



City Council Staff Report

Subject: Sunset Whitney Connector Bridge Mitigation Bank Credits –
Delegation of Acquisition Authority to City Manager

Date: August 25, 2026

Submitted By: David Mohlenbrok, Community Development Director

Department: Community Development

Recommendation:

Adopt a Resolution of the City Council of the City of Rocklin Repealing City Council Resolution No. 2026-099 and Approving and Authorizing the City Manager to Execute All Necessary Documents for the Acquisition of Mitigation Bank Credits for the Sunset Whitney Connector Bridge Project.

Background:

On June 24, 2025, the City Council adopted Resolution No. 2025-137, approving the 2026-2031 Capital Improvement Program, which included the Monument Springs Drive Roadway and Bridge Improvements Project and the Sunset Whitney Connector Bridge Project. The Monument Springs Drive Roadway and Bridge Improvements Project will create a roadway connection across Secret Ravine that would connect China Garden Road to Greenbrae Road. The Sunset Whitney Connector Bridge project will create a safe and reliable pedestrian crossing point over Antelope Creek, connecting Johnson Springview Community Park with the greater trail system associated with the Sunset Whitney Recreation Area.

Both projects are currently in the design and environmental permitting stage. Because both projects will impact riparian woodland habitat as a result of their construction, the City is required to obtain a California Department of Fish and Wildlife (CDFW) Streambed Alteration Agreement (SAA) pursuant to Fish and Game Code Section 1602. The SAAs for both the Monument Springs Drive Roadway and Bridge Improvements project and the Sunset Whitney Connector Bridge project has been issued by CDFW.

As a component of the SAAs, there is a section that identifies the City's obligation to compensate for the projects' adverse impacts to fish and wildlife resources, in this case riparian woodland habitat. For the Monument Springs Drive Roadway and Bridge Improvements and the Sunset Whitney Connector Bridge projects, the City's compensation requirement is to purchase 0.46 acre and 0.15 acre of credits, respectively, of riparian woodland habitat from a CDFW-approved mitigation bank.

On June 23, 2026, the City Council adopted Resolution No. 2026-099, approving and authorizing the City Manager to purchase the necessary mitigation bank credits as described above. Subsequently, CDFW indicated to staff that the previously contemplated mitigation bank was not an acceptable mitigation bank due to the type of mitigation credits available at that bank, and directed staff to find a more appropriate mitigation bank. Staff has worked with the project consultants to identify a more appropriate mitigation bank, and CDFW has tentatively approved that the new mitigation bank provides the correct type of mitigation credits. Staff is continuing to negotiate with CDFW on the amount of mitigation credits needed for the Monument Springs Drive Roadway and Bridge Improvements project, so at this time staff's recommendation for the authorization to purchase the mitigation credits is only for the Sunset Whitney Connector Bridge project. The authorization for the purchase of mitigation credits for the Monument Springs Drive Roadway and Bridge Improvements project will be brought to the City Council at a later date.

As a result of having to identify a new mitigation bank that has the necessary type of available credits, the proposed purchase of the mitigation bank credits has resulted in increased costs beyond what was approved, and therefore Resolution No. 2026-099 is recommended to be repealed. For the identified mitigation bank, the cost to purchase an acre of riparian woodland habitat is \$450,000/acre, which will require a payment of \$67,500 for the 0.15 acre mitigation bank credits needed for the Sunset Whitney Connector Bridge project.

To facilitate the City's purchase of the necessary mitigation bank credits, staff recommends the City Council delegate authority to the City Manager for the acquisition of mitigation bank credits for the Sunset Whitney Connector Bridge project.

Fiscal Impact:

Sufficient funds are available to support the staff recommendation, as the Project (No. 40035) is included in the adopted 2026-2031 Capital Improvement Program (CIP) and funded in the Fiscal Years 2025/26 & 2026/27 Operating Budget.

ATTACHMENTS:

[1. Resolution](#)