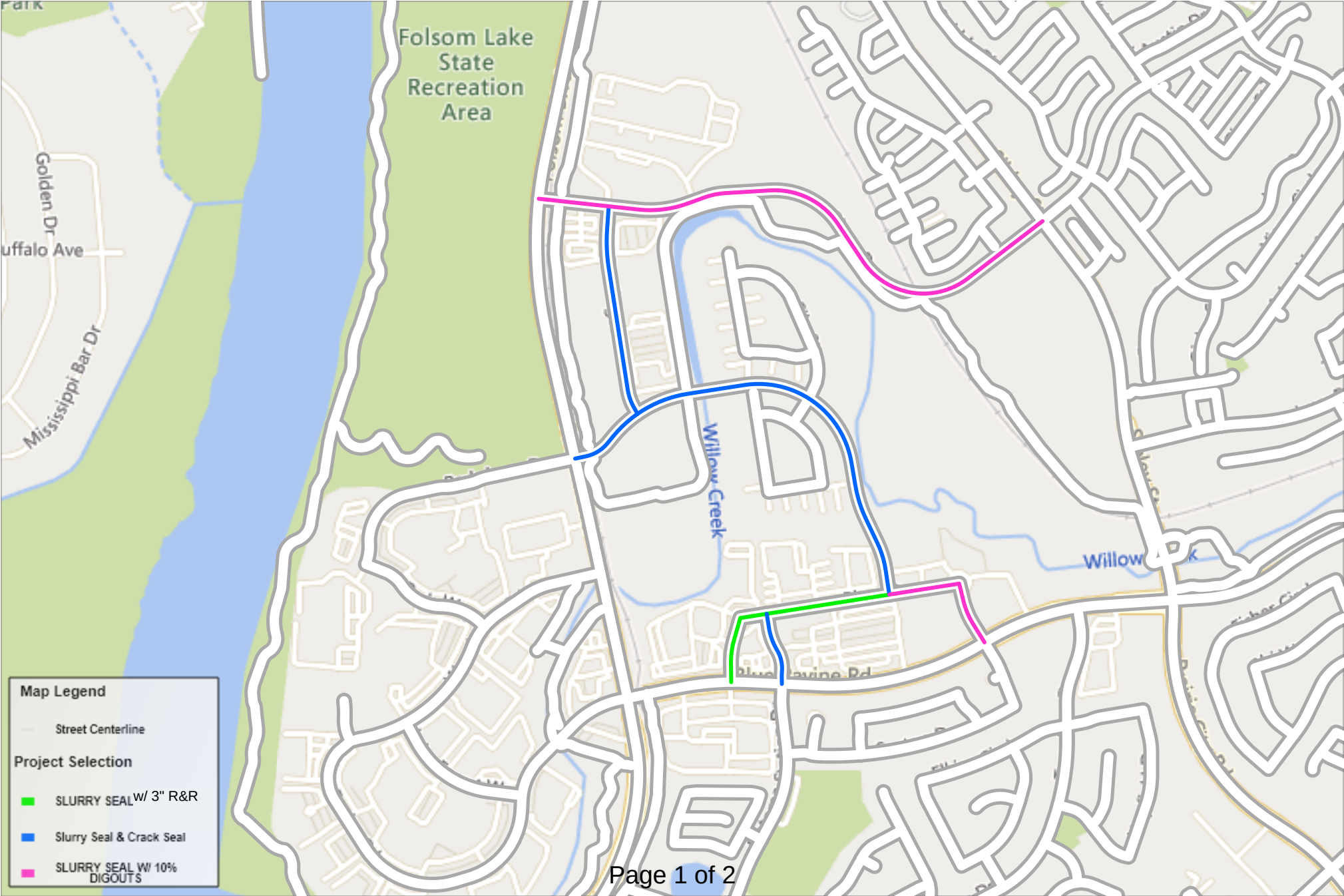
Project Location Exhibits

Attachment 2. Project Location Exhibits



City of Folsom

FY 25-26 Slurry - 2027 Project Period - Printed: 4/15/2026

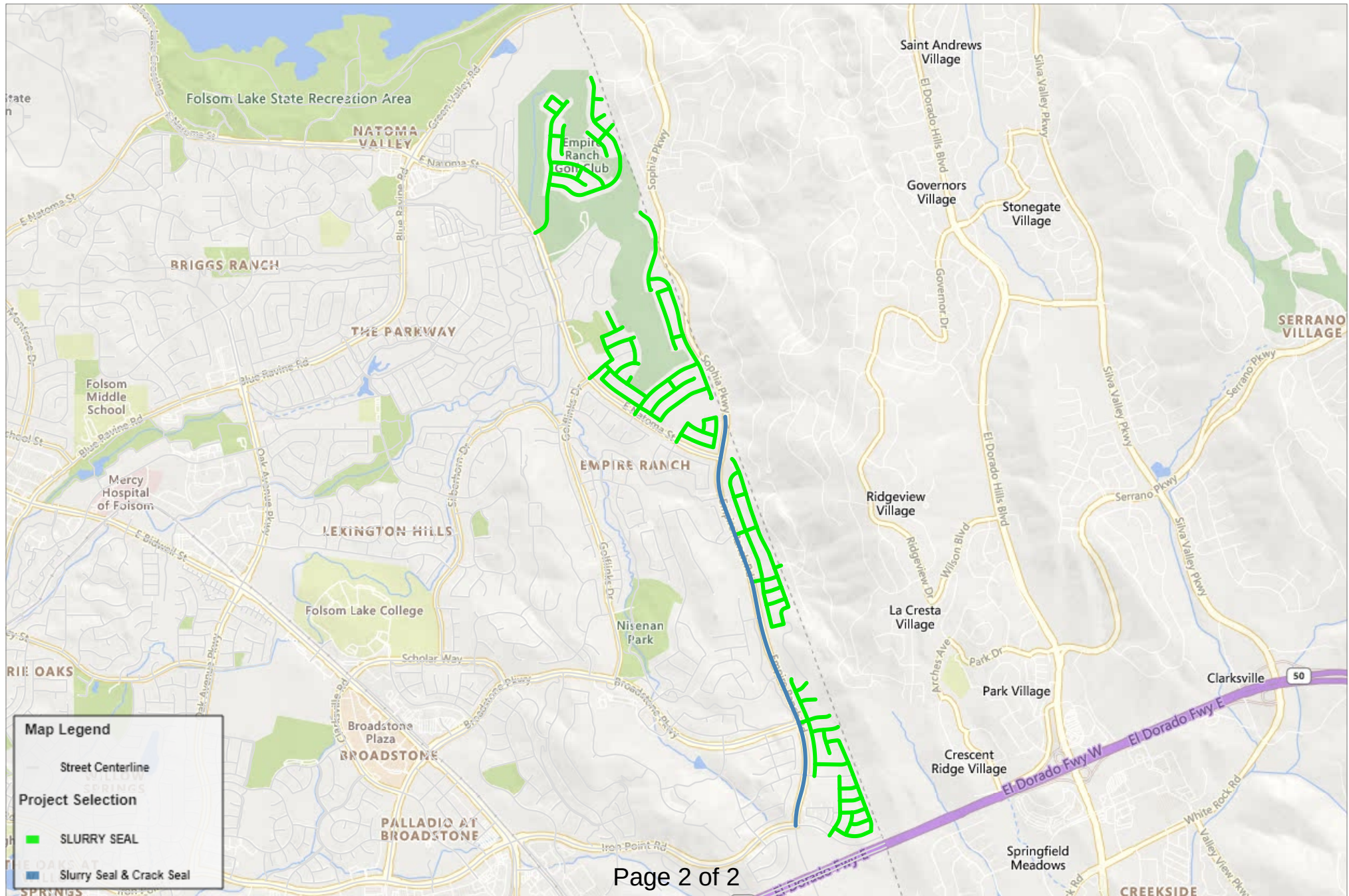


Attachment 2. Project Location Exhibits



City of Folsom

FY 25-26 Slurry East - 2027 Project Period - Printed: 4/15/2026



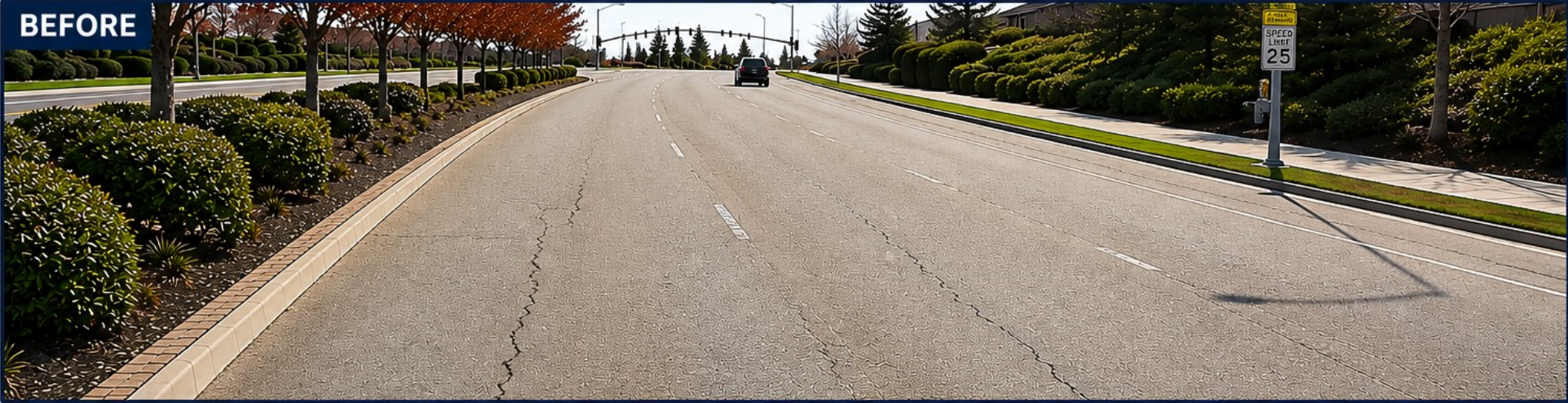
ATTACHMENT 3

Project Renderings – Before and After

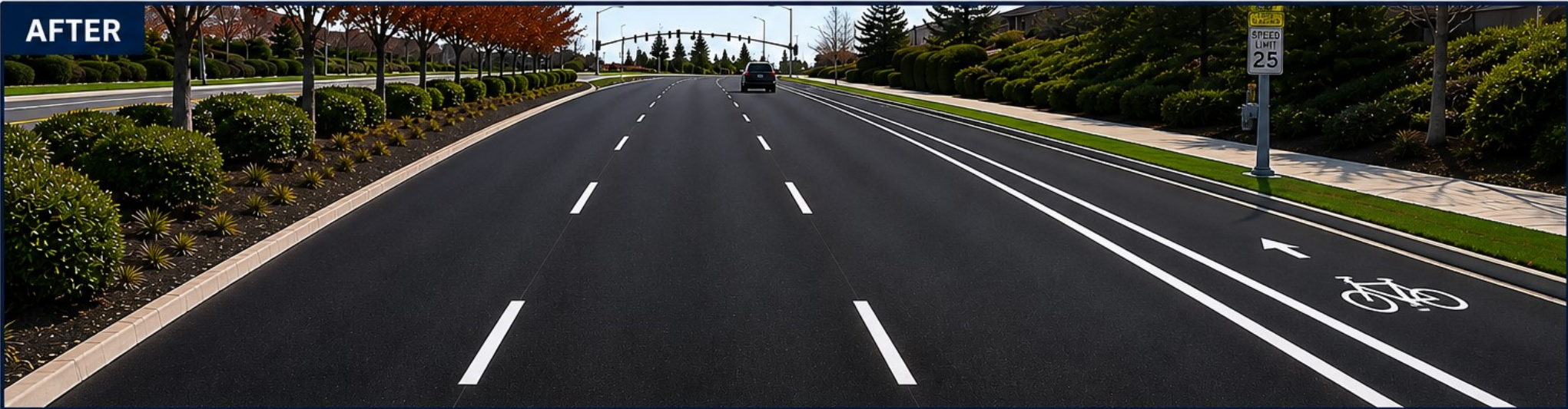
Pavement Resurfacing FY 25-26

Empire Ranch Road

BEFORE



AFTER



Slurry Seal applied to extend pavement life, improve ride quality, and maintain City infrastructure.

Pavement Resurfacing FY 25-26

Glenn Drive

BEFORE



AFTER



Slurry Seal applied to extend pavement life, improve ride quality, and maintain City infrastructure.

Pavement Resurfacing FY 25-26

Parkshore Drive

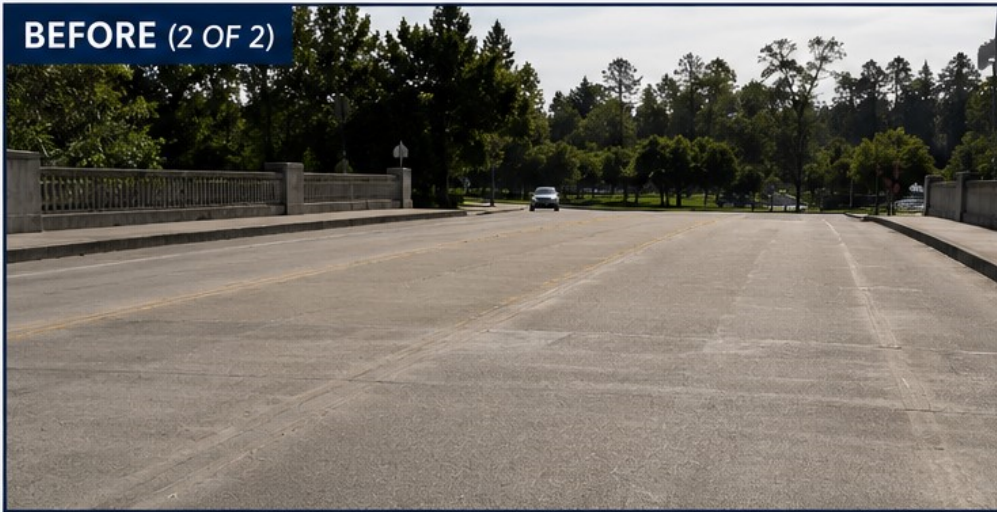
BEFORE (1 OF 2)



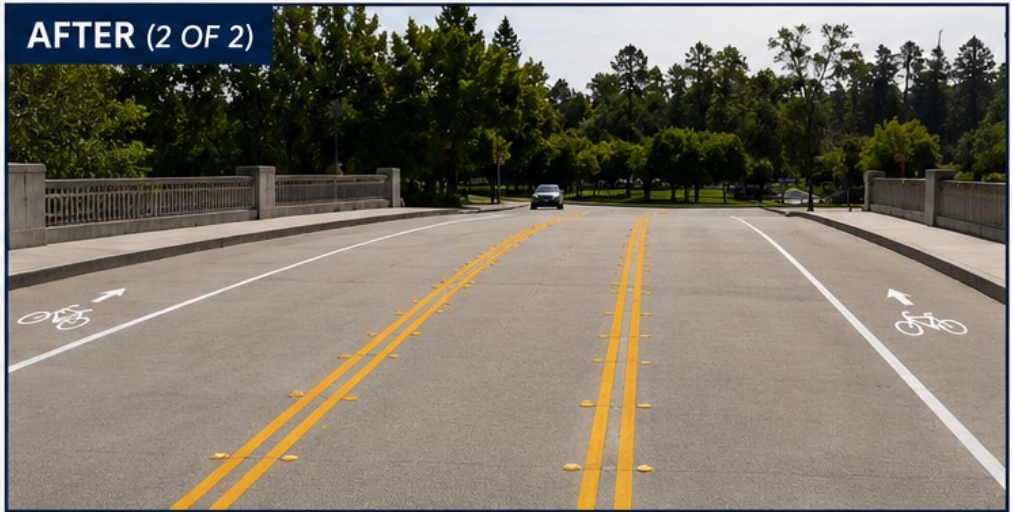
AFTER (1 OF 2)



BEFORE (2 OF 2)



AFTER (2 OF 2)



Slurry Seal applied to extend pavement life, improve ride quality, and maintain City infrastructure.

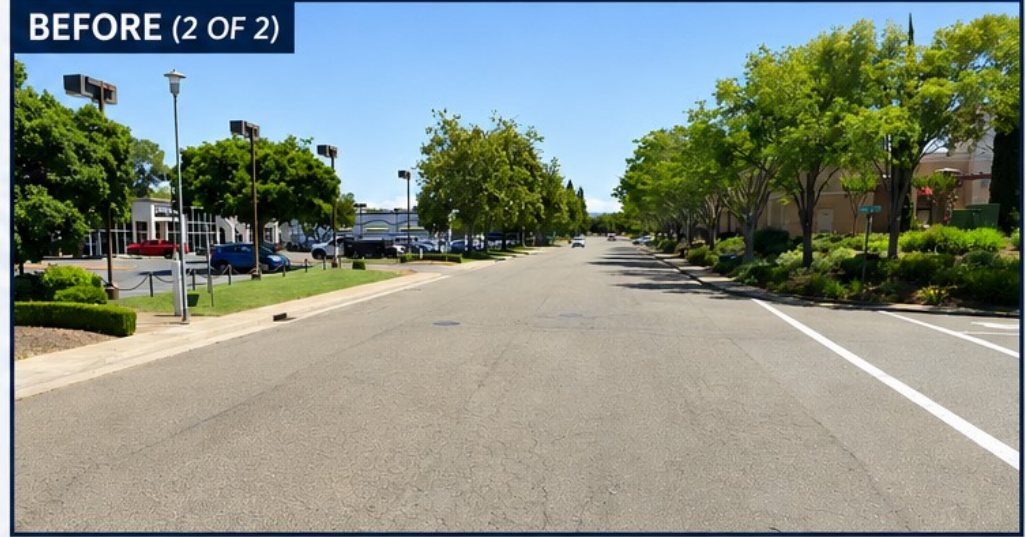
Pavement Resurfacing FY 25-26

Plaza Drive

BEFORE (1 OF 2)



BEFORE (2 OF 2)



AFTER



Slurry Seal applied to extend pavement life, improve ride quality, and maintain City infrastructure.

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



CITY OF
FOLSOM
DISTINCTIVE BY NATURE