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July 23, 2025

To: Mayor and City Council

From: Jason Behrmann, City Manager

Subject: City Manager's General Administrative Report for July 23, 2025

Pitch Elk Grove: 16 Startups Move Forward

We're excited to announce that 16 startups are advancing to the semi-finals of Pitch Elk Grove 2025. This year's competition set a record with 70 applications, and for the first time, a San Joaquin County-based startup is among the semi-finalists—showcasing the event's growing regional reach and impact. The finals will take place on September 4 at District56. Register to attend this free event at elkgrove.gov/pitchelkgrove.

Above & Beyond Award Nominations Open

The City's Disability Advisory Committee is currently accepting nominations for their Above & Beyond Awards. This award program was started in 2007 to recognize individuals, businesses and organizations that go above and beyond for individuals with disabilities in our community. If you know someone deserving of this recognition, submit a nomination online through the City's website before Tuesday, August 12. The award will be presented at a City Council meeting in October.

Military Street Banner Applications

Applications to honor Elk Grove veterans through the Military Street Banner program are being accepted through September 1 for the next round of installations. A new one-time, free banner installation is available for honorably discharged service members who reside in Elk Grove, resided in Elk Grove but may now be deceased, or those who have/had involvement with an Elk Grove service organization or attended an Elk Grove school. See the city's website for the online application and other details.

Special Offers from Local Businesses

From limited-time specials to creative anniversary-themed offerings, Elk Grove businesses are helping us mark 25 years of cityhood this month by offering special deals through July 31. Learn more on the city's website.

Reminder – Draft Community Participation Framework

Feedback from the community is crucial for fostering transparency, building trust, and ensuring that community's needs and concerns are included during local decision-making. The City has drafted an Inclusive Community Participation Framework to improve how we solicit and receive public feedback during the development of city projects. Residents can visit <https://elkgrove.gov/residents/community-engagement> to review the draft and provide input on how local government can be more accessible to everyone by the end of August.

I am available to answer any questions regarding this report.

ATTACHMENT A

STANDING CITYWIDE INITIATIVES UPDATE

Updated as of Wednesday, July 23, 2025

District56

Description: The City is developing a multi-phased recreational campus on 56 acres just east of Big Horn Boulevard and south of Civic Center Drive. The site is known as District56 to honor the suggestion of "District" during the public naming process and 56 for the number of acres on the site. Individual projects are described in detail below. The Elk Grove Aquatics Center, the Center (including Senior Center and Veterans Hall), The Avenue of the Arts/Commons, Veterans Grove and the Preserve Nature Area are complete and operational. Future planned phases include a library and performing arts center.

The District56 website has been launched and can be found at: <http://www.district56elkgrove.com/>.

Amenity: Library and Performing Arts
The City has finalized a plan for the future Library and Cultural Arts Center (including a Performing Arts Center). Recommendations were presented to the Council on August 22, 2018 and were well received. The cost estimate (prepared in 2018) for the facility is between \$82-\$113 million depending on the program size and additional amenities desired.

Project Elevate: An Elevated Retail, Dining, and Entertainment Experience for Elk Grove

Description: The City owns a 20-acre property at the southeast corner of Elk Grove and Big Horn Boulevards, just north of District56 (the Civic Center/Aquatics Center). **City has evaluated future development opportunities for the site and has determined that a development project consisting of a mixed-use town center-style development that includes retail, dining, entertainment, office, a hotel, and potential residential is the preferred project at the site.** The objective of the project is to elevate the level of retail, dining, entertainment, and hospitality amenities in the City, while at the same time developing the site with enhanced design elements that promote pedestrian activity and include central, public gathering spaces. For these reasons, the City refers to the project as Project Elevate.

Update: **On April 24, 2024, the City Council approved a Letter of Intent to develop the site with El Segundo-based developer CenterCal who specializes in mixed-use town center projects. On June 25, 2025, the City Council authorized a Purchase and Sale Agreement between the City and. Under the terms of the Agreement, CenterCal will purchase the property from the City for \$4 million, and will develop a project consistent with the City's vision. The project will consist of a minimum of 100,00 SF of new-to-market elevated retail and dining, a four-story 100 room boutique hotel, and 10,000 SF of second floor uses that could include office, retail, or residential. The project could include market-rate and affordable residential units, as well.**

Capital Southeast Connector Joint Powers Association (JPA)

Description: The Five agency Joint Powers Authority (City of Elk Grove, City of Folsom, City of Rancho Cordova, County of Sacramento, County of El Dorado) are working to develop a connector road linking Hwy 50 in El Dorado County at the future Silva Valley Interchange in El Dorado Hills with Interstate 5 at the Hood Franklin Interchange.

Update: Sheldon Area
The Grant Line Road Precise Roadway Plan Study that focused on the 2.7-mile Segment C of the Connector was presented to City Council on August 24, 2022 where Council agreed with the recommended Roundabouts versus Signals and the inclusion of an additional intersection between Sheldon Road and Calvine Road to reduce out of direction travel. Direction to initiate further analysis of the Wilton Road Intersection alternatives, and the incorporation of the preferred intersection controls into the Rural Area Community Plan of the General Plan as part of a future General Plan Update was also provided. Project WTR091, Grant Line Rd. and Wilton Road Operational Improvements is in Project Approval and Environmental Document (PA&ED) with AECOM Engineering. Dokken is concurrently working to complete the environmental assessment of Grant Line Road between Sherman Oaks Court to Aleilani Lane. This process is expected to be completed by spring of 2026.

Update: Kammerer Road Extension
The City is preparing the 65% design package for the extension of Kammerer Road from I-5 to Bruceville. Design continues to progress, and right-of-way acquisition activities have begun. **Permission To Enter requests were sent to property owners last week for cultural pedestrian surveys and for confirmation of previous water/wetland delineations.**

Library Relocation

Description: In 2006, the City facilitated the relocation of the Elk Grove branch to 8900 Elk Grove Boulevard. This facility, at the time, provided more space for the library and placed it at a prominent corner entering Old Town. As documented in a 2018 study, the community has outgrown this site and a new location is needed for the Elk Grove branch. In early 2021, the City acquired the former Rite Aid building at 9260 Elk Grove Boulevard. The new location needs renovations before the library could move in. The project will include a full interior renovation, parking lot improvements, new landscaping and other new amenities.

Update: Council awarded this project on January 8, 2025, to SC Builders. The contractor has started the second order of work which includes all the construction activities. Construction completion is anticipated in the summer of 2026.

ATTACHMENT B

UPCOMING FORUMS AND OUTREACH EVENTS

Updated as of Wednesday, July 23, 2025

<u>EVENT</u>	<u>DATE/TIME</u>	<u>LOCATION</u>
Strauss Festival of Elk Grove	July 24-27	Elk Grove Park 9950 Elk Grove-Florin Rd.
Outdoor Family Storytime	July 25 10 a.m.	Morse Community Park 5540 Bellaterra Drive
Outdoor Family Storytime	August 1 10 a.m.	Morse Community Park 5540 Bellaterra Drive
Shakespeare in the Park With Cosumnes River College	August 1-3 5 p.m.	Laguna Town Hall 3020 Renwick Avenue
First Saturday Art Reception	August 2 4 p.m.	Elk Grove Fine Arts Center 9683 Elk Grove Florin Road
National Night Out	August 5 5 p.m.	Various Locations
Western Zone Age Group Championships	August 6-9 7 a.m. – 9 p.m.	Elk Grove Aquatics Club 9701 Big Horn Boulevard
Planning Commission	August 7 6 p.m.	City Hall Council Chambers 8400 Laguna Palms Way
Outdoor Family Storytime	August 8 10 a.m.	Morse Community Park 5540 Bellaterra Drive
CSD Summer Concert Sammy's Star Search	August 8 6 p.m.	Laguna Town Hall 3020 Renwick Avenue
Tire Collection Event	August 9-13 9 a.m. – 4 p.m.	Special Waste Collection Center 9255 Disposal Lane
Plant Swap Social	August 9 12 p.m.	Franklin Community Library 10055 Franklin High Road
Historic Preservation Committee	August 11 6 p.m.	City Hall Council Chambers 8400 Laguna Palms Way
Youth Commission Committee	August 12 6 p.m.	City Hall Council Chambers 8400 Laguna Palms Way
City Council Meeting	August 13 6 p.m.	City Hall Council Chambers 8400 Laguna Palms Way

ATTACHMENT C

STATUS OF COUNCIL DIRECTION/FOLLOW UP MATTERS

Updated as of Wednesday, July 23, 2025

The following is a status report of matters requested by the City Council during prior Council meetings.

Date	Direction/Follow Up	Status
6/12/24	Bring back a discussion of potential service rate reductions/discounts/benefits for residents with limited means that may benefit from financial assistance.	This item was heard on May 14, 2025. Program areas selected will return to Council as they are ready for budget adjustments or further discussion and direction. On tonight's agenda, item 7.5, is the revision to the Military Street Banner Program to provide free banner installation to approved applications for the first year.
2/20/25	Explore options for enhancing engagement and programming targeting youth. Can we pay our youth who participate? Explore potential ideas.	Staff is preparing this item for a future meeting.
2/20/25	Explore options for supporting employees with childcare needs.	Staff is preparing this item for a future meeting.
2/20/25	Would like an item returned regarding having a discussion of exploring a Pro-Housing designation.	Staff is preparing this item for a future meeting.