

**HOUSING COMMITTEE**  
DALLAS CITY COUNCIL COMMITTEE AGENDA

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2015 JUL 30 PM 1:07

MONDAY, AUGUST 3, 2015  
CITY HALL  
COUNCIL BRIEFING ROOM, 6ES  
1500 MARILLA  
DALLAS, TEXAS 75201  
11:00 A.M. – 12:30 P.M.

**Chair**, Councilmember Scott Griggs  
**Vice-Chair**, Councilmember Carolyn King Arnold  
Mayor Pro Tem Monica R. Alonzo  
Councilmember Tiffinni A. Young  
Councilmember Mark Clayton  
Councilmember Casey Thomas, II

Call to Order

1. Approval of Minutes

**BRIEFINGS**

2. Housing/Community Services Department  
Overview - *All Districts*  
Bernadette Mitchell  
Interim Director  
Housing/Community Services
3. Neighborhood Plus  
The future of living in our city  
*All Districts*  
Theresa O'Donnell  
Chief Planning Officer  
Planning & Neighborhood Vitality
4. Recent Developments in Fair Housing  
*All Districts*  
Robin Bentley  
Sr. Asst City Attorney  
City Attorney's Office  
Beverly Davis  
Assistant Director  
Fair Housing & Human Rights

**UPCOMING AGENDA ITEMS for August 12, 2015**

5. Authorize the Land Bank sale of 1 vacant lot at 3401 Vilbig to Asaie Fullwood *District 6*
6. Authorize approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Dallas Area Habitat for Humanity for the construction of affordable houses and sale of 7 vacant lots *Districts 4, 6, 7*
7. Authorize approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by EBM Services for the construction of affordable houses and sale of 2 vacant lots *Districts 2,7*

A quorum of the City Council may attend this Council Committee meeting

8. Authorize approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Lakee Group, LLC for the construction of affordable houses and sale of 2 vacant lots *Districts 1,5*
9. Authorize contract w/Metro Dallas Homeless Alliance for training and tech support on HMIS *All Districts*
10. Authorize contract w/Metro Dallas Homeless Alliance on HMIS for HOME Tenant Based Rental Assistance, Housing Opportunities for Persons with AIDS, DHA Project-Based Voucher programs *All Districts*
11. Authorize Interlocal Agreement with Dallas County and Human Services for housing assistance for persons with HIV/AIDS *All Districts*
12. Authorize acceptance of Continuum of Care Grant from HUD for Operation Relief Center, Inc. *All Districts*
13. Authorize acceptance of Continuum of Care Grant from HUD for rapid re-housing *All Districts*
14. Authorize acceptance of Continuum of Care Grant from HUD to provide rental assistance and case management for single chronically homeless persons and funding for 3 staff positions *All Districts*
15. Authorize acceptance of Continuum of Care Grant from HUD for Permanent Supportive Housing *All Districts*
16. Authorize the twelve-month renewal option to the contract with CitySquare (formerly Central Dallas Ministries) to provide Housing Relocations and Stabilization Services and Financial Assistance to single homeless individuals *All Districts*
17. Authorize the twelve-month renewal option to contract with Shared Housing Center, Inc. to provide Housing Relocations and Stabilization Services and Financial Assistance to single homeless individuals *All Districts*
18. Authorize the first twelve-month renewal option to the contract with The Family Place, Inc. to provide eligible Emergency Solutions Grant essential services and shelter operation to the homeless *All Districts*
19. Authorize the second twelve-month renewal option to the contract with Health Services of North Texas, Inc. to provide scattered site housing assistance for homeless persons with HIV/AIDS *All Districts*
20. Authorize the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide a master leasing program for homeless persons with HIV/AIDS *All Districts*
21. Authorize the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide facility based housing assistance for persons with HIV/AIDS *All Districts*

22. Authorize the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide housing information services and resource identification for persons with HIV/AIDS *All Districts*
23. Authorize the second twelve-month renewal option to the contract with My Second Chance, Inc. to provide facility based housing assistance for persons with HIV/AIDS *All Districts*
24. Authorize the second twelve-month renewal option to the contract with Open Arms, Inc. dba Bryan's House to provide child care for HIV infected/affected children *All Districts*
25. Authorize the second twelve-month renewal option to the contract with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas to provide facility based housing assistance for persons with HIV/AIDS *All Districts*
26. Authorize a public hearing to be held on September 9, 2015 to receive comments on the proposed sale of six unimproved properties Dallas Neighborhood Alliance for Habitat, Inc. *Districts 4, 6*
27. Authorize a public hearing to be held October 14, 2015 to receive comments on the propose City of Dallas FY 2015-16 Urban Land Bank Demonstration Program Plan *Districts 1,2,3,4,5,6,7,8*
28. Authorized an amendment to Resolution No. 13-0993, previously approved on June 12, 2013, for the conditional grant with Central Dallas Ministries Development Corporation *District 7*
29. Authorize an amendment to Resolution No. 13-2116, previously approved on December 11, 2013 for the conditional grant with Urban Mixed Use, LLC *District 7*
30. Authorize an amendment to Resolution No. 14-1365, previously approved on August 27, 2014, for the conditional grant agreement with 2000 Roses Foundation, Inc. *District 4*
31. Authorize and amendment to Resolution No. 15-0276, previously approved on February 11, 2015, regarding the budget under the contract with Hillcrest House Partnership, Ltd and PWA Coalition of Dallas, Inc dba AIDS Services of Dallas *District 1*
32. Authorize an amendment to Resolution No. 15-0414, previously approved on February 25, 2015, to change the awarded reconstruction contractor of two homes located at 1435 Adelaide Drive and 2516 Lowery Street from Torres Construction to Opportunity Construction *Districts 4, 7*
33. Authorize an amendment to Resolution No. 15-0414, previously approved on February 25, 2015, to (1) Increase the amount of the seven reconstruction loans from \$103,000 to \$110,000; and (2) Allow five contracts awarded to Opportunity Developers LP to also include the dba Opportunity Construction *Districts 4, 5, 6, 7*

Adjourn



Scott Griggs, Chair  
Housing Committee

A closed executive session may be held if the discussion of any of the above agenda items concerns one of the following:

1. Contemplated or pending litigation, or matters where legal advice is requested of the City Attorney. Section 551.071 of the Texas Open Meetings Act.
2. The purchase, exchange, lease or value of real property, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Section 551.072 of the Texas Open Meetings Act.
3. A contract for a prospective gift or donation to the City, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Section 551.073 of the Texas Open Meetings Act.
4. Personnel matters involving the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee or to hear a complaint against an officer or employee. Section 551.074 of the Texas Open Meetings Act.
5. The deployment, or specific occasions for implementation of security personnel or devices. Section 551.076 of the Texas Open Meetings Act.
6. Deliberations regarding economic development negotiations. Section 551.087 of the Texas Open Meetings Act.



# Housing Committee

## Meeting Record

June 15, 2015

The Housing Committee meetings are recorded. Agenda materials and audiotapes may be reviewed/copied by contacting the Housing Department, Staff Coordinator at 214-670-3906.

Meeting Date: June 15, 2015

Meeting Start time: 11:06 A.M.

<p><b><u>Committee Members Present:</u></b>                  Carolyn R. Davis (Chair)                  Scott Griggs (Vice-Chair)                  Monica Alonzo                  Dwaine Caraway                  Philip Kingston</p>	<p><b><u>Staff Present:</u></b>                  Theresa O'Donnell-Chief Planning Officer, PNV                  Bernadette Mitchell-Interim Director/HOU                  Charles Brideau-Assistant Director                  Patrick Inyabri- Interim Assistant Director                  Don Babers-HOU                  Cobbie Ransom-PNV                  Beverly Davis-Asst. Director/FHO                  Robin Bentley-CAO                  Michael Bostic-CAO                  Luis Velez-MCC                  Renita Griggs-CCO                  Doris Edmon-HOU                  Alida Allen-HOU                  Brian Price-HOU</p>
<p><b><u>Other Council Members Present:</u></b></p>	
<p><b><u>Committee Members Absent:</u></b></p>	<p><b><u>Other Attendees</u></b>                  Gail Misener-Dallas Habitat for Humanity                  Darci Williams-Austin Street Center                  Mattye Jones-Coats/Rose                  Jay O. Oji-Sphinx                  Sherman Roberts-City Wide CDC                  Williams Skeeters-City Wide CDC                  April Royal-Capstone/Lancaster Urban Village                  Gerald Carlton-EDCO                  Michael Davis-Davis Business Service                  V.J. Hopson-Capstone</p>

**AGENDA:**

**Housing Committee Meeting Called to Order by CM Scott Griggs**

**1. Approval of May 18, 2015 Minutes of the Housing Committee**

**Presenter(s): Council Member Carolyn R. Davis**

**Action Taken/Committee Recommendation(s)**

<p><b>Motion made by: CM Monica Alonzo</b></p>	<p><b>Motion seconded by: CM Philip Kingston</b></p>
<p>Item passed unanimously: <u>X</u></p>	<p>Item passed on a divided vote: <u>      </u></p>
<p>Item failed unanimously: <u>      </u></p>	<p>Item failed on a divided vote: <u>      </u></p>

**Follow-up (if necessary):**

**2. Fiji Townhomes Project**

**Presenter(s):** Theresa O'Donnell, Chief Planning Officer/Bernadette Mitchell, Interim Director/Don Babers, HOU

**Information Only:**    

**Action Taken/Committee Recommendation(s)**

<b>Motion made by:</b> CM Dwaine Caraway	<b>Motion seconded by:</b> CM Monica Alonzo
Item passed unanimously: <u>X</u>	Item passed on a divided vote: <u>   </u>
Item failed unanimously: <u>   </u>	Item failed on a divided vote: <u>   </u>

**Follow-up (if necessary):**

**3. Housing Projects Update**

**Presenter(s):** Theresa O'Donnell, Chief Planning Officer/Bernadette Mitchell, Interim Director/Don Babers, HOU

**Information Only:** X

**Action Taken/Committee Recommendation(s)**

<b>Motion made by:</b> <u>   </u>	<b>Motion seconded by:</b> <u>   </u>
Item passed unanimously: <u>   </u>	Item passed on a divided vote: <u>   </u>
Item failed unanimously: <u>   </u>	Item failed on a divided vote: <u>   </u>

**Follow-up (if necessary):**

**4. National Development Council Award**

**Presenter(s):** Theresa O'Donnell, Chief Planning Officer/Bernadette Mitchell, Interim Director/Don Babers, HOU

**Information Only:** X

**Action Taken/Committee Recommendation(s)**

<b>Motion made by:</b> <u>   </u>	<b>Motion seconded by:</b> <u>   </u>
Item passed unanimously: <u>   </u>	Item passed on a divided vote: <u>   </u>
Item failed unanimously: <u>   </u>	Item failed on a divided vote: <u>   </u>

**Follow-up (if necessary):**

**5. Special Recognition**

**Presenter(s): Theresa O'Donnell, Chief Planning Officer/Bernadette Mitchell, Interim Director/Don Babers, HOU/Carolyn R. Davis, Chair**

**Information Only:  X**

**Action Taken/Committee Recommendation(s)**

<b>Motion made by:</b> _____	<b>Motion seconded by:</b> _____
Item passed unanimously: _____	Item passed on a divided vote: _____
Item failed unanimously: _____	Item failed on a divided vote: _____

**Follow-up (if necessary):**

**6. Upcoming Agenda Items  
Housing Items Only**

- a. Land Transfer – Habitat 9 lots
- b. Land Transfer – ICDC 1 lot
- c. Contract amendment for Jubilee Park Community Center
- d. Authorize a conditional grant with Sphinx Development Corporation
- e. Land Bank – Increase in funding for Linebarger, Goggan Blair & Sampson, LLP contract

**Information Only: \_\_\_\_\_**

**Action Taken/Committee Recommendation(s)**

<b>Motion made by:</b> CM Dwaine Caraway	<b>Motion seconded by:</b> CM Monica Alonzo
Item passed unanimously: <u> X </u>	Item passed on a divided vote: _____
Item failed unanimously: _____	Item failed on a divided vote: _____

**Follow-up (if necessary):**

**Meeting Adjourned by CM Scott Griggs**

**Meeting Adjourned:  11:54  P.M.**

**Approved By: \_\_\_\_\_**

# Memorandum



CITY OF DALLAS

DATE July 31, 2015

TO Housing Committee Members: Scott Griggs, Chair, Carolyn King Arnold, Vice-Chair, Monica R. Alonzo, Tiffinni A. Young, Mark Clayton, and Casey Thomas, II

SUBJECT Housing/Community Services Department Overview

On Monday, August 3, 2015, you will be briefed on Housing/Community Services Department Overview. A copy of the briefing is attached.

Please let me know if you have any questions.

A handwritten signature in black ink, appearing to read 'Theresa O'Donnell'.

Theresa O'Donnell  
Chief Planning Officer

c: The Honorable Mayor and Members of the City Council  
A. C. Gonzalez, City Manager  
Rosa A. Rios, City Secretary  
Warren M.S. Ernst, City Attorney  
Craig Kinton, City Auditor  
Daniel F. Solis, Administrative Judge  
Ryan S. Evans, First Assistant City Manager  
Eric D. Campbell, Assistant City Manager  
Jill A. Jordan, P. E., Assistant City Manager  
Mark McDaniel, Assistant City Manager  
Joey Zapata, Assistant City Manager  
Jeanne Chipperfield, Chief Financial Officer  
Sana Syed, Public Information Officer  
Elsa Cantu, Assistant to the City Manager – Mayor and Council

# Housing/Community Services Department Overview

A BRIEFING TO THE HOUSING COMMITTEE

AUGUST 3, 2015

HOUSING/COMMUNITY SERVICES DEPARTMENT

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# Purpose

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Provide an overview of the Housing/Community Services Department, the Department's budget and programs, the ordinances and policies guided by the Housing Committee, and the funding sources used for housing and social services

# Department Staff & Locations

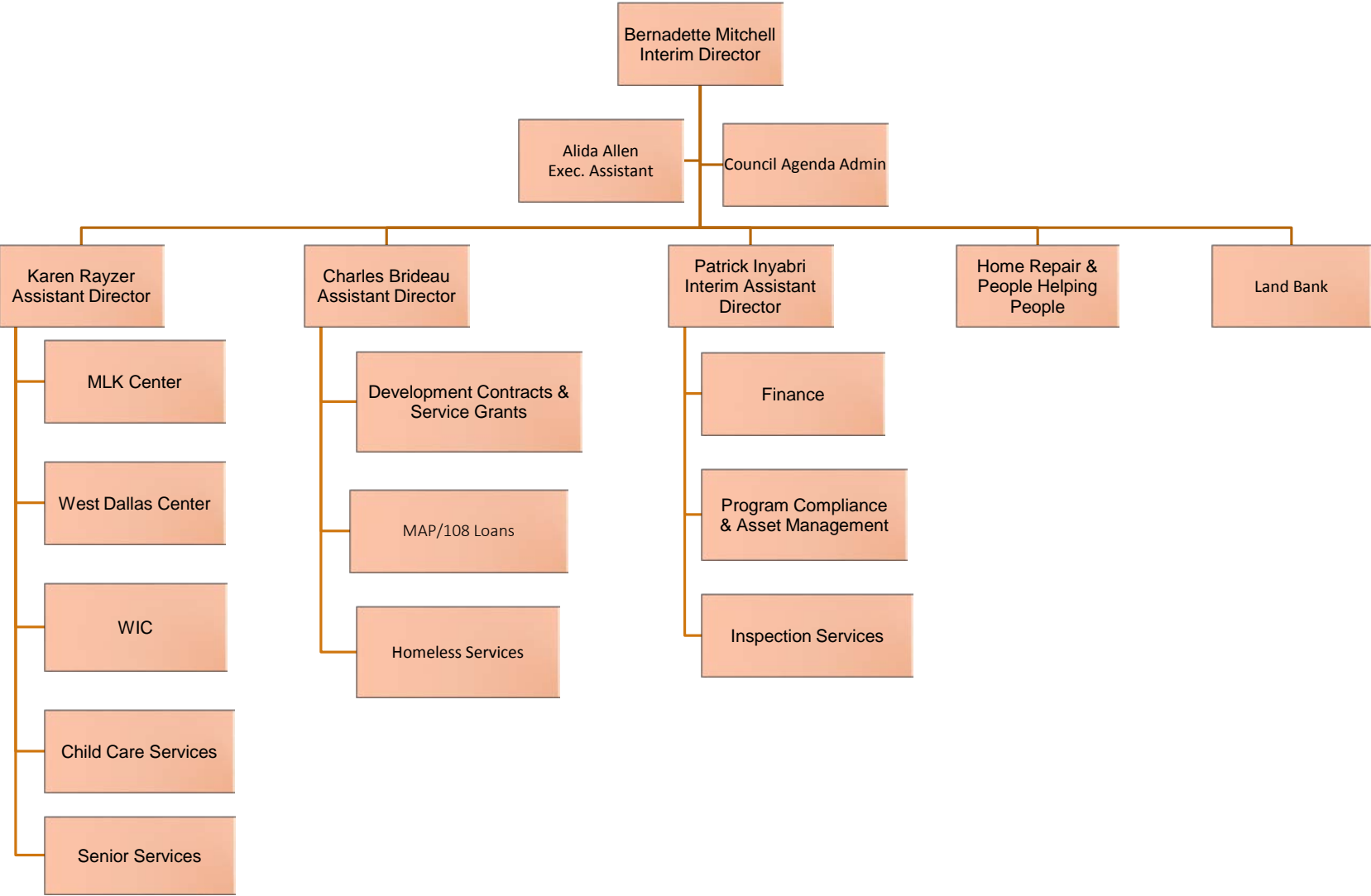
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435 Full Time Staff

Services offered at 26 locations

- City Hall
- West Dallas Multipurpose Center
- Martin Luther King Community Center
- 5203 Bexar Street
- The Bridge
- Women, Infant, Children sites (21)

# Housing/Community Services Department





# Housing and Community Services FY 2014-15 Budget

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Community Development Block Grant (CDBG)	\$8,083,341
HOME Investment Partnerships (HOME)	\$6,637,588
Emergency Solutions Grant (ESG)	\$1,023,741
Housing Opportunities for Persons with AIDS (HOPWA)	\$5,706,415
Section 108 Loans	\$29,020,480
General Fund	\$5,169,072
2006 GO Bond Program (Land Bank)	\$1,850,000
2012 GO Bond Program	\$3,500,000

# Housing and Community Services FY 2014-15 Budget

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Women Infants & Children (WIC)	\$16,569,916
Continuum of Care grants (Shelter Plus Care, Rapid Re-Housing, Gateway to Permanent Supportive Housing, Operation Relief Center, Hillcrest House)	\$3,150,767
Healthy Communities Collaborative Program (Department of State Health Services)	\$5,177,000
The Bridge Funds (Dallas County General Fund, Dallas County ESG, TDHCA)	\$1,951,137
Neighborhood Stimulus Program (NSP3)	\$762,311
<b>Total Funding</b>	<b>\$88,601,768*</b>

\* Available funds may be higher based on carryover of multiple year funding

# Housing Ownership/Development Programs

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## **Community Housing Development Organizations (CHDOs)**

Provides certified CHDOs with loans/grants for operating assistance and development funding

## **Community Based Development Organizations (CBDOs)**

Provides eligible community based development nonprofits with interim construction financing for building new homes in Neighborhood Investment Program areas

## **Housing Services Program**

Provides funding to CHDOs for housing counseling, loan processing, and other services related to assisting potential homebuyers participating in HOME funded single family development projects.

## **2006 General Obligation Bond**

Provides gap funding for promoting economic development in the Southern Sector and in connection with transit-oriented developments

## **Housing Development Loan Program**

Provides gap funding for single and multi-family development

# Housing Development Programs (cont.)

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## **Section 108 Loan Program**

A source of financing for mixed-use, housing and economic development projects including large-scale physical development projects

## **Neighborhood Stabilization Program (NSP3)**

Allows for housing developers to acquire foreclosed land banked property and redevelop those vacant parcels

## **Urban Land Bank Demonstration Program** (Dallas Housing Acquisition and Development Corporation) "Land Bank"

Acquires vacant tax-delinquent lots through tax-foreclosure lawsuits for re-sale at below market pricing to nonprofit and for-profit developers of single family homes that are constructed for sale to low-to-moderate income homebuyers

## **Land Transfer Program**

Provides nonprofit developers tax-foreclosed property and surplus City property, and release of non-tax City liens on private properties that will be acquired for affordable housing development. Release of non-tax liens is also available to for-profit entities

## **Mortgage Assistance Program (MAP)**

Provide for down payment, closing costs and principle reduction for homebuyers purchasing a home in Dallas

# Housing Preservation Programs

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## **Major Systems Repair Program (MSRP)**

Provides up to \$20,000 as a grant for replacement of up to two major systems from among: electrical, plumbing, HVAC and roof, performed by certified contractors

## **Home Reconstruction Program**

Provides up to \$103,000 zero-interest, deferred payment loan for demolition and on-site reconstruction of structures beyond economic feasibility for repair

## **Emergency Home Repair Program**

Provides up to \$7,500 in grants for emergency repairs for disabled and elderly homeowners in the City of Dallas

## **People Helping People Program (PHP)**

Provides up to a \$5,000 grant in materials and supplies for minor exterior repair provided by volunteer organizations

# Community/ Senior Service Programs

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## **Senior Services/Ombudsman**

Provides education, outreach and referrals regarding senior issues, provide job training and placement, and staff support for the Senior Affairs Commission

## **Clinical Dental Care Program**

Provides preventative dental services to adults aged 60 and older and low-income youth at 4 dental clinics

## **Senior Medical Transportation Services**

Provides transportation, including “door-to-door” service, to medical and health related destinations for senior citizens and disabled persons

## **West Dallas Multipurpose Center**

Provide community services and assistance along with cultural events

## **Martin Luther King Jr. Community Center**

Provide community services and assistance along with cultural events

# Community/Senior Service Programs (cont.)

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## **WIC Program**

Provides nutrition education, supplemental nutritious foods and referral to health care and community services to income eligible pregnant, postpartum and breastfeeding women and their children from birth to 5 years of age, at sites throughout Dallas and Dallas County, including a WIC Training Center

## **Child Care Services Program**

Provides after school programs and daycare for special needs children, homeless children and children with disabilities via contracts with nonprofit agencies

## **City Child Care Services**

Provides child care subsidies for low and moderate income working parents and teenage parents who are attending school and do not qualify for any other form of public assistance

## **Training and Employment for Adults with Disabilities**

Provides development of life skills, vocational training, and job placement for adults with disabilities through City contract with Citizens Development Center

# Comprehensive Homeless Programs

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## **Comprehensive Homeless Services through the City of Dallas**

Case management of clients in permanent or transitional housing, provide services for pre-qualification and benefit analysis, SSI, identification, and home visits to housing units

- Supportive Housing – for homeless individuals and families
- Fresh Start Housing – for homeless individuals and families (including ex-offenders)
- Homeless prevention assistance to persons who are at risk of becoming homeless



# Comprehensive Homeless Programs

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## Homeless & At-Risk Services by Contract with City of Dallas

- The Bridge
- The Family Place
- Family Gateway
- AIDS Services of Dallas (ASD)
- Legacy Counseling Center
- My Second Chance, Inc.
- Legal Aid of Northwest Texas
- City Square
- Shared Housing Center
- Health Services of North Texas (HSNT)
- Dallas County Health & Human Services
- AIDS Services of Dallas (ASD)
- Legacy Counseling Center
- My Second Chance, Inc.
- Open Arms, Inc.

# Ordinances Guided by the Housing Committee

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## **Ordinances**

- Chapter 27(Procedures for Seeking Demolition of Substandard Structures & Minimum Urban Rehabilitation Standards)
- Boarding Home Facilities Ordinance
- Source of Income (if enacted)
- Tax foreclosed Properties (Property Management)
- Handicapped Group Dwelling Unit Regulations
- Chapter 54 – Code Enforcement

# Policies and Legislation Guided by the Housing Committee

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## **Policies**

- Homeless Continuum of Care & Regional Efforts
- Neighborhood Plus & Consolidated Plans
- Single Family Investment
- Multi-family Investment

## **Legislation**

- Federal/Discretionary Funding for Housing/Community Services Efforts
- Land Bank Statute
- Housing Tax Credit Program

# Questions

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# Memorandum



CITY OF DALLAS

DATE July 31, 2015

TO Housing Committee Members: Scott Griggs, Chair, Carolyn King Arnold, Vice-Chair, Monica R. Alonzo, Tiffinni A. Young, Mark Clayton, and Casey Thomas, II

SUBJECT Neighborhood Plus – The future of living in our city

On Monday, August 3, 2015, you will be briefed on the Neighborhood Plus – The future of living in our city. A copy of the briefing is attached.

Please let me know if you have any questions.

A handwritten signature in black ink, appearing to read 'Theresa O'Donnell'.

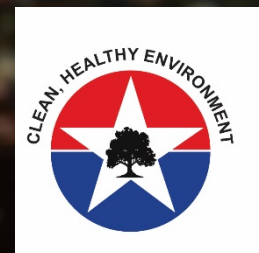
Theresa O'Donnell  
Chief Planning Officer

c: The Honorable Mayor and Members of the City Council  
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# *Neighborhood Plus*

The future of living in our city

Housing Committee Briefing  
August 3, 2015



# Purpose of the Plan

- Shape Housing Policy and set a new direction for housing development in Dallas.
- Strengthen Neighborhood Revitalization policy and develop a framework to guide community investment decisions.
- Acknowledge the inter-dependence of local government with other public and private agencies, non-profits and philanthropic institutions.
- Establish a collaborative relationship that leverages planning and investment to strengthen Dallas' regional leadership.



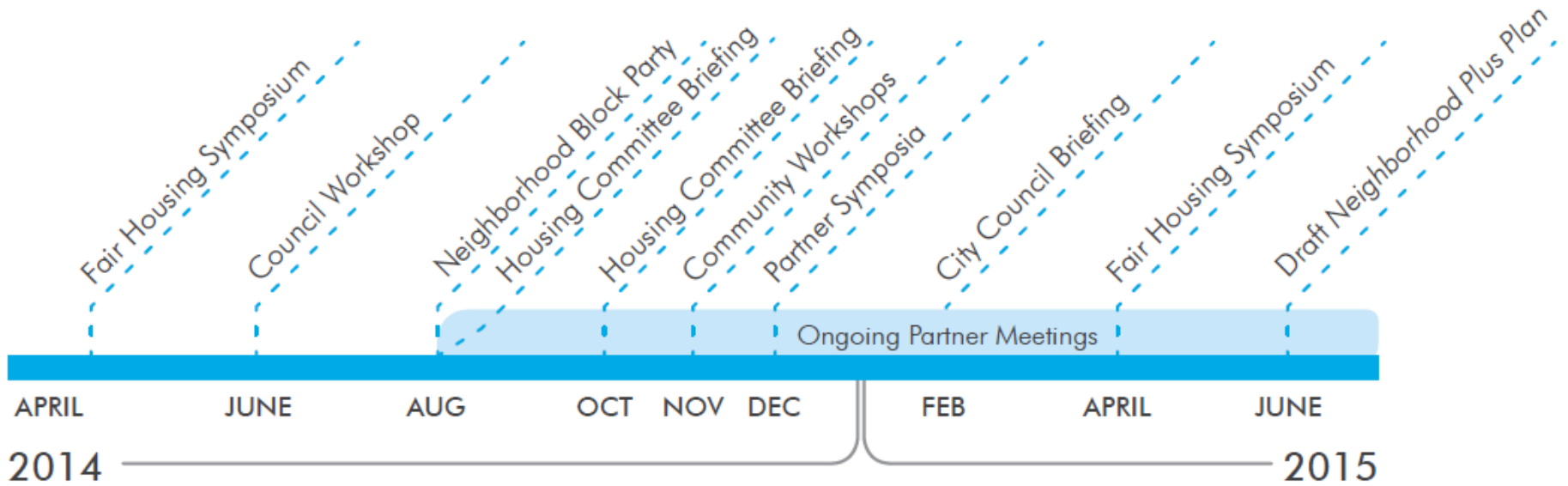
# Power in Partnerships

- The City cannot do this alone!
- We appreciate the participation and support that has been demonstrated by our partners through this process.

*“If you want to go fast, go alone. If you want to go far, go together.” – African proverb*



# Process Thus Far



# July Core Partners Workshop

- Hosted a final core partners workshop on July 1st at the Dallas Central Library
- Approximately 25 people in attendance and 25 agencies represented
- Presentation focused on an overview of data, key strategies, policies and actions
- Polling exercise to assess priority of policies and actions and collect input and feedback

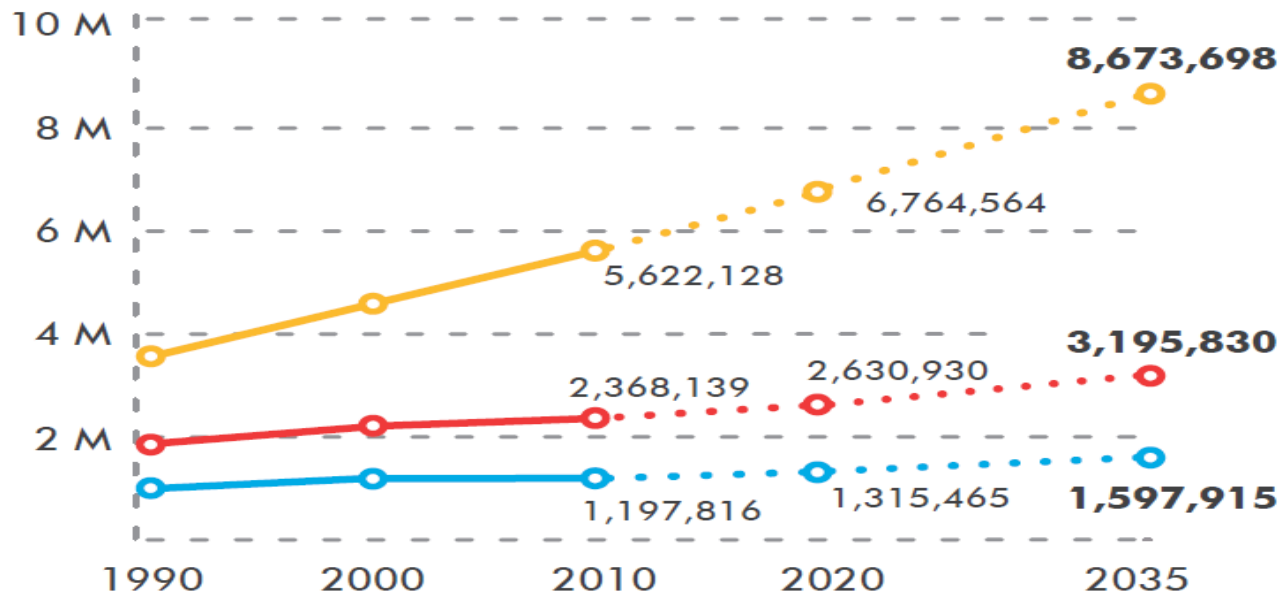
# Understanding Dallas in the Regional Context

- “If you don’t know where you’ve come from, you don’t know where you are going” – Maya Angelou

# What Portion of Growth Will Dallas Capture?

- By 2035, Dallas County is expected to grow by nearly 800,000 people.

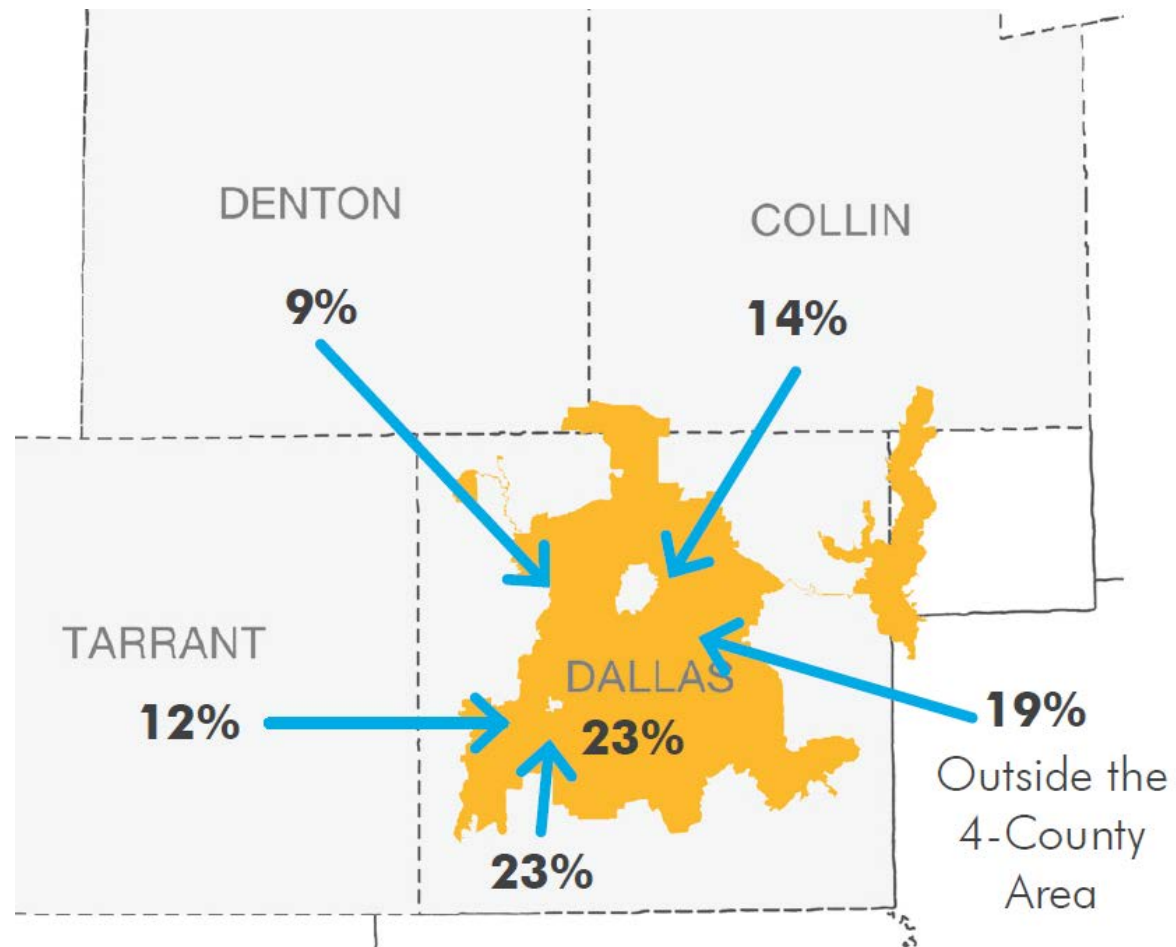
Population Growth and Projections, 1990-2035



# Opportunity For Growth

- In-bound commuters make up the majority of the Dallas workforce and are more affluent than Dallas residents.

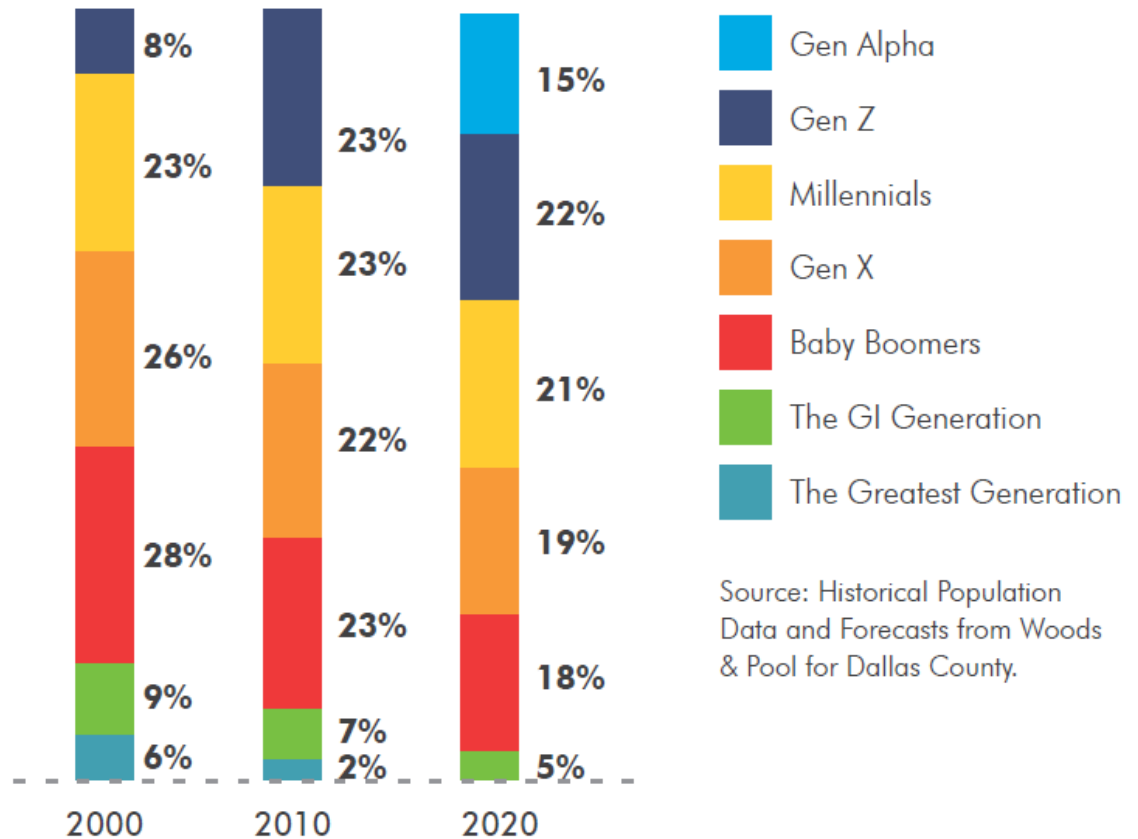
Share of Dallas' Workforce by Residence Earning \$40,000 or More Annually



# Dallas is Getting Younger

- By 2020, Almost 60% of Dallas is projected to be under the age of forty.

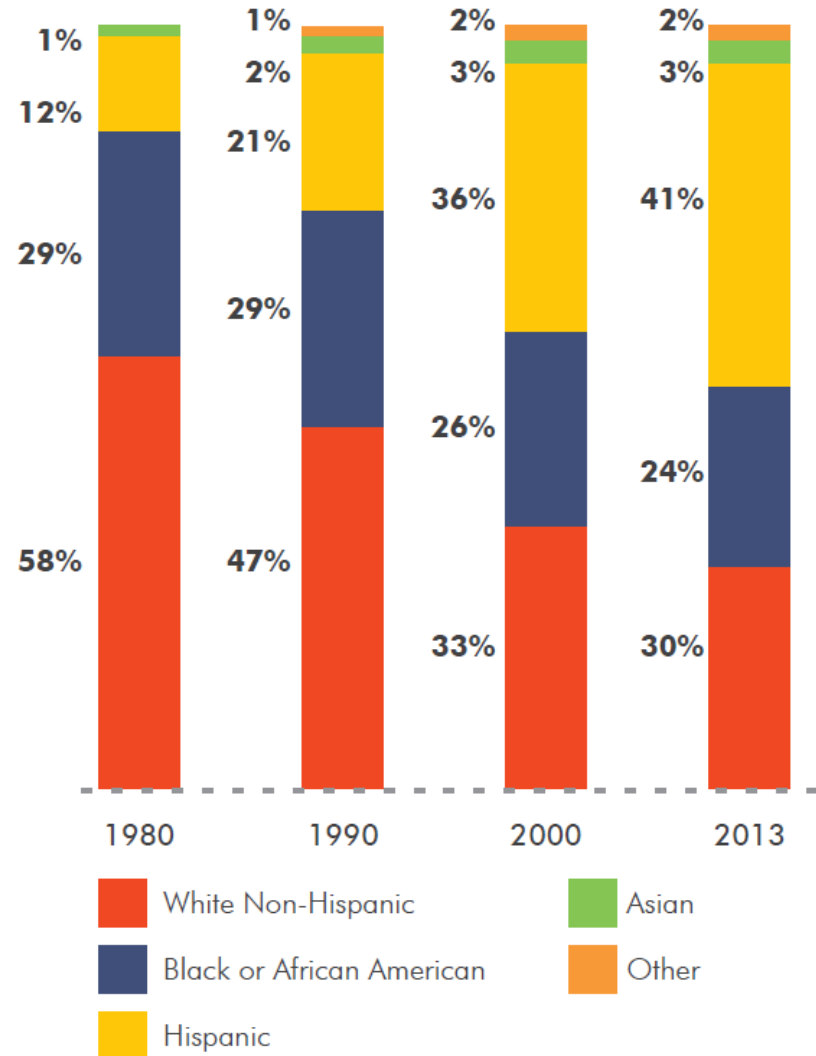
Change in Generations in Dallas County, 2000-2020



# Dallas is Getting More Diverse

- Dallas will be reshaped and strengthened by its racial, ethnic, cultural and generational diversity.

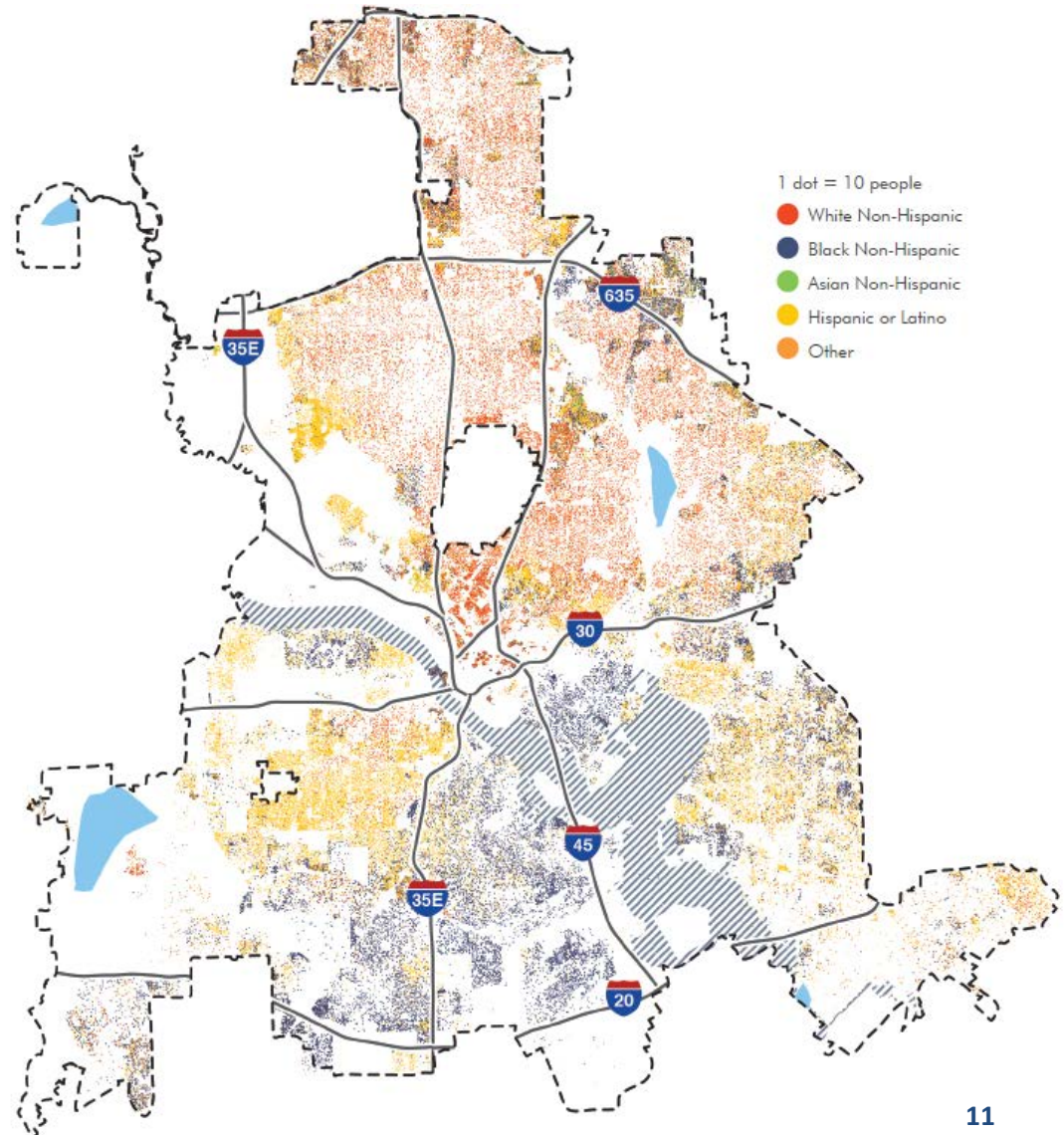
Change in Diversity, 1980-2013





# Dallas is Getting More Diverse

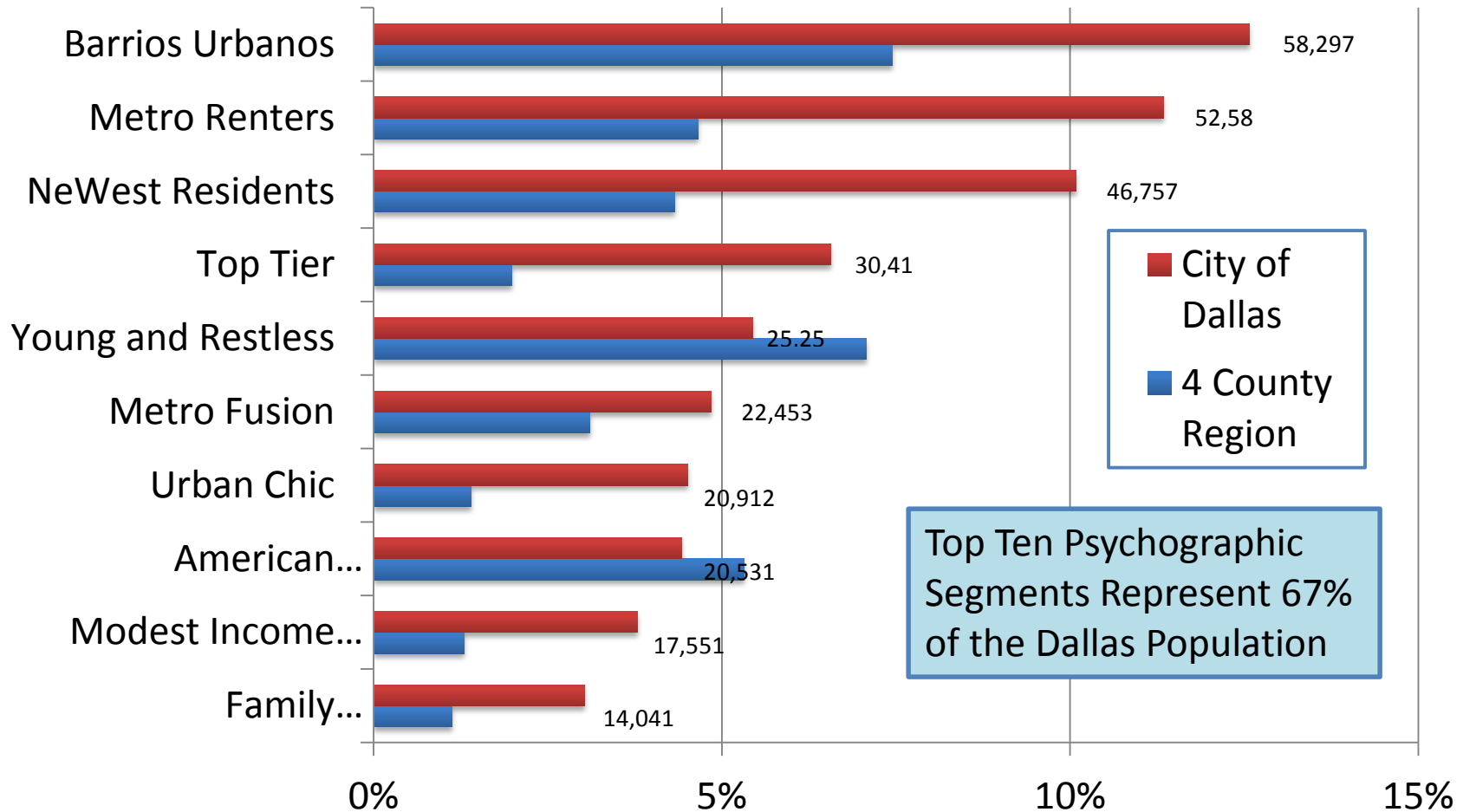
- Dallas will be reshaped and strengthened by its racial, ethnic, cultural and generational diversity.





# Who Is Dallas Attracting?

## Psychographics: Top 10 Tapestry Segments

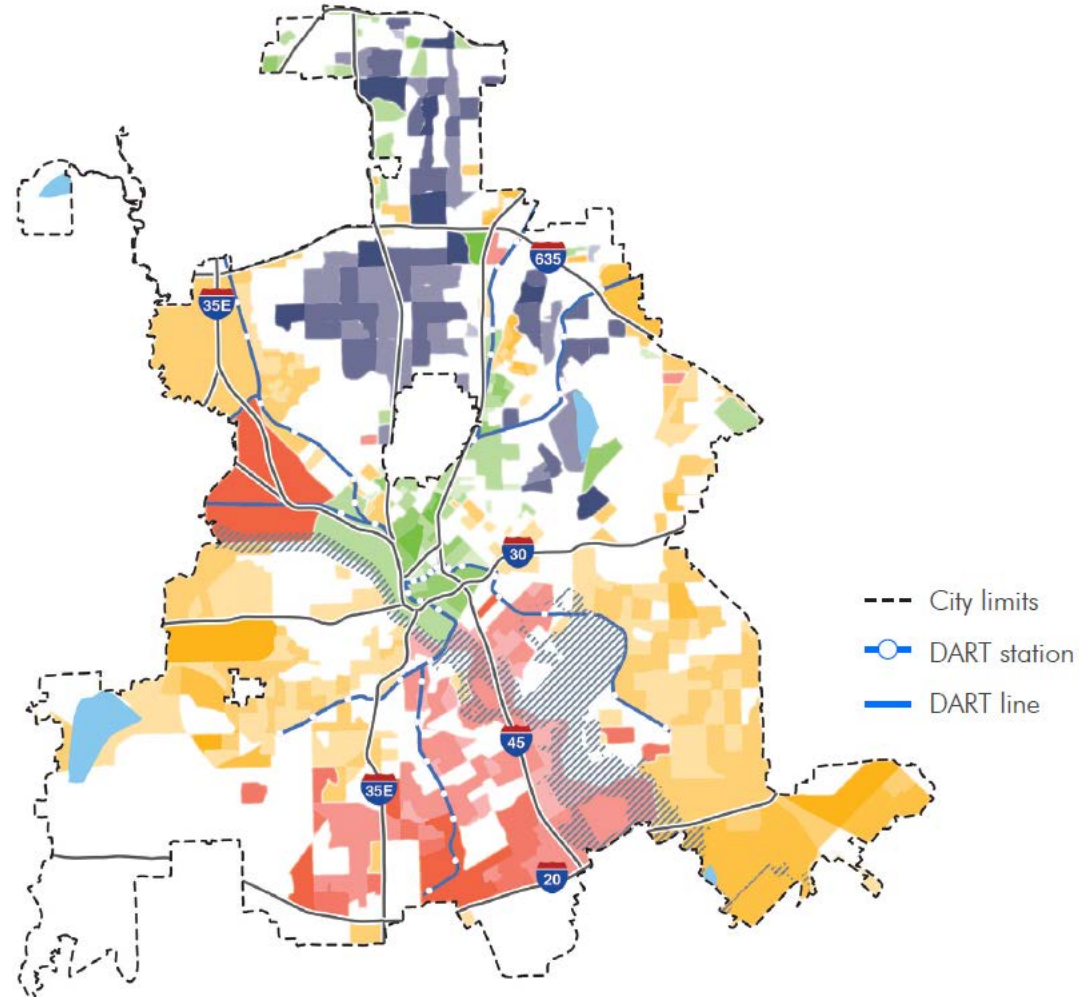


# Who is Dallas Attracting?

- Four Blended Tapestry Segments account for 52% of Dallas population.



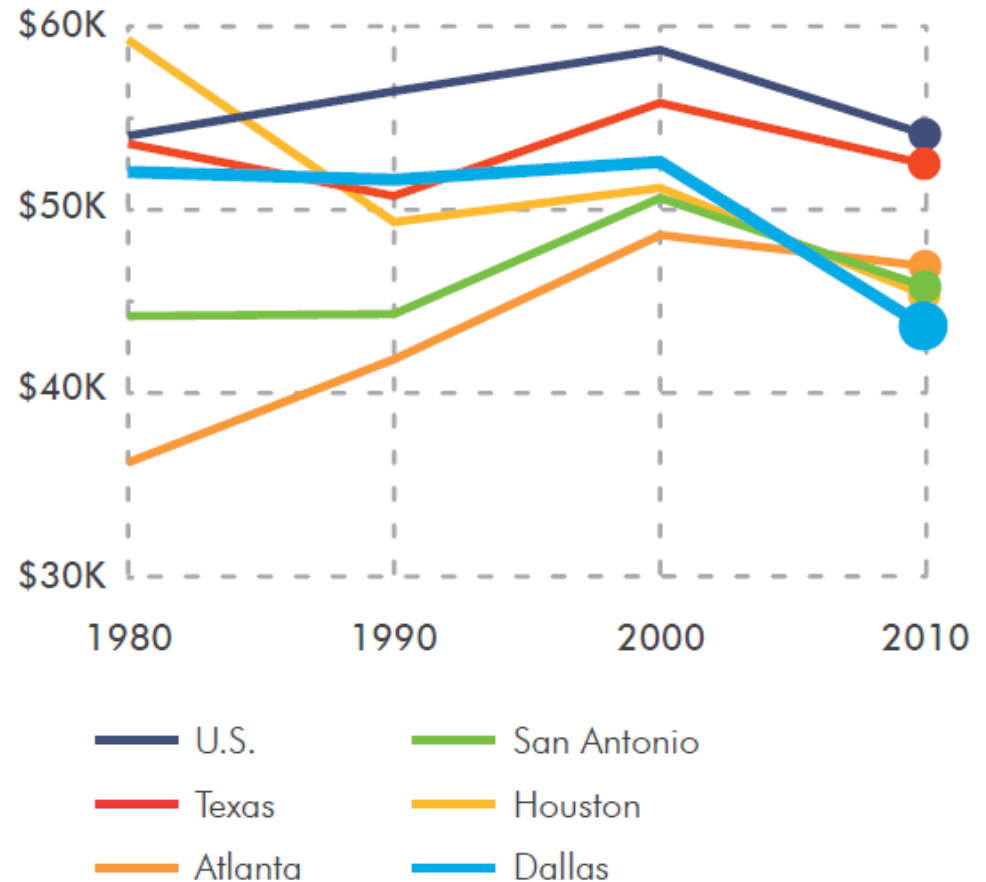
Dallas' Blended Tapestry Segments



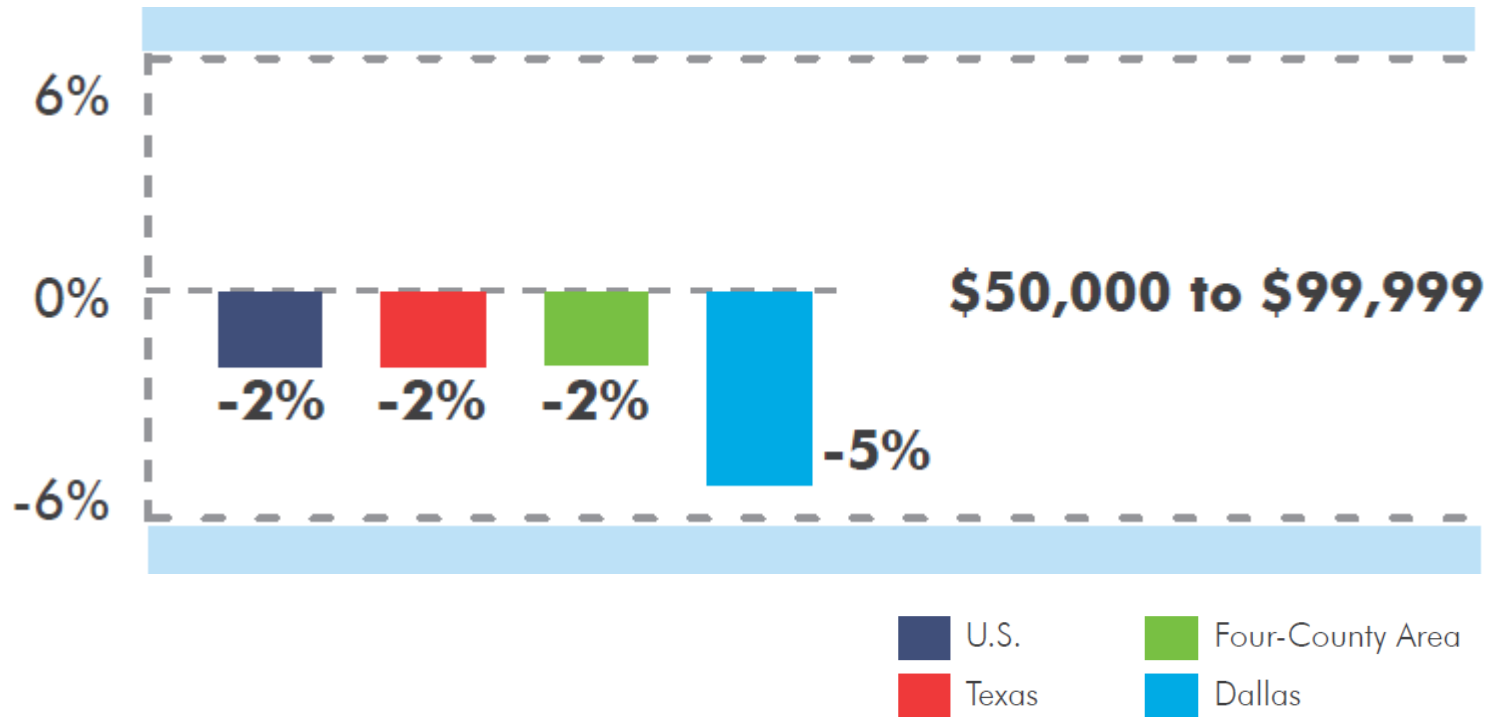
# Dallas' Median Income Has Declined Sharply

- Dallas' share of low income residents is increasing while its share of high income residents is declining.

Median Income Trends, 1980-2010



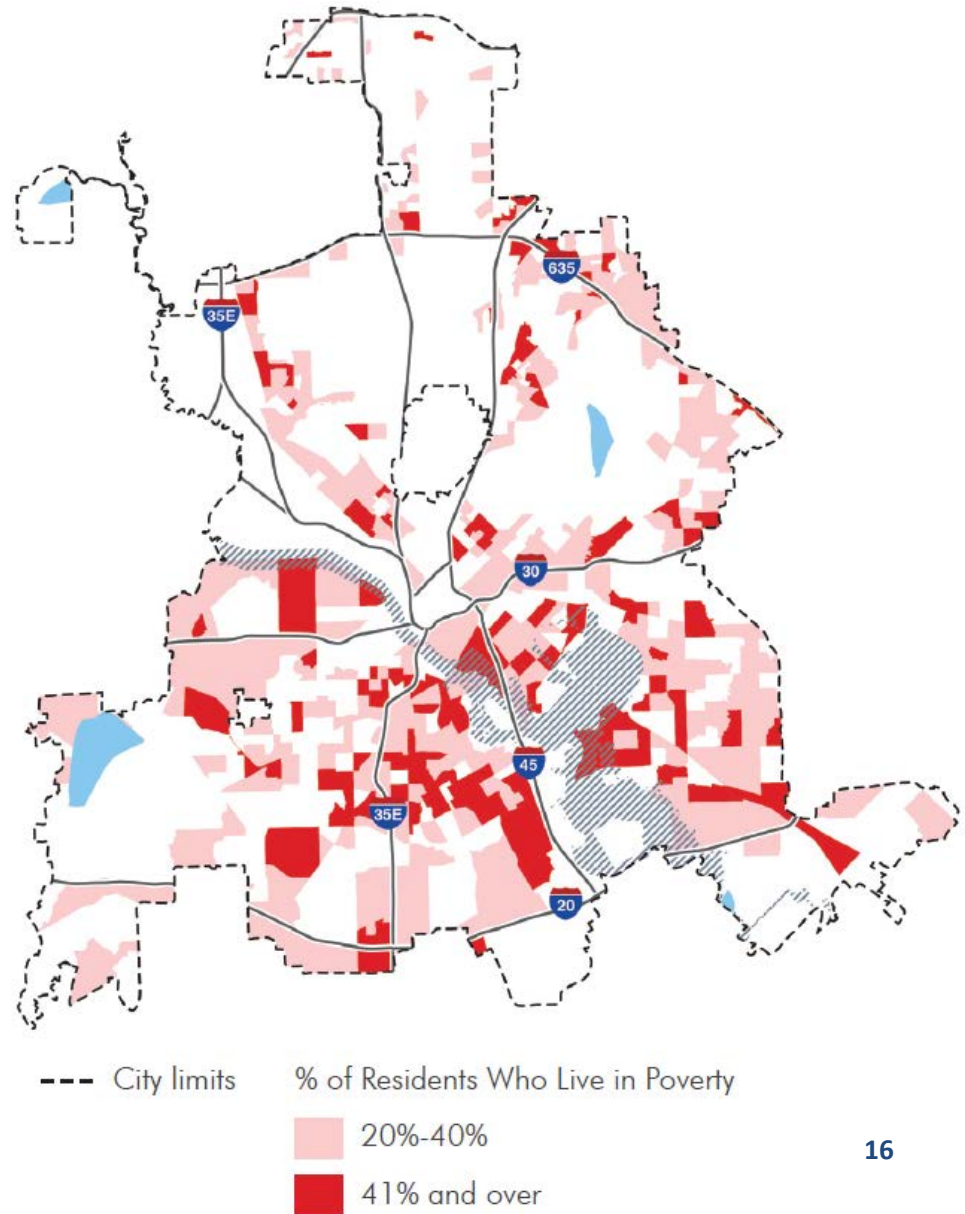
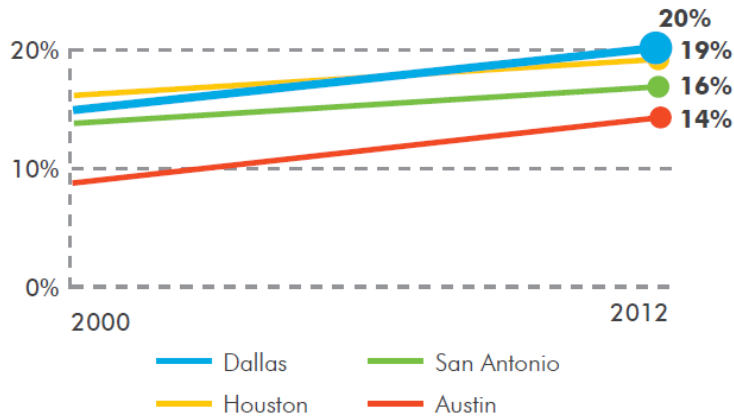
# Dallas Is Losing Share of Middle Income Households



# Poverty Has Reached Crisis Proportions

- 20% Percent of Dallas families live in poverty, typically in areas of concentration.

Percent of Families below the Poverty Line, 2000-2012

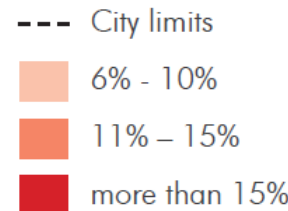
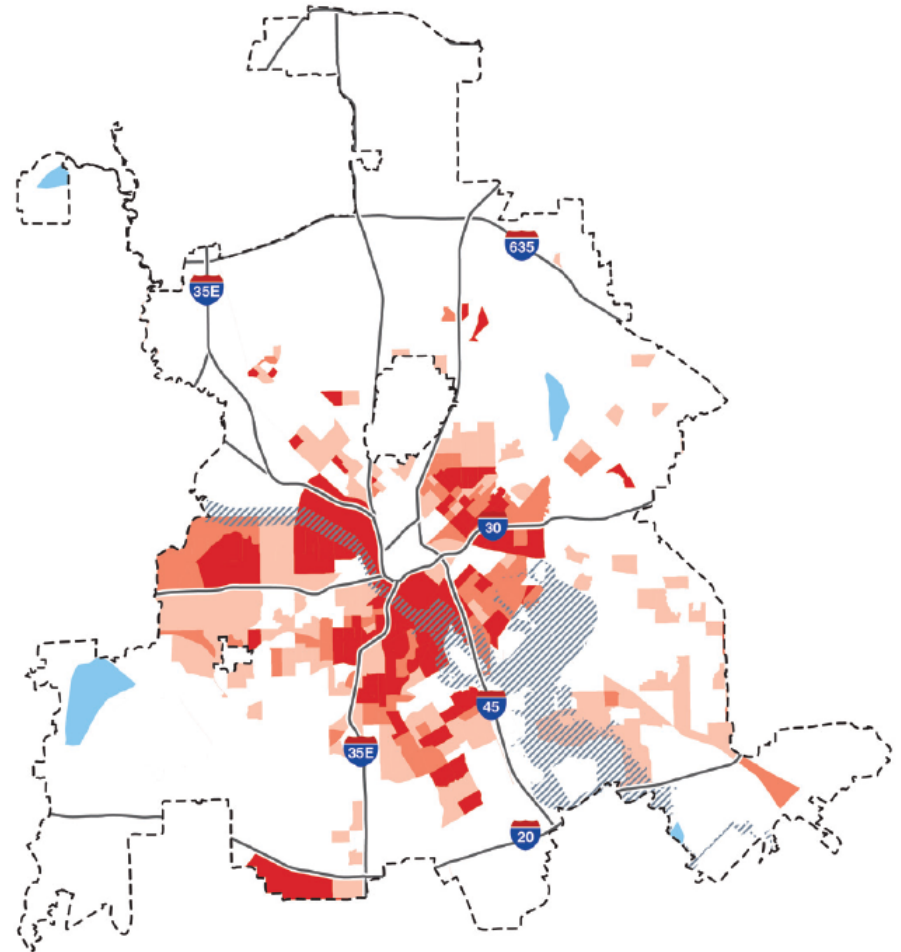


Source: U.S. Census Data (2000 Decennial Census and ACS 2008-2012 Five-Year estimates) via Social Explorer T98/T179.

# Concentrated Blight Is a Growing Concern

Percent of Housing in Poor Condition

- Parts of Dallas suffer from concentrated blight as evidenced by housing condition, vacancy and abandonment.



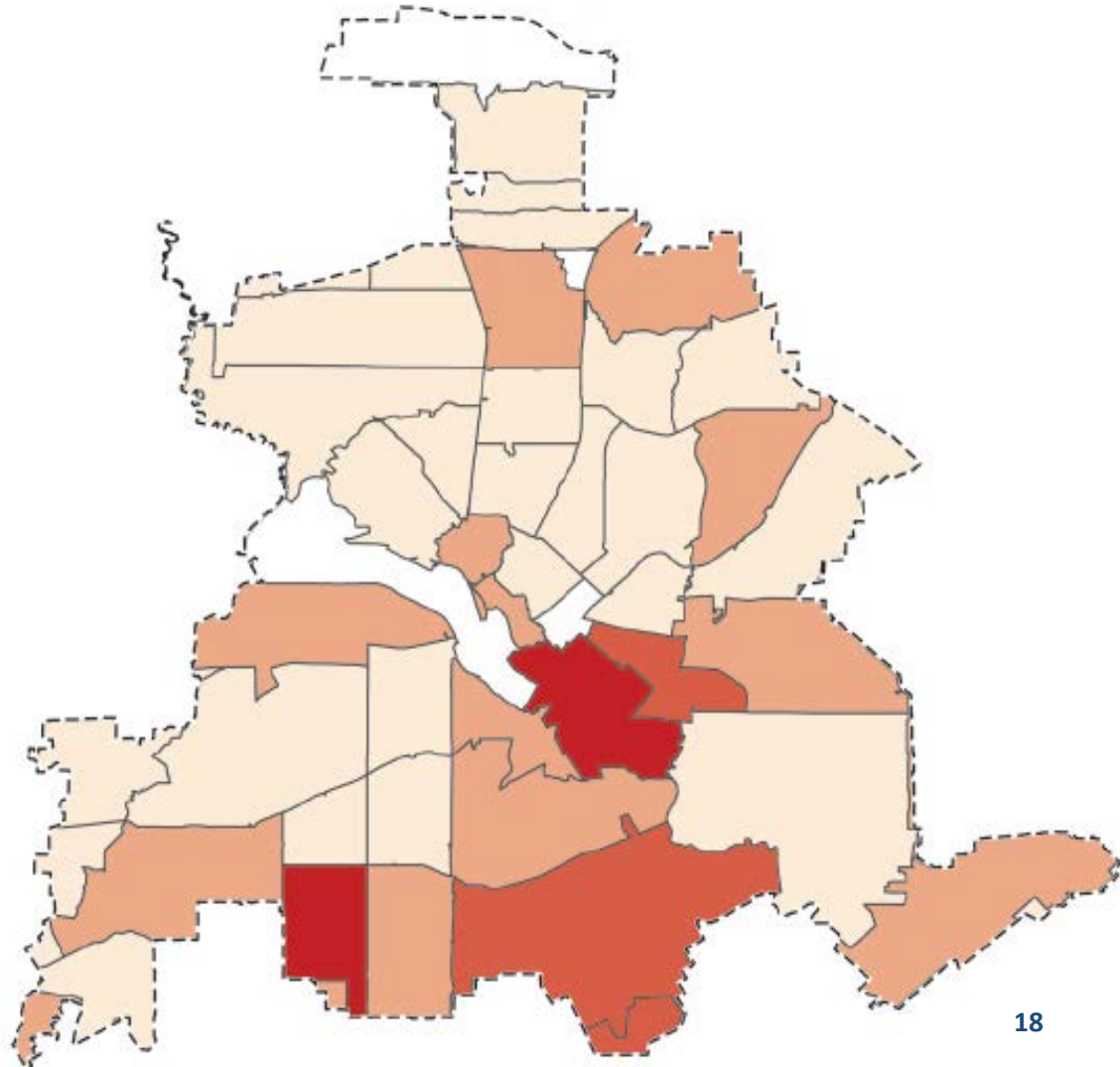
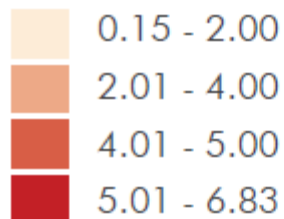
Source: Dallas Central Appraisal District.

# Health Outcomes Are Related to Poverty

- Poor housing conditions can be triggers for those with Asthma.

2012 Asthmas Hospitalization Rate

Hospitalization Rates per 1000

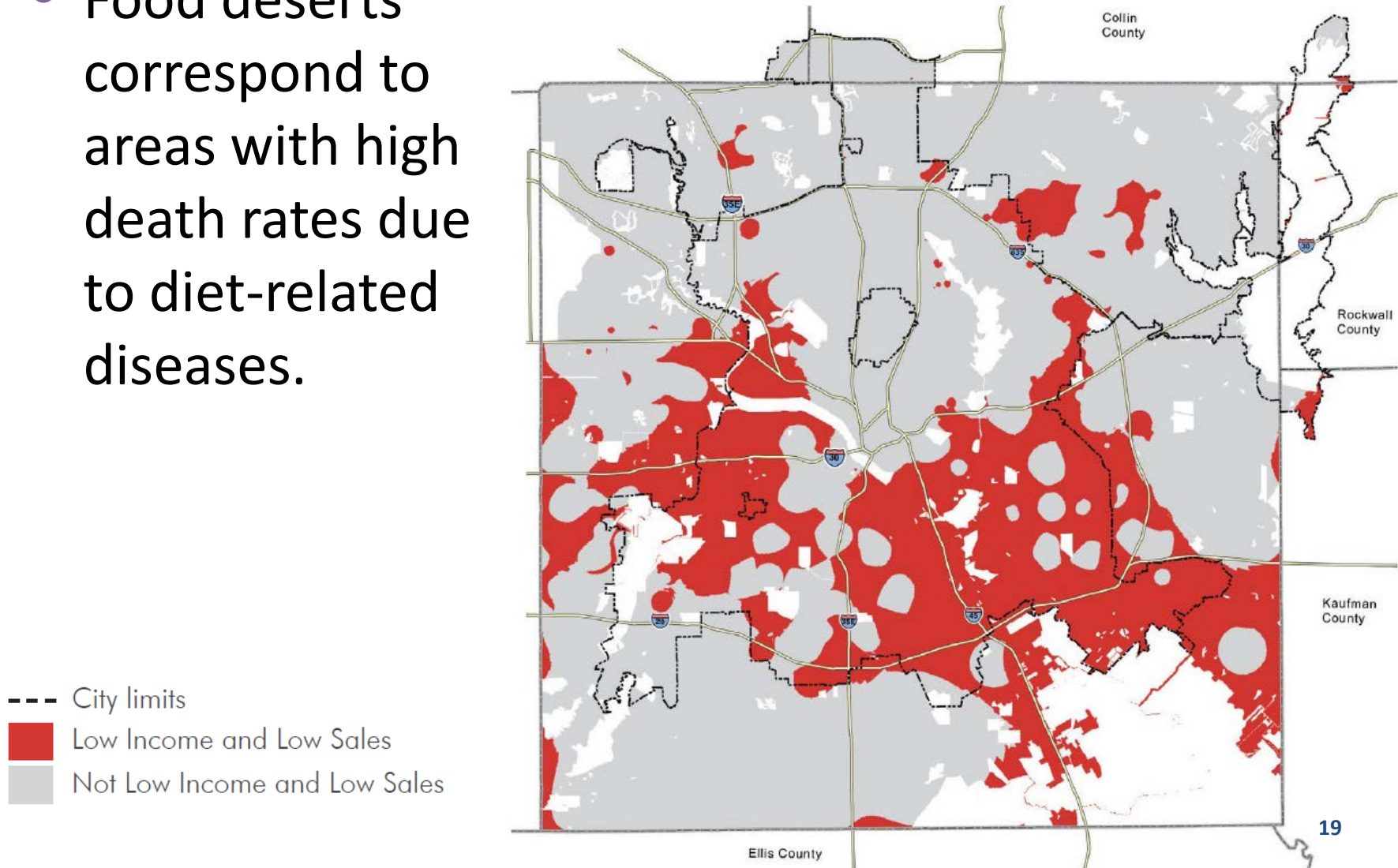




# Health Outcomes Are Related to Poverty

- Food deserts correspond to areas with high death rates due to diet-related diseases.

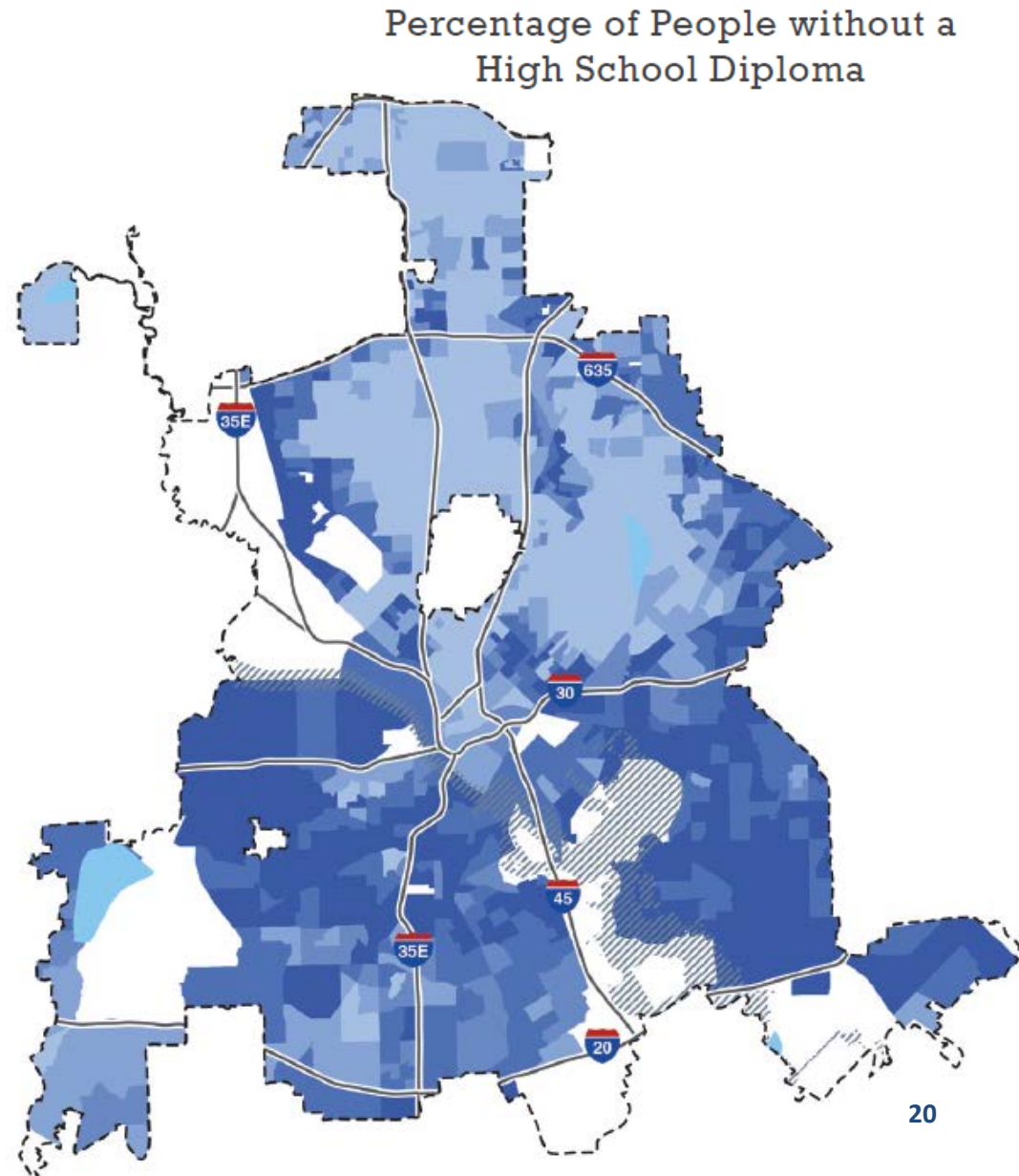
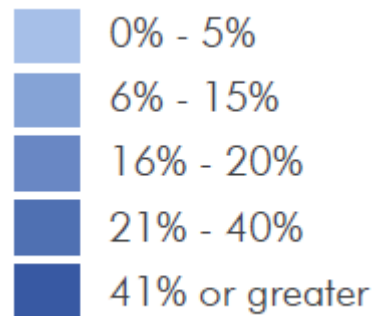
Low Supermarket Sales and Low Income





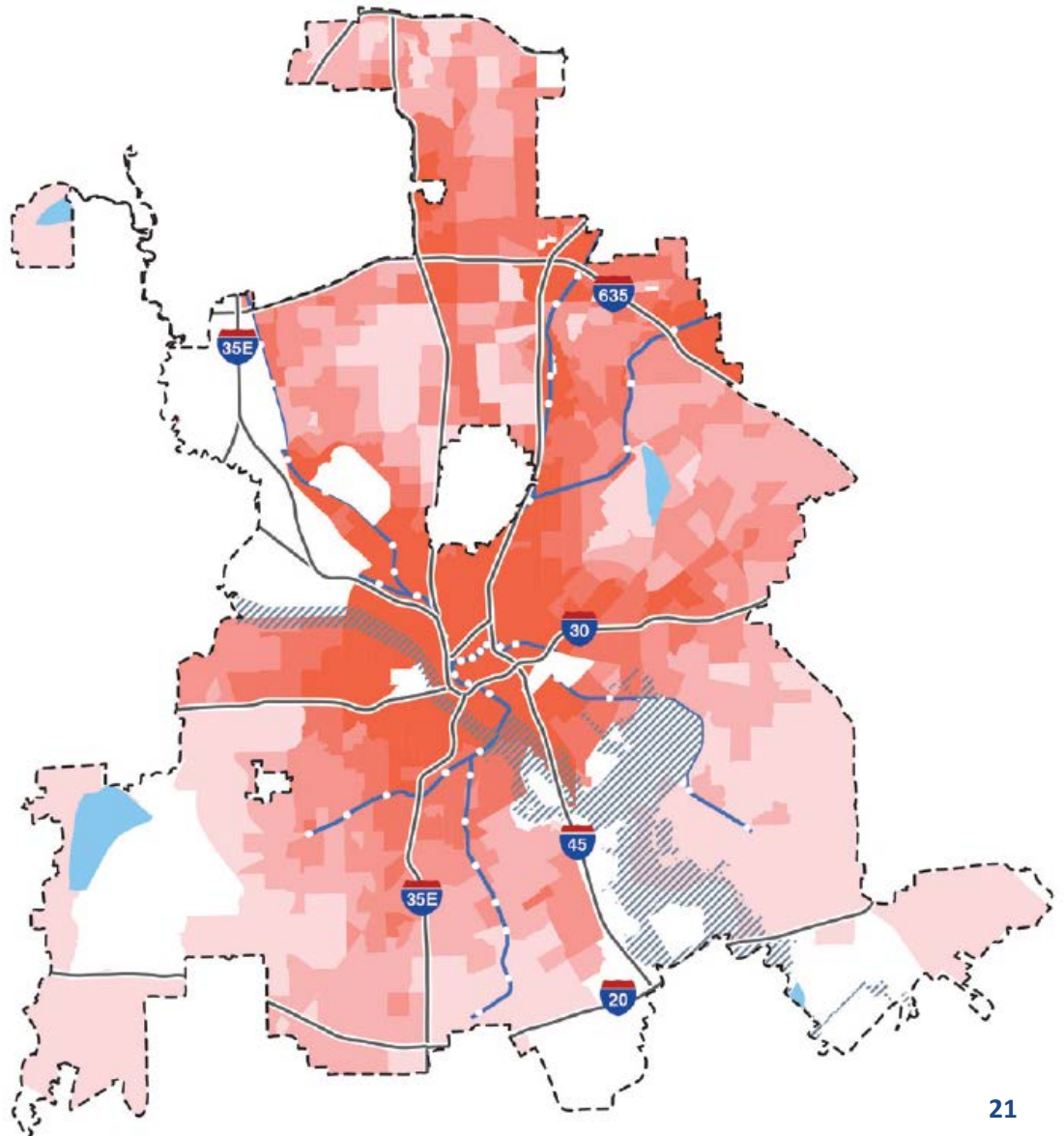
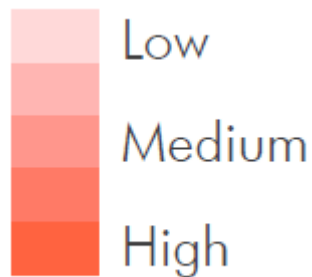
# Geographic Disparity in Educational Attainment

- Almost 26% of Dallas residents over 25 years of age do not have a high school diploma.



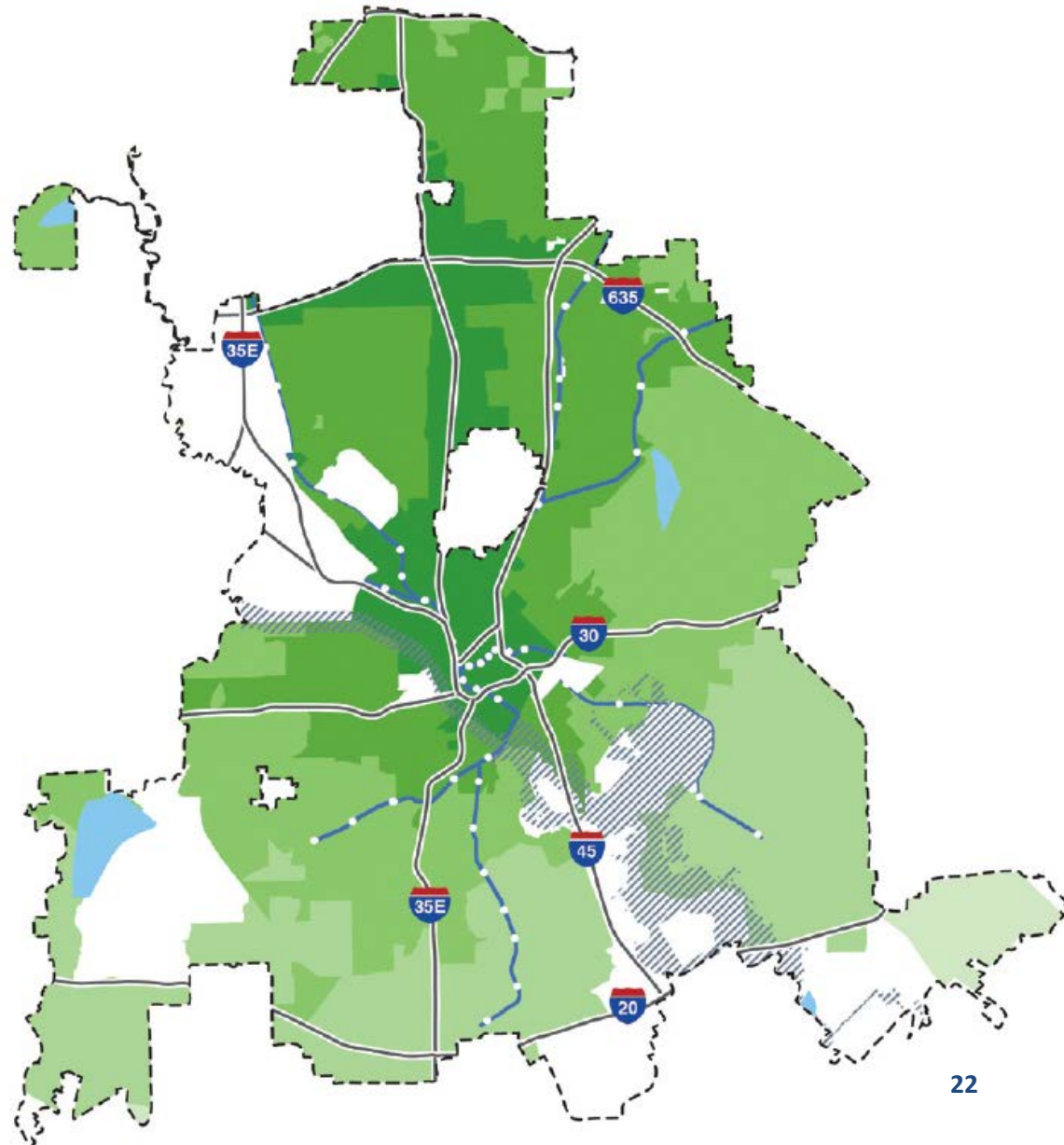
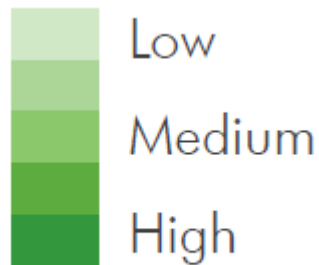
# Access to Jobs by Transit

- Dallas has significant opportunities for residential development in transit accessible areas.



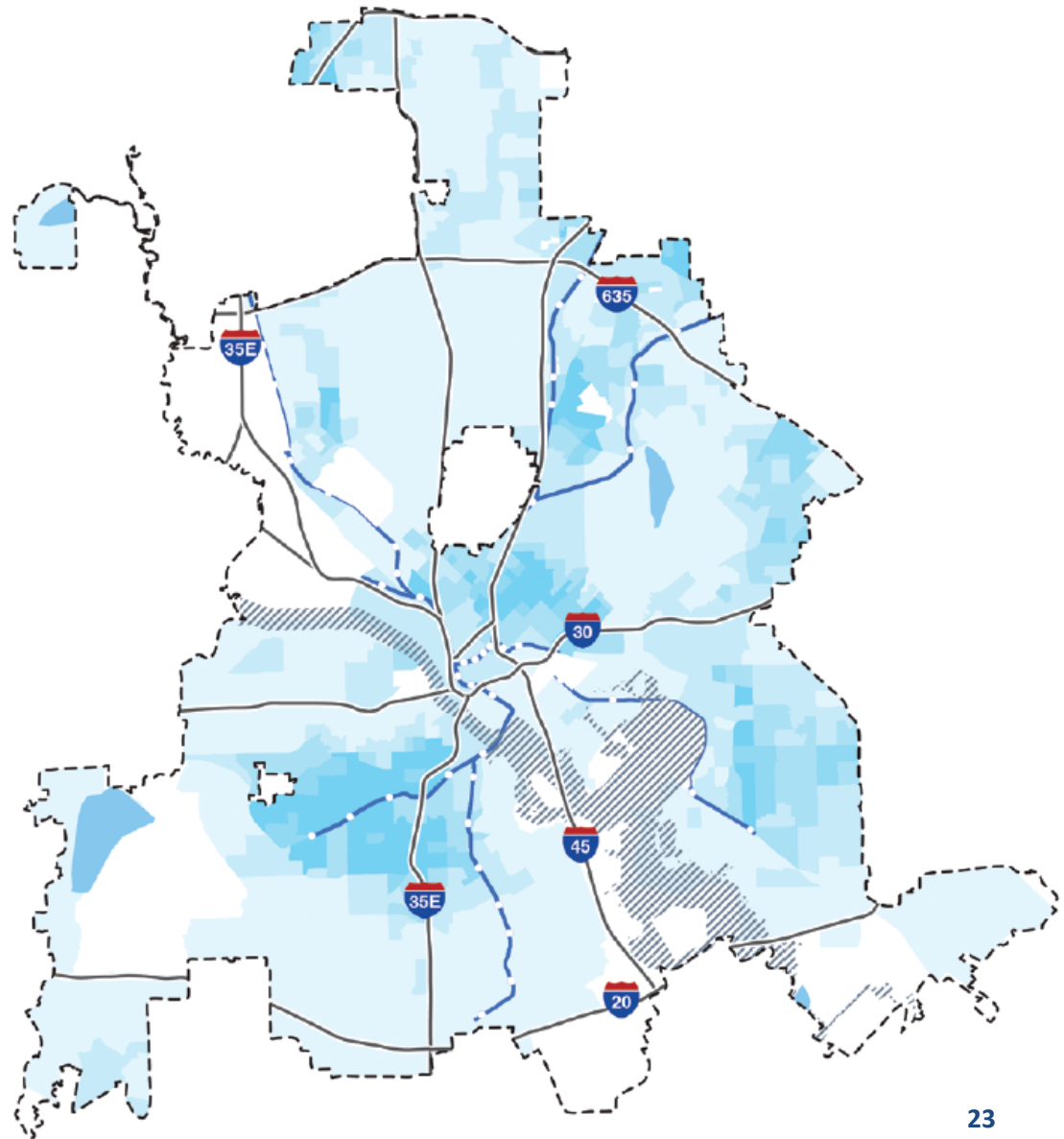
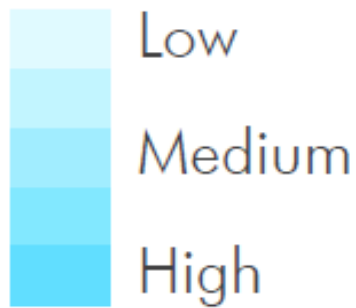
# Access to Jobs by Car

- Many parts of Dallas lack convenient access to jobs.



# Neighborhood Walkability

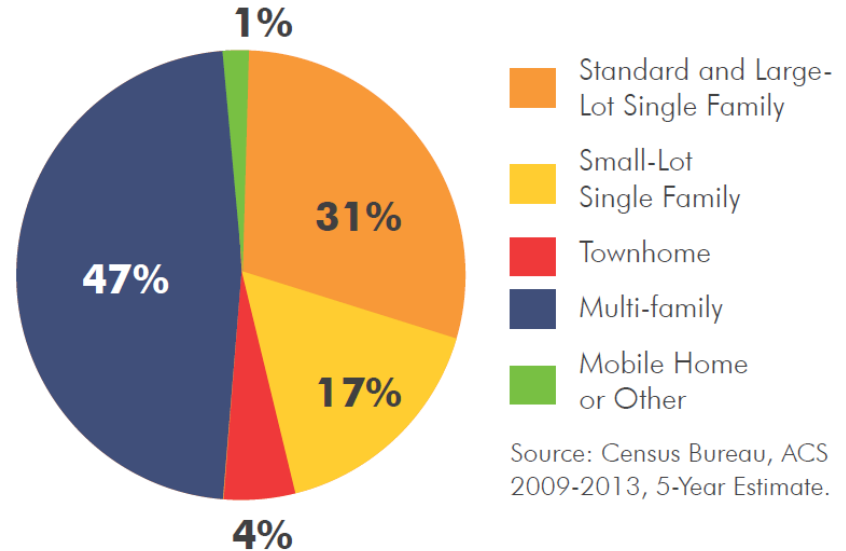
- Most of Dallas is not very walkable, although some notable areas of opportunity exist.



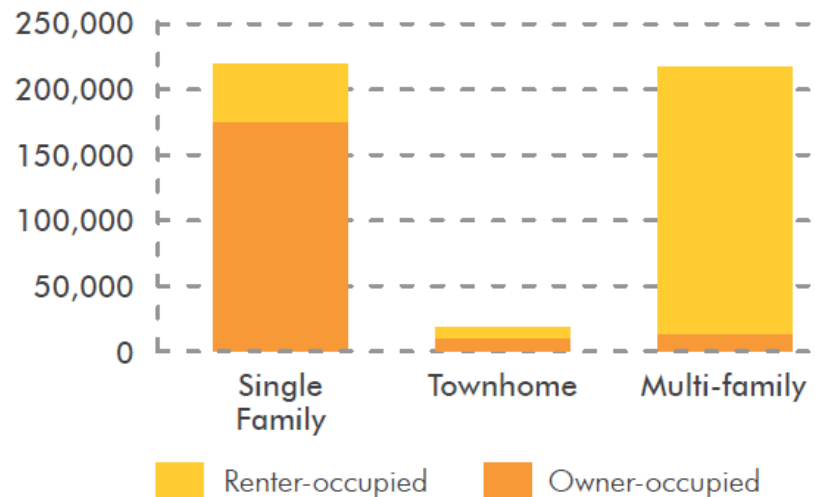
# Housing Choice in Dallas

- 56% of Dallas homes are renter occupied, distributed across a diverse range of housing types.

Current Housing Mix, 2013



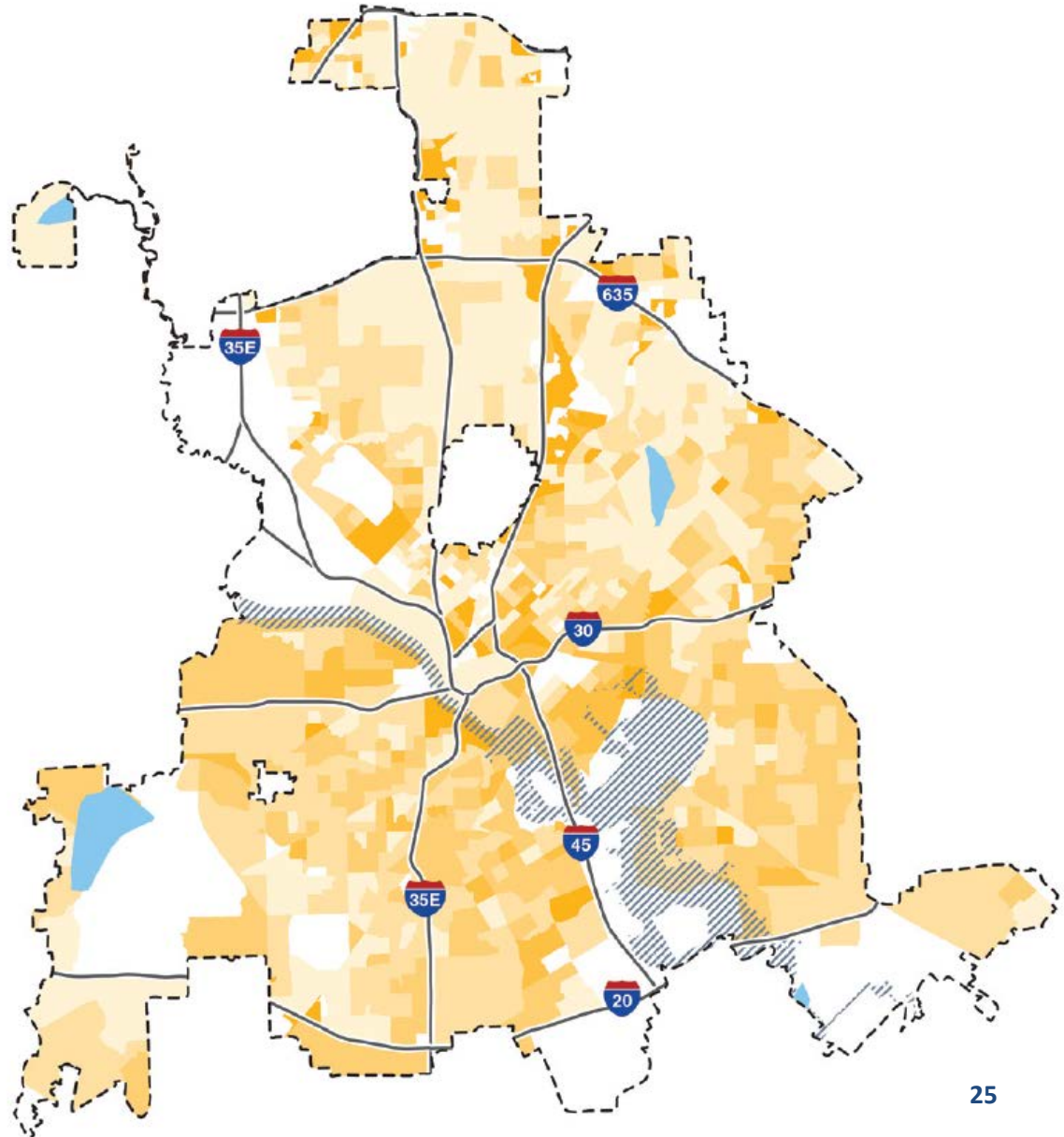
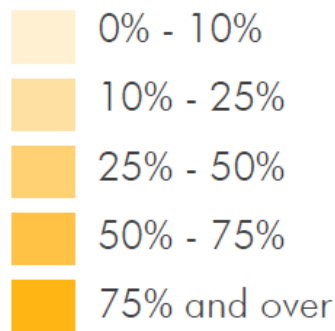
Housing Type by Owner or Renter Status





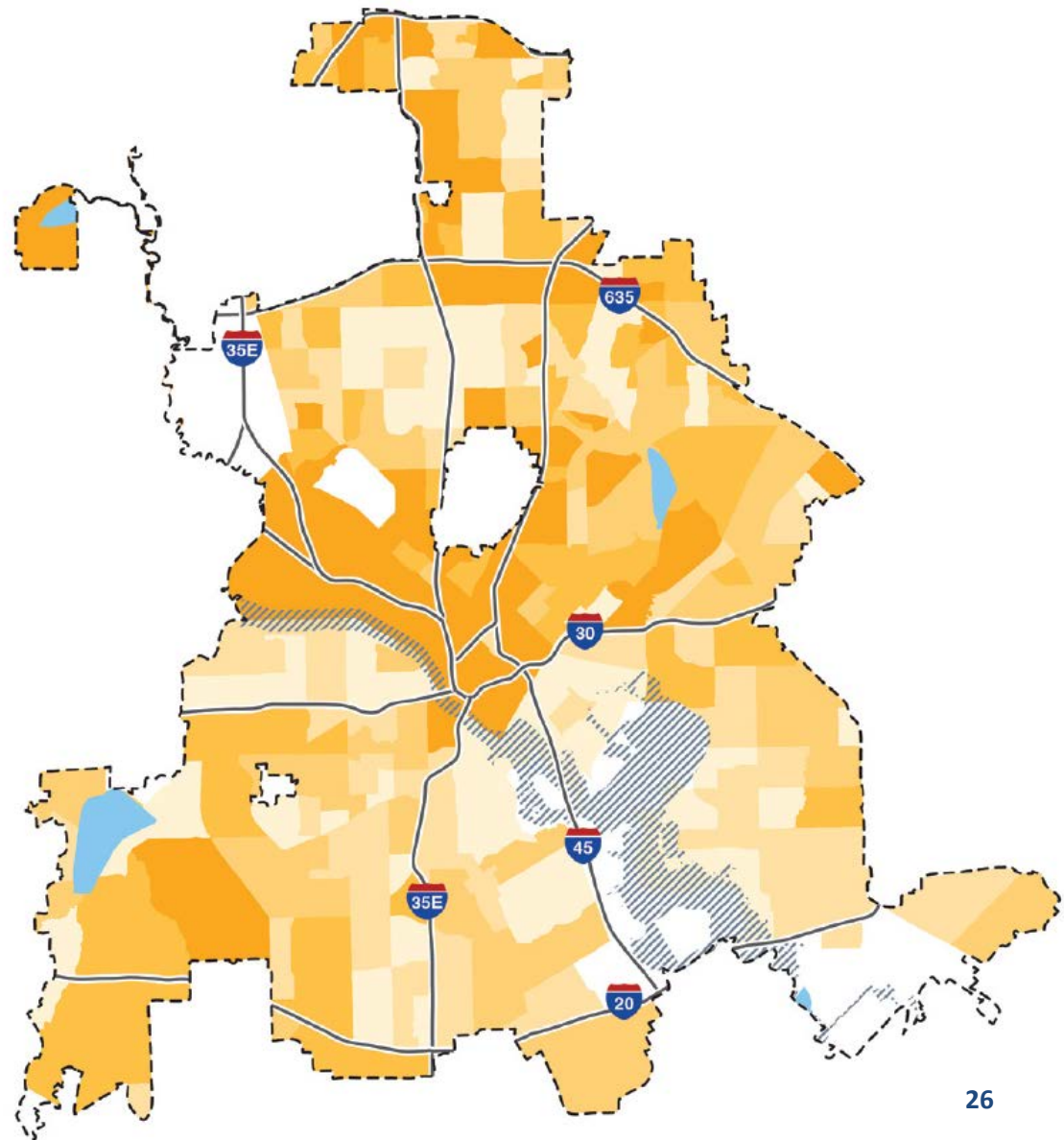
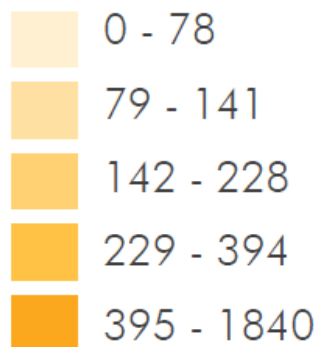
# Single Family Renters

- In Dallas, 20% of Single Family homes are occupied by renters.



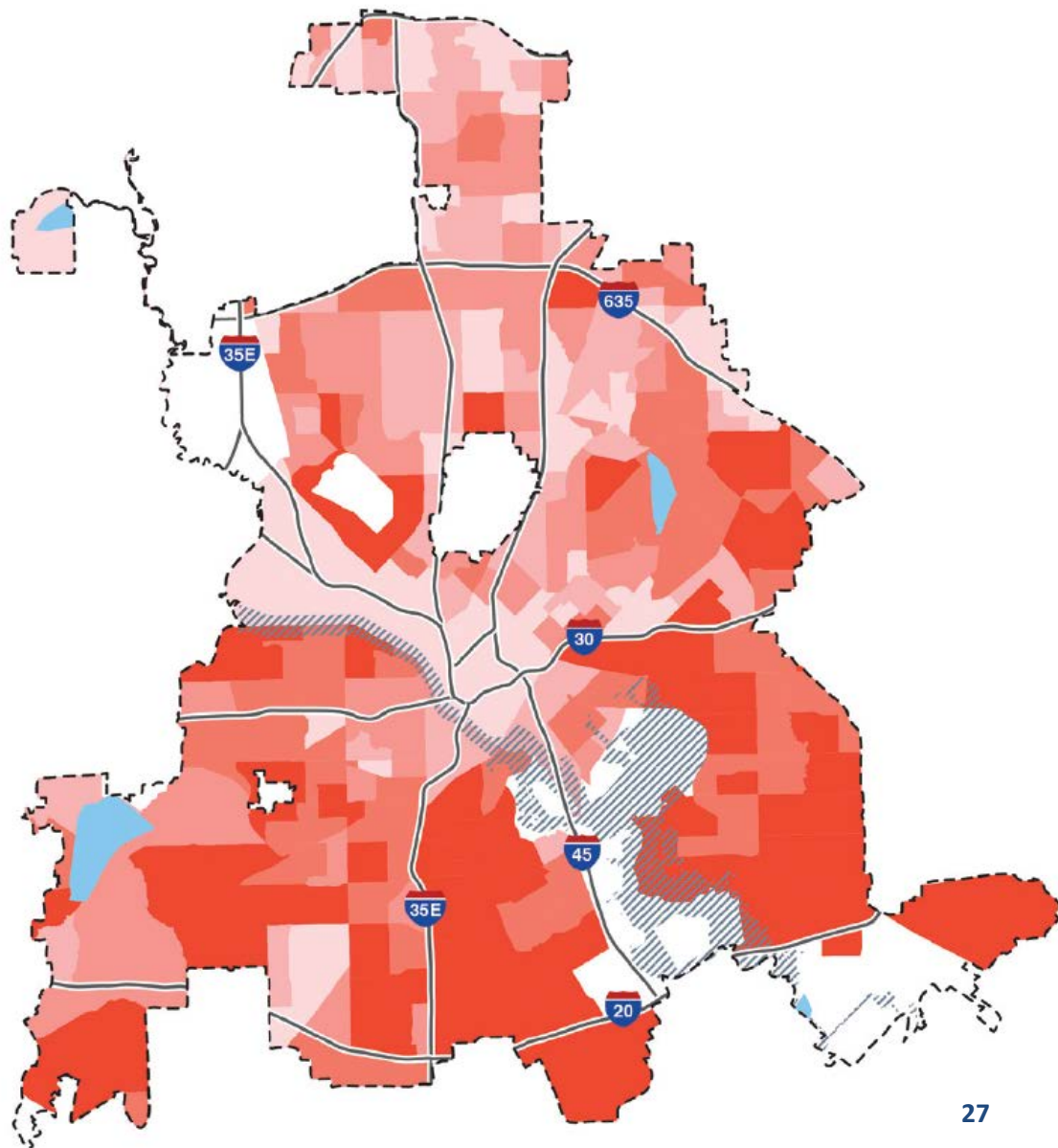
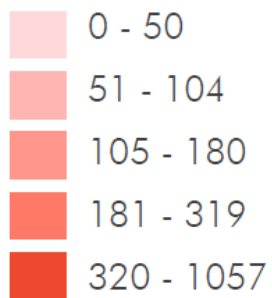
# Middle and High Income Renters

- In Dallas, over 80,000 rental households make more than \$50,000.



# Low-Income Homeowners

- In Dallas, over 54,000 homeowners have incomes less than \$35,000.





# Six Strategic Goals



# Goals, Policies and Actions

**Policies**

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Provided by bcWork

**Strategic Best Practice**

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Neighborhood...  
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**Areas of**



Source: Census Bureau

**Policies**

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**Policies**

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**Strategic Best Practice**

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**STRATEGIC GOALS**

**Policies**

4.1 Promote...  
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and program...

4.2 Support...  
and emerging...  
quality and...  
choice prog...

4.3 Enhance...  
neighborhood...  
desirability...  
by improving...  
infrastructure...  
housing stock...  
recreation a...

[ 56 ]

**STRATEGIC GOALS**

**Policies**

5.1 Encour...  
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**Strategic Best Practice**

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higher valu...  
structures.

[ 60 ]

**STRATEGIC GOALS**

**Policies**

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ST = SHORT TERM (1 YEAR)  
MT = MEDIUM TERM (1 - 2 YEARS)  
LT = LONG TERM (2 - 5 YEARS)

[ 66 ]

# Instant Polling Exercise

- There are no right or wrong answers.





Create a Collective Impact Framework



# Which do you think has to happen first?

- 29% A. Promote inter-agency collaboration, leveraging of resources, coordination and co-location of services
- 37% B. Facilitate a Super-Neighborhood structure to support neighborhood organizations
- 27% C. Strategically target resources to maximize neighborhood impact.
- 6% D. Promote efficiency and effectiveness across programs and agencies



Create a Collective Impact Framework



# Which do you think will have the MOST impact?

- 27% A. Promote inter-agency collaboration, leveraging of resources, coordination and co-location of services
- 33% B. Facilitate a Super-Neighborhood structure to support neighborhood organizations
- 31% C. Strategically target resources to maximize neighborhood impact.
- 10% D. Promote efficiency and effectiveness across programs and agencies





Create a Collective Impact Framework

# Which can your organization help with most?

- 22% A. Promote inter-agency collaboration, leveraging of resources, coordination and co-location of services
- 35% B. Facilitate a Super-Neighborhood structure to support neighborhood organizations
- 22% C. Strategically target resources to maximize neighborhood impact.
- 20% D. Promote efficiency and effectiveness across programs and agencies



Alleviate Poverty



Which do you think has to happen first?

- 17% A. Increase the earning capacity of low wage earners.
- 23% B. Expand workforce training programs.
- 37% C. Expand health, childcare, and transportation programs for low income areas.
- 17% D. Improve Pre-K education opportunities for children in poverty.
- 6% E. Facilitate integration of homeless population back into the workforce and society.



Alleviate Poverty



Which do you think will have the MOST impact?

29%

A. Increase the earning capacity of low wage earners.

16%

B. Expand workforce training programs.

34%

C. Expand health, childcare, and transportation programs for low income areas.

18%

D. Improve Pre-K education opportunities for children in poverty.

4%

E. Facilitate integration of homeless population back into the workforce and society.





Alleviate Poverty



# Which can your organization help with most?

4%

A. Increase the earning capacity of low wage earners.

24%

B. Expand workforce training programs.

36%

C. Expand health, childcare, and transportation programs for low income areas.

20%

D. Improve Pre-K education opportunities for children in poverty.

16%

E. Facilitate integration of homeless population back into the workforce and society.



Fight Blight

# Which do you think has to happen first?

22%

A. Establish a unified blight removal and improvement program.

51%

B. Develop programs and partnerships to return blighted properties to productive use.

18%

C. Dispose of City-owned and land bank properties more strategically and efficiently.

10%

D. Address endemic health issues in blighted areas with concentrated poverty.



Fight Blight

# Which do you think will have the MOST impact?

17%

A. Establish a unified blight removal and improvement program.

65%

B. Develop programs and partnerships to return blighted properties to productive use.

10%

C. Dispose of City-owned and land bank properties more strategically and efficiently.

8%

D. Address endemic health issues in blighted areas with concentrated poverty.



Fight Blight



# Which can your organization help with most?

7%

A. Establish a unified blight removal and improvement program.

55%

B. Develop programs and partnerships to return blighted properties to productive use.

16%

C. Dispose of City-owned and land bank properties more strategically and efficiently.

23%

D. Address endemic health issues in blighted areas with concentrated poverty.





Which do you think has to happen first?

17% A. Promote Dallas as a city of neighborhoods and publicize neighborhood assets and programs.

50% B. Support and leverage emerging school quality and school choice programs.

6% C. Dispose of City-owned and land bank properties more strategically and efficiently.

27% D. Enhance neighborhoods desirability by improving infrastructure, housing stock, recreation and safety.



Which do you think will have the MOST impact?

4%

A. Promote Dallas as a city of neighborhoods and publicize neighborhood assets and programs.

60%

B. Support and leverage emerging school quality and school choice programs.

2%

C. Dispose of City-owned and land bank properties more strategically and efficiently.

35%

D. Enhance neighborhoods desirability by improving infrastructure, housing stock, recreation and safety.



# Which can your organization help with most?

- 35% A. Promote Dallas as a city of neighborhoods and publicize neighborhood assets and programs.
- 18% B. Support and leverage emerging school quality and school choice programs.
- 16% C. Dispose of City-owned and land bank properties more strategically and efficiently.
- 31% D. Enhance neighborhoods desirability by improving infrastructure, housing stock, recreation and safety.



# Which do you think has to happen first?

Expand Homeownership



- 50% A. Encourage a wider range of well designed and affordable housing types as a response to emerging homeownership preferences.
- 31% B. Encourage infill development and existing home improvements in target neighborhoods to attract and retain homeowners.
- 5% C. Increase the number of eligible mortgage loan applicants.
- 14% D. Expand home ownership programs to reach a broader range of potential homebuyers.





Which do you think will have the MOST impact?

Expand Homeownership



- 47% A. Encourage a wider range of well designed and affordable housing types as a response to emerging homeownership preferences.
- 25% B. Encourage infill development and existing home improvements in target neighborhoods to attract and retain homeowners.
- 15% C. Increase the number of eligible mortgage loan applicants.
- 13% D. Expand home ownership programs to reach a broader range of potential homebuyers.



# Which can your organization help with most?

Expand Homeownership



- 36% A. Encourage a wider range of well designed and affordable housing types as a response to emerging homeownership preferences.
- 33% B. Encourage infill development and existing home improvements in target neighborhoods to attract and retain homeowners.
- 10% C. Increase the number of eligible mortgage loan applicants.
- 21% D. Expand home ownership programs to reach a broader range of potential homebuyers.



Enhance Rental Housing Options



# Which do you think has to happen first?

- 59% A. Raise the quality of rental property through better design standards, proactive and systematic code enforcement, and zero tolerance towards chronic offenders.
- 35% B. Expand affordable housing options and encourage its distribution throughout the city and region.
- 6% C. Align planning, funding and community investments within a quarter mile of DART stations to promote transit-oriented development.



Enhance Rental Housing Options



# Which do you think will have the MOST impact?

- 47% A. Raise the quality of rental property through better design standards, proactive and systematic code enforcement, and zero tolerance towards chronic offenders.
- 35% B. Expand affordable housing options and encourage its distribution throughout the city and region.
- 18% C. Align planning, funding and community investments within a quarter mile of DART stations to promote transit-oriented development.





Enhance Rental Housing Options



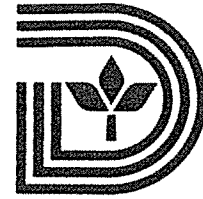
# Which can your organization help with most?

- 38% A. Raise the quality of rental property through better design standards, proactive and systematic code enforcement, and zero tolerance towards chronic offenders.
- 28% B. Expand affordable housing options and encourage its distribution throughout the city and region.
- 35% C. Align planning, funding and community investments within a quarter mile of DART stations to promote transit-oriented development.

# Next Steps

- Verbal and written comments and suggestions for changes have been submitted by stakeholders and are under review by staff
- Presentation to the City Council on August 11, 2015 for direction
- Work on final draft will be completed and submitted to City Council for consideration and action
- Target date for City Council August 26<sup>th</sup>

# Memorandum



CITY OF DALLAS

DATE July 31, 2015

TO Housing Committee Members: Scott Griggs, Chair, Carolyn King Arnold, Vice-Chair, Monica R. Alonzo, Tiffinni A. Young, Mark Clayton, and Casey Thomas, II

SUBJECT Recent Developments in Fair Housing

---

On Monday, August 3, 2015, you will be briefed on Recent Developments in Fair Housing. A copy of the briefing is attached.

Please let me know if you have any questions.

A handwritten signature in black ink, appearing to read 'Warren Ernst'.

WARREN ERNST  
City Attorney

- c: The Honorable Mayor and Members of the City Council  
A. C. Gonzalez, City Manager  
Rosa A. Rios, City Secretary  
Craig Kinton, City Auditor  
Daniel F. Solis, Administrative Judge  
Ryan S. Evans, First Assistant City Manager  
Eric D. Campbell, Assistant City Manager  
Jill A. Jordan, P. E., Assistant City Manager  
Mark McDaniel, Assistant City Manager  
Joey Zapata, Assistant City Manager  
Jeanne Chipperfield, Chief Financial Officer  
Sana Syed, Public Information Officer  
Elsa Cantu, Assistant to the City Manager – Mayor and Council

# Recent Developments in Fair Housing

Housing Committee

August 3, 2015

Robin Bentley, Senior Assistant City Attorney  
Beverly Davis, Assistant Director, Fair Housing &  
Human Rights



# Purpose of Briefing

- Purpose is to summarize two recent major developments in fair housing law:
  - Supreme Court decision in *Texas Department of Housing and Community Affairs v. The Inclusive Communities Project, Inc.*
  - New HUD final rule *Affirmatively Furthering Fair Housing*

*Texas Department of Housing and  
Community Affairs v. The Inclusive  
Communities Project, Inc.*

# Title VIII of the Civil Rights Act of 1968 (the Fair Housing Act)

- Prohibits discrimination in the sale, rental, advertising, brokerage, or financing of housing based on race, color, religion, sex, national origin, disability, or familial status.
- **Question examined by the Supreme Court:** Can a violation of the Fair Housing Act be shown by evidence that a policy has a **disparate impact** (a statistically disproportionate adverse impact against a protected group, even without the intent to discriminate)

# Parties

- **ICP** – Dallas nonprofit fair housing advocate
- **TDHCA** – state agency charged with administration of the IRS's low income housing tax credit (LIHTC) program
  - **LIHTC**: developers are awarded dollar-for-dollar credits against federal income taxes, which can be sold to finance low income housing.

# Case History

- ICP sued TDHCA in 2008 arguing that the agency's allocation of LIHTCs in Dallas resulted in a disparate impact on African-American residents under the Fair Housing Act.
  - ICP alleged that TDHCA was disproportionately approving LIHTC projects in minority concentrated neighborhoods in Dallas and disproportionately disapproving them in predominantly Caucasian neighborhoods.
  - Per ICP, this created a concentration of low income units in minority areas, a lack of units in other areas, and maintained and perpetuated segregated housing patterns.

# Case History

- 2012 – District Court rules in ICP’s favor. TDHCA appealed to 5<sup>th</sup> Circuit.
  - All 11 circuit courts, including 5<sup>th</sup>, had already held that disparate impact claims could be brought under the FHA. 5<sup>th</sup> Circuit had not, however, adopted a burden of proof for disparate impact claims. The district court had used the 2<sup>nd</sup> Circuit’s disparate impact standards.
- 2013 – While the ICP case was pending, HUD issued regulations regarding burdens of proof in disparate impact housing discrimination cases.

# 2013 HUD Regulation

24 C.F.R. § 100.500(c)

- A practice has a discriminatory effect if it actually **or predictably** will result in a disparate impact, or creates, increases, reinforces, or perpetuates segregated housing patterns because of race, color, religion, sex, handicap, familial status, or national origin.
- The challenged practice may still be lawful if it (i) is necessary to achieve a substantial, legitimate, nondiscriminatory interest, and (ii) those interests cannot be served by another practice that has a less discriminatory effect.



# 2013 HUD Regulation

24 C.F.R. § 100.500(c)

- BURDENS OF PROOF:
  - The **plaintiff** has the burden of proving that a challenged practice caused or predictably will cause a **discriminatory effect**.
  - If plaintiff is successful, then the **defendant** has the burden of proving that the challenged practice is necessary to achieve one or more **substantial, legitimate, nondiscriminatory interests** of the defendant.
  - If the defendant is successful, the **plaintiff** may still prevail upon proving that the substantial, legitimate, nondiscriminatory interests supporting the challenged practice could be served by another practice that has a **less discriminatory effect**.
    - 2<sup>nd</sup> Circuit Court rule pushed this burden to the defendant.

# Case History

- 5<sup>th</sup> Circuit held that disparate impact can be the basis for a claim under the FHA, then adopted the HUD burden of proof regulations and remanded back to district court to apply the new standards.
- TDHCA appealed to Supreme Court.

# Supreme Court Opinion

- June 25, 2015 - the Supreme Court ruled that disparate impact claims are cognizable under the Fair Housing Act, and upheld the 2013 HUD regulations regarding burdens of proof in disparate impact cases.

# Supreme Court Opinion

- However, the Court added guidelines to the HUD burden of proof standards:
  - Statistics without a policy isn't enough.
    - “A claim that relies on statistical disparity must fail if the plaintiff cannot point to a defendant's policy or policies causing that disparity.”
  - A policy without a connection isn't enough.
    - “If a statistical discrepancy is caused by factors other than the defendant's policy, a plaintiff cannot establish a prima facie case, and there is no liability.”
    - “A plaintiff who fails to allege facts at the pleading stage or produce statistical evidence demonstrating a causal connection cannot make out a prima facie case of disparate impact.”
  - Policies are not contrary to the disparate-impact requirement unless they are “artificial, arbitrary, and unnecessary barriers.”

# Supreme Court Opinion

- Finally, the opinion contained advice for future courts in dealing with disparate impact claims:
  - When courts find disparate impact liability, their remedial orders should concentrate on eliminating the offending practice.
  - Courts should avoid interpreting disparate impact liability to be so broad as to inject racial considerations into every housing decision.
  - If fear of disparate impact litigation causes developers to stop investing in low income housing, then the FHA would have undermined its own purpose.
  - Governments must be able to achieve legitimate objectives.

# Practical Application

- When considering a policy or project, staff must ask two questions:
  - Will this policy/project result in a disparate impact against a protected class?
  - Will this policy/project create, increase, reinforce, or perpetuate segregated housing patterns?
- If the answer to either is yes, staff must articulate and document what “substantial, legitimate, nondiscriminatory interests” are being served by the policy or project. Staff should also proactively investigate less-discriminatory alternatives to accomplish the same interest, and document those investigations.
  - It is still unclear how the “artificial, arbitrary, and unnecessary” test will play out in future court cases.

Questions?

# **Affirmatively Furthering Fair Housing Rule**



# Affirmatively Further Fair Housing

- Fair Housing Act requires HUD (and entities receiving HUD funds) to affirmatively further fair housing policy.
- CDBG regulations require cities to certify in writing that they are affirmatively furthering fair housing.

# Old Definition of AFFH

- Affirmatively furthering fair housing (AFFH) defined in CDBG regulations as:
  - Preparing an Analysis of Impediments to Fair Housing Choice (AI).
  - Taking appropriate actions to overcome the effects of impediments.
  - Keeping records reflecting the analysis and showing actions taken.
- 2010 report by U.S. Government Accountability Office found that the old process lacked sufficient guidance, clarity, and oversight by HUD.

# AFFH Rule

- In response to GAO report, HUD developed the new AFFH rule.
- Published in the federal register on July 16, 2015, and takes effect 30 days later (August 17). Will be phased in over time.
- Outlines a new planning process to assist HUD recipients in their obligation to affirmatively further fair housing

# AFFH Definition

“Affirmatively furthering fair housing means taking **meaningful actions**, in addition to combating discrimination, that **overcome patterns of segregation** and **foster inclusive communities** free from barriers that restrict access to opportunity based on protected characteristics.

Specifically, affirmatively furthering fair housing means taking **meaningful actions** that, taken together, address significant **disparities** in housing needs and in access to opportunity, replacing **segregated living patterns** with truly integrated and balanced living patterns, transforming **racially and ethnically concentrated areas of poverty** into areas of opportunity, and fostering and maintaining **compliance with civil rights and fair housing laws**.

The duty to affirmatively further fair housing extends to **all** of a program participant’s activities and programs relating to housing and urban development.”

# AFFH Definition

- Confirms that obligation to affirmatively further fair housing does not just apply to federally funded programs/activities, but instead applies to ALL of a city's programs/activities related to housing and urban development.
  - Bond funds, TIF funds, tax abatements, other economic development incentives
- Does not just apply to housing units, but also to non-housing elements (zoning, transportation, employment, education, community facilities, etc.)

# Assessment of Fair Housing (AFH)

- The new rule replaces the AI with an Assessment of Fair Housing (AFH). Under the new rule HUD provides nationally uniform data related to fair housing issues and requires use of a HUD-developed Assessment Tool.
- Unlike with the Analysis of Impediments, HUD will review cities' assessments, prioritization, and goal setting.

# Assessment of Fair Housing (AFH)

- City must use HUD data, local data, community participation and Assessment Tool to look at its programs, jurisdiction, and region, and identify goals to affirmatively further fair housing and to inform fair housing strategies.
- Details of AFH analysis are included in Appendix One.

# Assessment of Fair Housing (AFH)

- AFH is due 270 calendar days prior to program year for which a new consolidated plan is due. Our current consolidated plan runs through the end of FY 17-18. October 1, 2018 less 270 days = January 4, 2018 as our AFH due date. Revision due at least every five years.
- New rule encourages collaboration by HUD grantees, and permits submission of a regional AFH by a collective of HUD recipients.



# Status of Current AI

- Our VCA required that the City submit a new AI to HUD by May 1, 2015.
- The AI was submitted by that deadline.
- Comments have been received from several agencies.
- Staff is working through those comments and will revise the AI and resubmit to HUD once changes have been made.

Questions?

# Appendix One

# Assessment of Fair Housing (AFH)

- **STEP ONE: Assessment:**
  - City will identify (1) integration and segregation patterns based on race, color, religion, sex, familial status, national origin, and disability within the jurisdiction and region, (2) racially or ethnically concentrated areas of poverty within the jurisdiction and region, (3) significant disparities in access to opportunity for any protected class within the jurisdiction and region, and (4) disproportionate housing needs for any protected class within the jurisdiction and region.
  - Using the Assessment Tool provided by HUD, the AFH will identify the contributing factors for each of the four situations described above.

# Assessment of Fair Housing (AFH)

- **STEP TWO: Priorities and Goals:**
  - Once contributing factors identified, City must prioritize them and justify such prioritization. Highest priority is given to those factors that limit or deny fair housing choice or access to opportunity, or negatively impact fair housing or civil rights compliance.
  - Next, City must identify goals to overcome the effects of the prioritized contributing factors, including metrics and milestones to measure fair housing results.

# Assessment of Fair Housing (AFH)

- **STEP THREE: Strategies and Actions:**
  - Strategies and actions to implement the goals and priorities identified in the AFH should be included in the consolidated plan and action plan.
  - Strategies and actions must affirmatively further fair housing and may include, but are not limited to, enhancing mobility strategies and encouraging development of new affordable housing in areas of opportunity, as well as place-based strategies to encourage community revitalization, including preservation of existing affordable housing, including HUD-assisted housing.

**KEY FOCUS AREA:** Economic Vibrancy  
**AGENDA DATE:** August 12, 2015  
**COUNCIL DISTRICT(S):** 6  
**DEPARTMENT:** Housing/Community Services  
**CMO:** A. C. Gonzalez, 670-3297  
**MAPSCO:** 44J

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## **SUBJECT**

Authorize **(1)** the sale of one vacant lot located at 3401 Vilbig Road from the Dallas Housing Acquisition and Development Corporation to Asaie Fullwood; and **(2)** the execution of a release of lien for any non-tax liens that may have been filed by the City – Financing: No cost consideration to the City

## **BACKGROUND**

On June 18, 2003, Governor Perry signed the Urban Land Bank Demonstration Program Act. The Act allows the governing body of a municipality to adopt an Urban Land Bank Demonstration Program in which the officer charged with selling real property ordered sold pursuant to foreclosure of a tax lien may sell certain eligible real property by private sale to a land bank for the purpose of affordable housing developments. In 2004, the Dallas City Council established the Dallas Housing Acquisition and Development Corporation (“DHADC”) as its land bank.

If a land bank determines that a property it owns is not appropriate for residential development, Section 379C.0106 of the Texas Local Government Code (“Code”) requires that the land bank first offer the property for sale to an eligible adjacent property owner for the lower of the fair market value of the property as determined by the appraisal district in which the property is located or the sales price recorded in the annual plan.

Asaie Fullwood is an eligible adjacent property owner, as defined in the Code, and has submitted a proposal to purchase the DHADC-owned lot located at 3401 Vilbig Road for \$5,000.00, and is the fair market value of the property as determined by the appraisal district in which the property is located. The DHADC Board has approved the sale, subject to City Council approval.

**BACKGROUND (continued)**

This item will authorize the sale of one lot from DHADC to Asaie Fullwood and the release of lien for any non-tax liens that may have been filed by the City. The vacant lot was purchased by DHADC from a Sheriff's sale pursuant to foreclosure of tax liens and any non-tax liens in accordance with the Code. The instrument conveying the property will include a restriction limiting the purchaser's ability to lease, sell, or transfer the property for a period of three years in accordance with the Code.

**PRIOR ACTION/REVIEW (Council, Boards, Commissions)**

On January 28, 2004, by Resolution No. 04-0458, the City Council established DHADC as its land bank for the purpose of acquiring, holding and transferring unimproved real property for the purpose of promoting the development of affordable housing as allowed under Chapter 379C of the Texas Local Government Code.

On June 18, 2015, the DHADC Board approved the sale to Asaie Fullwood, subject to City Council approval.

Information about this item will be provided to the Housing Committee on August 3, 2015.

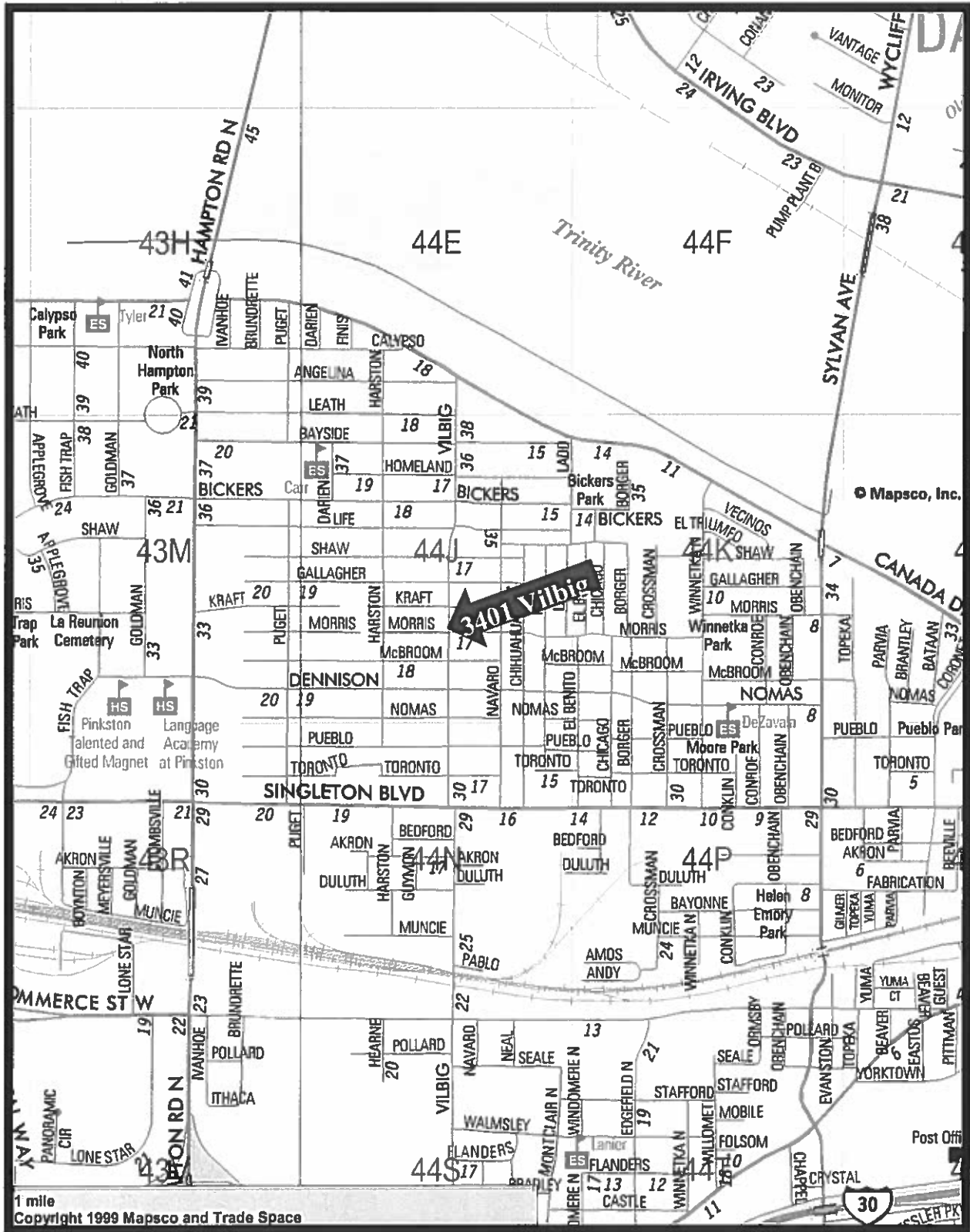
**FISCAL INFORMATION**

No cost consideration to the City

**MAP**

Attached





**MAPSCO 44J**

August 12, 2015

**WHEREAS**, on January 28, 2004, the City Council established the Dallas Housing Acquisition and Development Corporation (“DHADC”) as its land bank for the purpose of acquiring, holding and transferring unimproved real property for the purpose of promoting the development of affordable housing as allowed under Chapter 379C of the Texas Local Government Code (“Code”) by Resolution No. 04-0458; and

**WHEREAS**, if a land bank determines that a property it owns is not appropriate for residential development, Section 379C.0106 of the Code requires that the land bank first offer the property for sale to an eligible adjacent property owner for the lower of the fair market value of the property as determined by the appraisal district in which the property is located or the sales price recorded in the annual plan; and

**WHEREAS**, Asaie Fullwood is an eligible adjacent property owner, as defined in the Code, and has submitted a proposal to purchase the DHADC-owned lot located at 3401 Vilbig Road for \$5,000.00, and is the fair market value of the property as determined by the appraisal district in which the property is located; and

**WHEREAS**, the instrument conveying the property will include a restriction limiting the purchaser’s ability to lease, sell, or transfer the property for a period of three years in accordance with the Code; and

**WHEREAS**, on June 18, 2015, the DHADC Board approved the sale to Asaie Fullwood, subject to City Council approval;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That the sale of the lot located at 3401 Vilbig Road from DHADC to Asaie Fullwood is approved.

**Section 2.** That the City Manager, upon approval as to form by the City Attorney, is authorized to execute a release of lien for any non-tax liens that may have been filed by the City on the lot located at 3401 Vilbig Road.

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Economic Vibrancy

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** 4, 6, 7

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** 44J N 56V 57S 65D

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## **SUBJECT**

Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Dallas Area Habitat for Humanity for the construction of affordable houses; **(2)** the sale of 7 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Dallas Area Habitat for Humanity; and **(3)** execution of a release of lien for any non-tax liens on the 7 properties that may have been filed by the City – Financing: No cost consideration to the City

## **BACKGROUND**

On June 18, 2003, Governor Perry signed the Urban Land Bank Demonstration Program Act. The Act allows the governing body of a municipality to adopt an Urban Land Bank Demonstration Program in which the officer charged with selling real property ordered sold pursuant to foreclosure of a tax lien may sell certain eligible real property by private sale to a land bank for the purpose of affordable housing developments. The City Council then established the Dallas Housing Acquisition and Development Corporation (DHADC or Land Bank) as its land bank for the purpose of acquiring, holding and transferring unimproved real property under Subtitle A, Title 12, Local Government Code, Chapter 379C on January 28, 2004.

Dallas Area Habitat for Humanity (Habitat) has submitted a proposal and development plan to DHADC for 7 lots shown on the attached list. The DHADC Board has approved the development plan and sale, subject to City Council approval. This item will authorize City Council approval of the development plan submitted by Habitat to the City's Land Bank, the sale of those lots from DHADC to Habitat and the release of lien for any non-tax liens that may have been filed by the City. The vacant lots were purchased by DHADC from a Sheriff's sale pursuant to foreclosure of tax liens and any non-tax liens. DHADC's Deed without Warranty to Habitat will contain a reverter that returns the property to DHADC if a construction permit is not applied for by Habitat and construction financing is not closed within three years of conveyance.

**BACKGROUND (continued)**

Habitat will build affordable houses on the lots. The approximate square footage and sales prices of the houses will be approximately 1,279 square feet and from \$80,000 to \$105,000. The lots will be deed restricted for sale to a low income family and will require at least 25 percent of the developed homes (7 in this proposal) to be sold to households with gross household incomes not greater than 60 percent of the Area Median Family Income (AMFI) as determined annually by HUD. A maximum of 30 percent of the developed homes (0 in this proposal) may be sold to households with gross incomes from 81 percent to 115 percent of the AMFI as determined annually by HUD. If 30 percent of the homes are sold to buyers at 81 percent to 115 percent of the AMFI, the remaining homes (0 in this proposal) will be sold to buyers below 81 percent of the AMFI and in compliance with the minimum 25 percent requirement to sell to buyers below 60 percent of the AMFI. DHADC will receive \$35,000.00 for the sales price, as calculated from the 2014-15 Land Bank Plan approved by City Council.

**PRIOR ACTION/REVIEW (Council, Boards, Commissions)**

On January 28, 2004, by Resolution No. 04-0458, the City Council established DHADC as its land bank for the purpose of acquiring, holding and transferring unimproved real property for the purpose of promoting the development of affordable housing as allowed under Chapter 379C of the Texas Local Government Code.

On September 2, 2014, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On June 18, 2015, DHADC approved the development plan and sale of 7 lots from DHADC to Habitat.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

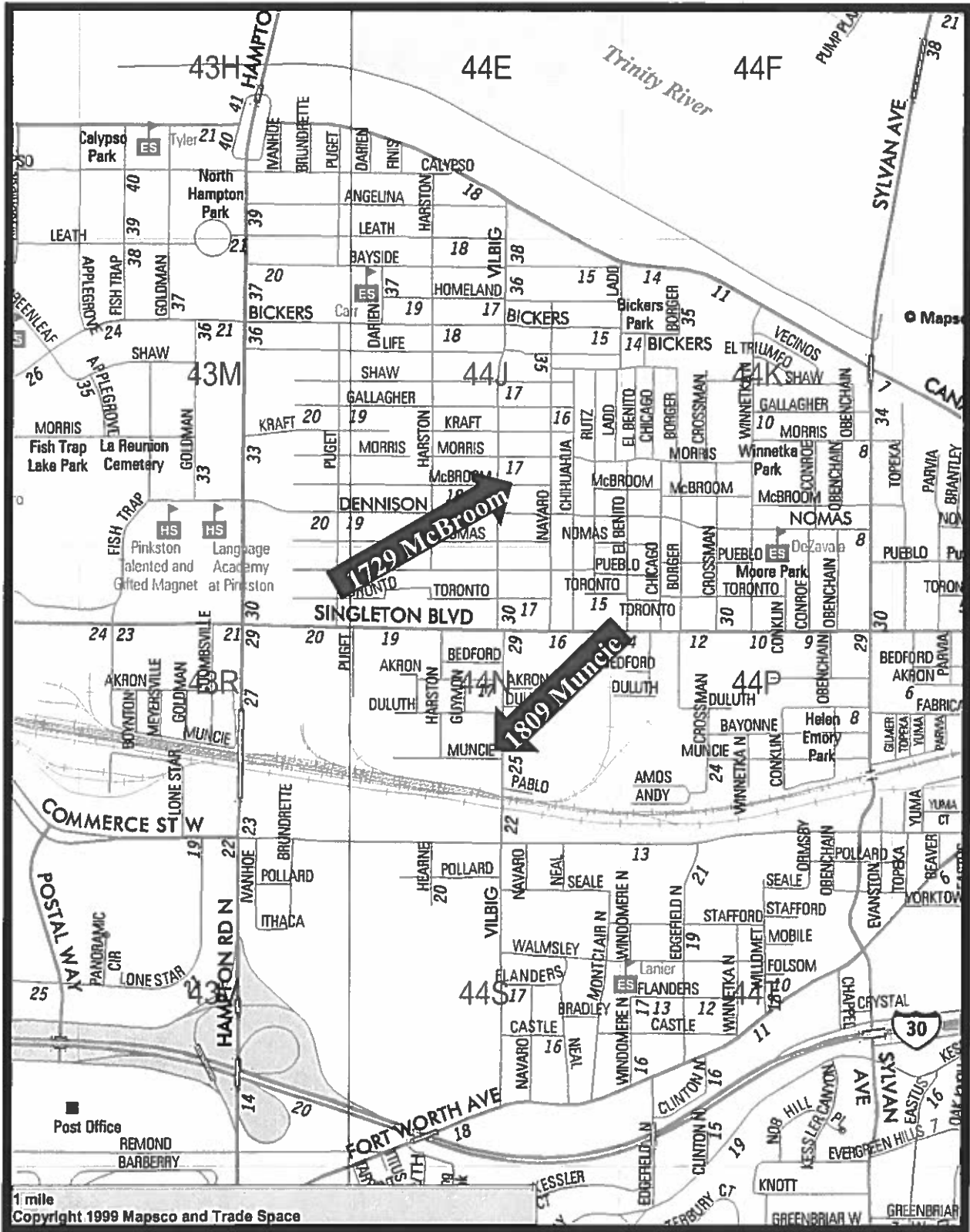
No cost consideration to the City

**MAP(S)**

Attached

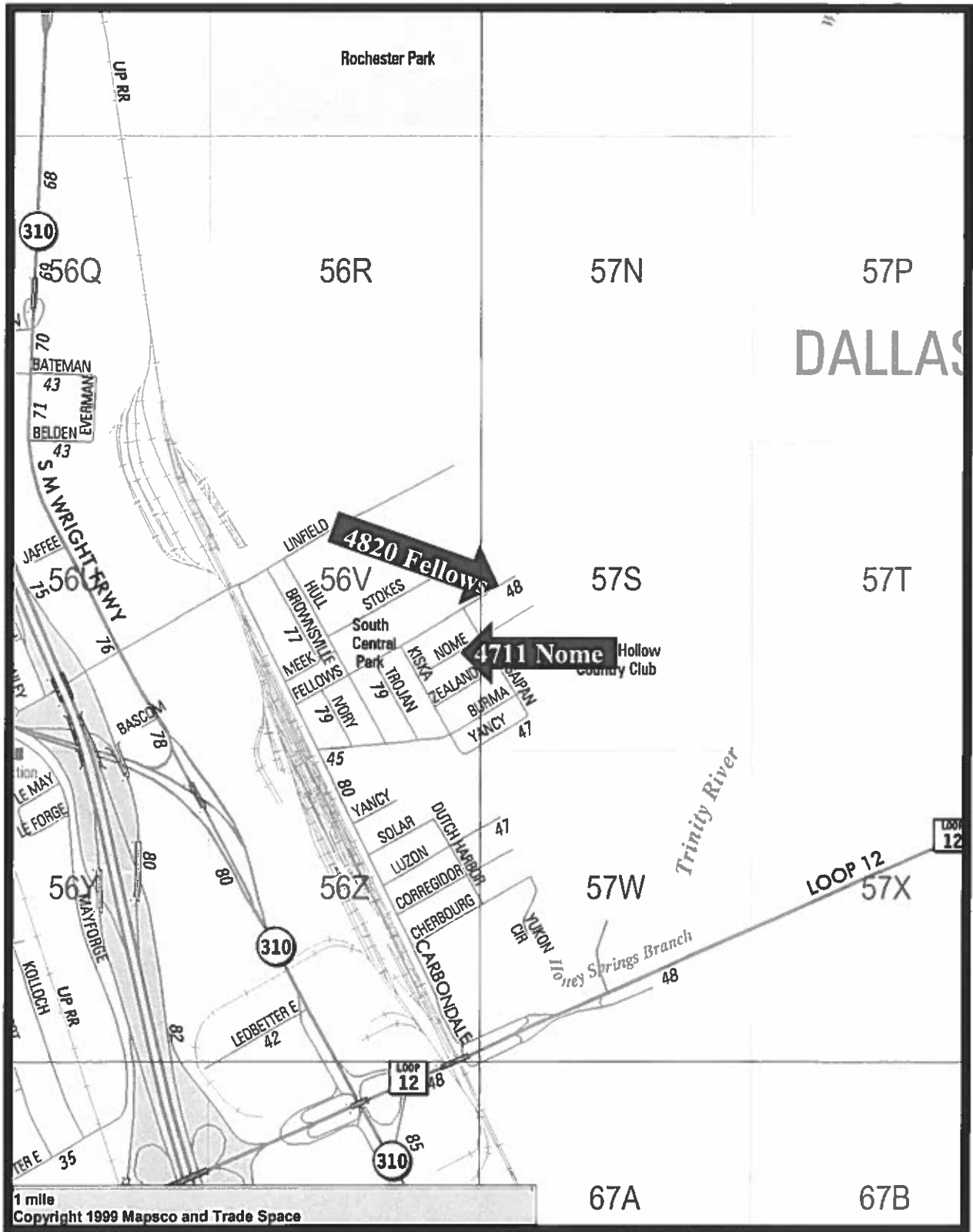
**Land Bank (DHADC) Sale of Lots  
to Dallas Area Habitat for Humanity**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>Council District</u></b>	<b><u>Amount of Non-Tax Liens</u></b>
1. 1809 Muncie	44N	6	\$ 8,127.35
2. 4317 Landrum	65D	4	\$29,020.06
3. 2623 Custer	65D	4	\$15,467.03
4. 1729 McBroom	44J	6	\$11,277.67
5. 4820 Fellows	57S	7	\$ 8,952.91
6. 4711 Nome	56V	7	\$10,770.12
7. 4309 Landrum	65D	4	\$20,004.50



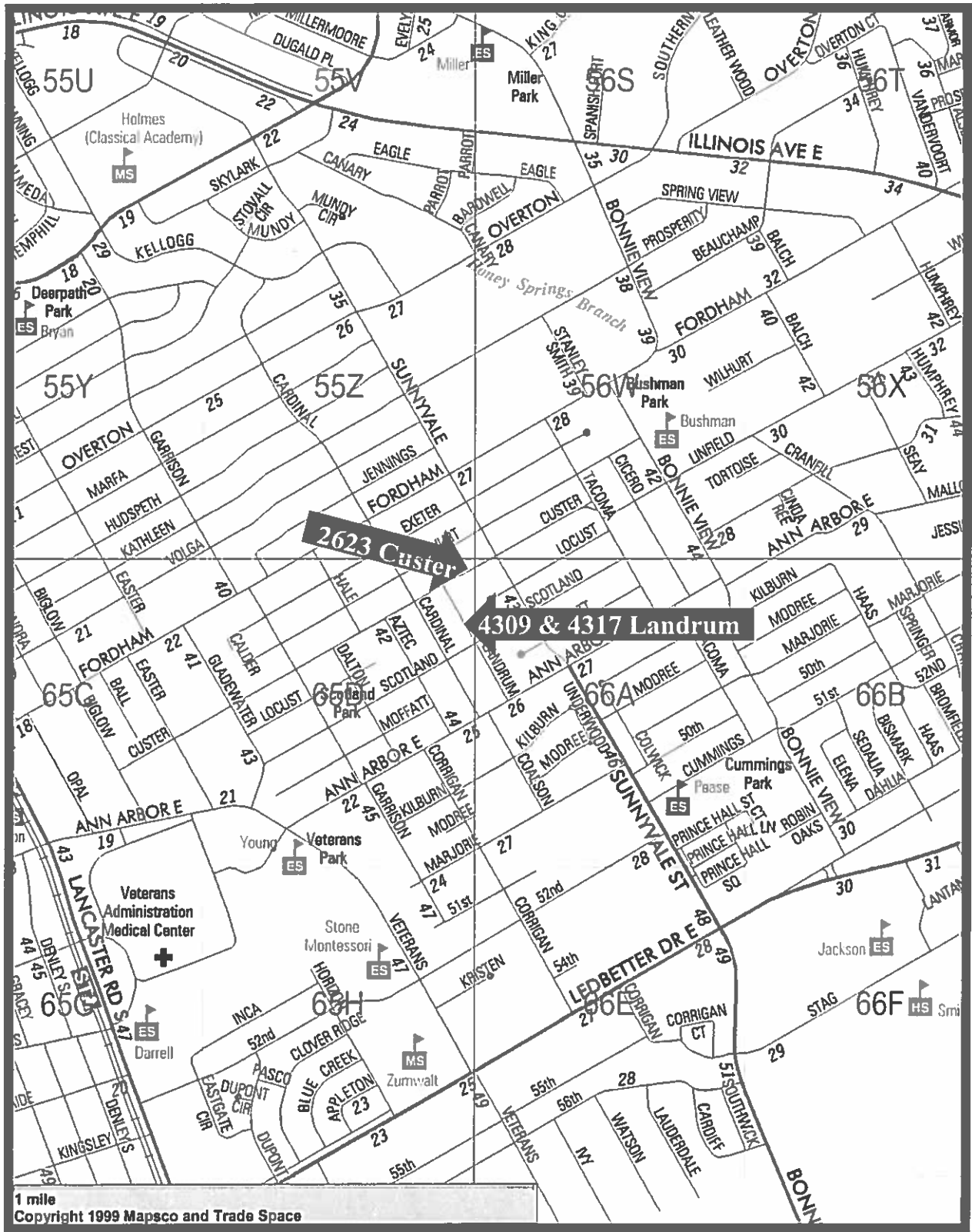
MAPSCO 44J & 44N





1 mile  
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**MAPSCO 56V & 57S**



**MAPSCO 65D**



August 12, 2015

**WHEREAS**, on January 28, 2004, the City Council established the Dallas Housing Acquisition and Development Corporation (DHADC) as its land bank for the purpose of acquiring, holding and transferring unimproved real property under Subtitle A, Title 12, Local Government Code, Chapter 379C; and

**WHEREAS**, Dallas Area Habitat for Humanity (Habitat) submitted a proposal and development plan to DHADC for 7 lots shown on Exhibit "A" and the DHADC Board has approved the development plan and sale, subject to City Council approval; and

**WHEREAS**, the City Council desires to approve the development plan shown on Exhibit "B" submitted by Habitat and authorize the sale of the said 7 lots from DHADC to Habitat to build affordable houses;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That the development plan shown on Exhibit "B" submitted by Habitat and the sale of 7 lots shown on Exhibit "A" from DHADC to Habitat is approved.

**Section 2.** That the City Manager, upon approval as to form by the City Attorney, is authorized to execute a release of lien for any non-tax liens that may have been filed by the City on the lots shown on Exhibit "A".

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

## EXHIBIT "A"

<b>LAND BANK PROPERTY</b>				
<b>PARCEL NUMBER</b>	<b>STREET ADDRESS LEGAL DESCRIPTION</b>	<b>QUALIFIED PURCHASER</b>	<b>NUMBER OF HOMEOWNER UNITS</b>	<b>SALE AMOUNT</b>
1	<b>1809 Muncie</b> Lot 14, College Park (Riggins) Addition Block K/7238	Dallas Area Habitat for Humanity	1	\$5,000.00
2	<b>4317 Landrum</b> Lot 34, City View Addition Block 3/6083	Dallas Area Habitat for Humanity	1	\$5,000.00
3	<b>2623 Custer</b> Lot 15, Lisbon Heights Addition Block 6/5852	Dallas Area Habitat for Humanity	1	\$5,000.00
4	<b>1729 McBroom</b> Lot 16, Homestead Manor Addition Block 1/7117	Dallas Area Habitat for Humanity	1	\$5,000.00
5	<b>4820 Fellows</b> Lot 5, Central Avenue Addition No. 3 Block B/7648	Dallas Area Habitat for Humanity	1	\$5,000.00
6	<b>4711 Nome</b> Lot 17, Central Avenue Addition No. 3 Block A/7648	Dallas Area Habitat for Humanity	1	\$5,000.00
7	<b>4309 Landrum</b> Lots 39 & 40, City View Addition Block 3/6083	Dallas Area Habitat for Humanity	1	\$5,000.00
<b>TOTAL</b>				<b>\$35,000.00</b>

**EXHIBIT B**

**DRAFT**

**SECTION II: DEVELOPMENT PLAN**

**A. DESCRIPTION OF THE LAND REQUESTED FOR DEVELOPMENT**

(1) Number of lots requested in this proposal. 7

(2) Provide the property address and legal description of the land requested (attach extra sheets if necessary) (the "Property").

No.	Street #	Street Name	Lot	Block	Subdivision	DCAD Value	Plan
1	1809	MUNCIE	14	K/7238	College Park (Riggins)	\$ 11,360.00	TBD
2	4317	LANDRUM	34	3/6083	City View	\$ 8,630.00	TBD
3	2623	CUSTER	15	6/5852	Lisbon Heights	\$ 6,900.00	TBD
4	1729	MCBROOM	16	1/7117	Homestead Manor	\$ 7,680.00	TBD
5	4820	FELLOWS	5	B/7648	Central Avenue 3	\$ 2,000.00	TBD
6	4711	NOME	17	A/7648	Central Avenue 3	\$ 2,000.00	TBD
7	4309	LANDRUM	39/40	3/6083	City View	\$ 6,900.00	TBD

**B. DESCRIPTION OF PROPOSED HOUSES ENTITY WILL CONSTRUCT**

At least 25% of the Land Bank properties sold during any given fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes not greater than 60% of AMFI. No more than 30% of the Land Bank properties sold during any given fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes between 81% and 115% of AMFI. (At least 70% of the Land Bank properties sold during any fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes at 80% AMFI or less.)

**Single Family Home (to be sold to low income households at 60% or less of AMFI):**

Number of homes to be built on lots 1 on each lot  
 Square Footage of each home Approximately 1279 AC; 1691 total  
 Number of Bedrooms/Baths in each home 3 / 2  
 Number of Garages 1 Number of Carports      Detached      Attached       
 Type of Exterior Veneer Brick and/or hardiboard Which sides see elevations for  
 details  
 Your Sales Price ranges without Subsidies to Qualified Low Income Buyer \$80-105,000

**Single Family Home (to be sold to low income households at 80% or less of AMFI):**

Number of homes to be built on lots       
 Square Footage of each home       
 Number of Bedrooms/Baths in each home      /       
 Number of Garages      Number of Carports      Detached      Attached       
 Type of Exterior Veneer      Which sides       
 Your Sales Price ranges without Subsidies to Qualified Low Income Buyer     

**Single Family Home (to be sold to low income households between 81% and 115% of AMFI):**

Number of homes to be built on lots       
 Square Footage of each home       
 Number of Bedrooms/Baths in each home      /       
 Number of Garages      Number of Carports      Detached      Attached       
 Type of Exterior Veneer      Which sides       
 Your Sales Price ranges without Subsidies to Qualified Low Income Buyer     

Attach extra sheet(s) breaking out above information for each different model of home.

PROVIDE FLOOR PLANS AND ELEVATIONS.

**C. CONSTRUCTION TIMETABLE**

State the number of days it will take you to complete construction and sale of improved Property from the date of obtaining the executed deed from DHADC. Attach a schedule, if you desire. The deed conveying property sold by DHADC will include a right of reverter so that if the Entity does not apply for a construction permit and close on any construction financing within a three year period following the date of conveyance of the property from the DHADC to the Entity, the property will revert to the DHADC for subsequent resale.

Commencement of Construction 1095 days

Completion of Construction 1215 days

Sale of first affordable housing unit to low income households 1305 days

Sale of last affordable unit to low income households 1305 days

**KEY FOCUS AREA:** Economic Vibrancy  
**AGENDA DATE:** August 12, 2015  
**COUNCIL DISTRICT(S):** 2, 7  
**DEPARTMENT:** Housing/Community Services  
**CMO:** A. C. Gonzalez, 670-3297  
**MAPSCO:** 46K Q

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## **SUBJECT**

Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by EBM Services for the construction of affordable houses; **(2)** the sale of 2 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to EBM Services; and **(3)** execution of a release of lien for any non-tax liens on the 2 properties that may have been filed by the City – Financing: No cost consideration to the City

## **BACKGROUND**

On June 18, 2003, Governor Perry signed the Urban Land Bank Demonstration Program Act. The Act allows the governing body of a municipality to adopt an Urban Land Bank Demonstration Program in which the officer charged with selling real property ordered sold pursuant to foreclosure of a tax lien may sell certain eligible real property by private sale to a land bank for the purpose of affordable housing developments. The City Council then established the Dallas Housing Acquisition and Development Corporation (DHADC or Land Bank) as its land bank for the purpose of acquiring, holding and transferring unimproved real property under Subtitle A, Title 12, Local Government Code, Chapter 379C on January 28, 2004.

EBM Services has submitted a proposal and development plan to DHADC for 2 lots shown on the attached list. The DHADC Board has approved the development plan and sale, subject to City Council approval. This item will authorize City Council approval of the development plan submitted by EBM Services to the City's Land Bank, the sale of those lots from DHADC to EBM Services and the release of lien for any non-tax liens that may have been filed by the City. The vacant lots were purchased by DHADC from a Sheriff's sale pursuant to foreclosure of tax liens and any non-tax liens. DHADC's Deed without Warranty to EBM Services will contain a reverter that returns the property to DHADC if a construction permit is not applied for by EBM Services and construction financing is not closed within three years of conveyance.

**BACKGROUND (continued)**

EBM Services will build affordable houses on the lots. The approximate square footage and sales prices of the houses will be from 1,400 to 1,600 square feet and from \$100,000 to \$150,000. The lots will be deed restricted for sale to a low income family and will require at least 25 percent of the developed homes (0 in this proposal) to be sold to households with gross household incomes not greater than 60 percent of the Area Median Family Income (AMFI) as determined annually by HUD. A maximum of 30 percent of the developed homes (0 in this proposal) may be sold to households with gross incomes from 81 percent to 115 percent of the AMFI as determined annually by HUD. If 30 percent of the homes are sold to buyers at 81 percent to 115 percent of the AMFI, the remaining homes (2 in this proposal) will be sold to buyers below 81 percent of the AMFI and in compliance with the minimum 25 percent requirement to sell to buyers below 60 percent of the AMFI. DHADC will receive \$10,000.00 for the sales price, as calculated from the 2014-15 Land Bank Plan approved by City Council.

**PRIOR ACTION/REVIEW (Council, Boards, Commissions)**

On January 28, 2004, by Resolution No. 04-0458, the City Council established DHADC as its land bank for the purpose of acquiring, holding and transferring unimproved real property for the purpose of promoting the development of affordable housing as allowed under Chapter 379C of the Texas Local Government Code.

On September 2, 2014, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On June 18, 2015, DHADC approved the development plan and sale of 2 lots from DHADC to EBM Services.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

No cost consideration to the City

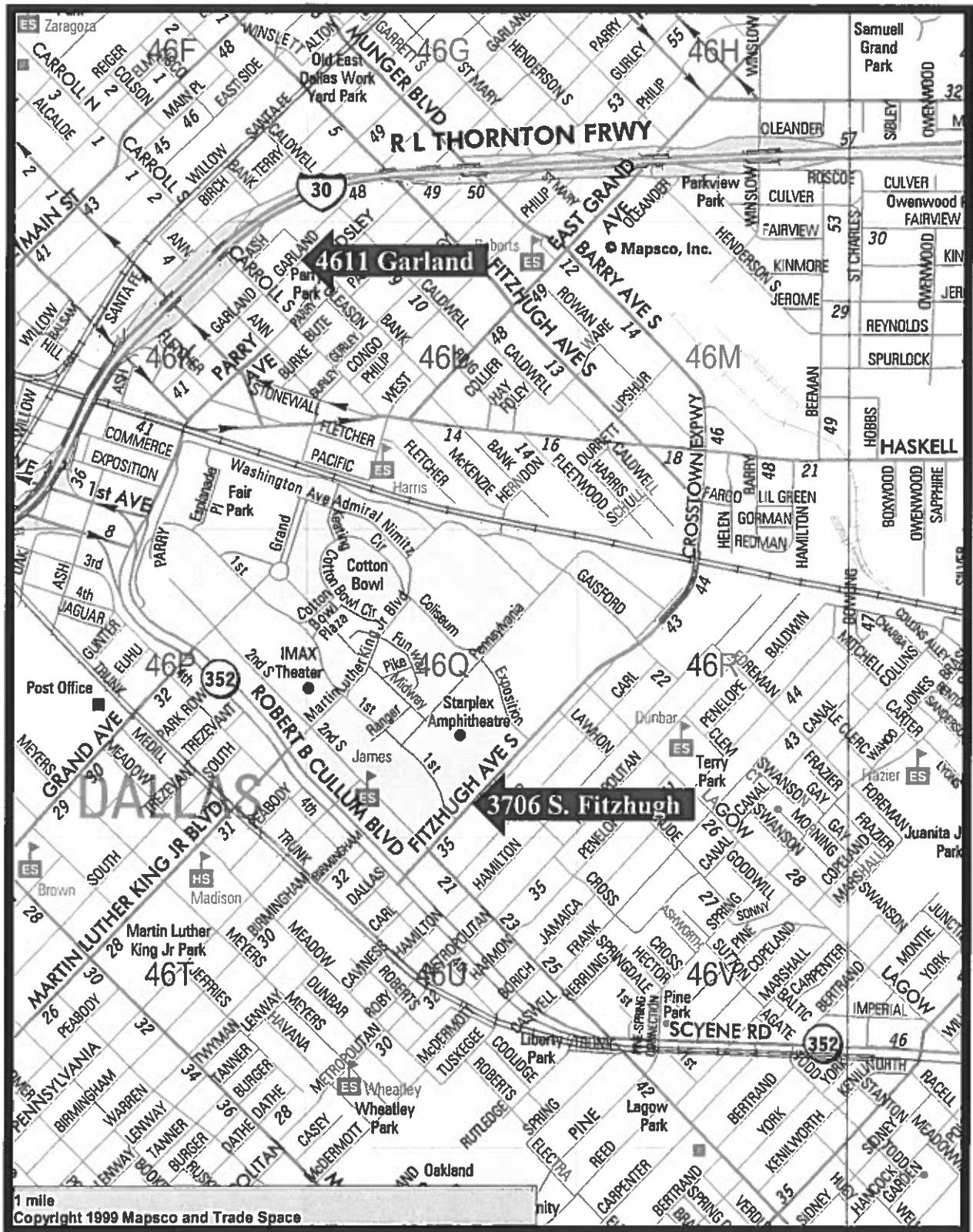
**MAP**

Attached

**Land Bank (DHADC) Sale of Lots  
to EBM Services**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>District</u></b>	<b><u>Non-Tax Liens</u></b>
1. 4611 Garland	46K	2	\$ 3,915.34
2. 3706 S. Fitzhugh	46Q	7	\$14,507.23





**MAPSCO 46K & 46Q**



August 12, 2015

**WHEREAS**, on January 28, 2004, the City Council established the Dallas Housing Acquisition and Development Corporation (DHADC) as its land bank for the purpose of acquiring, holding and transferring unimproved real property under Subtitle A, Title 12, Local Government Code, Chapter 379C; and

**WHEREAS**, EBM Services submitted a proposal and development plan to DHADC for 2 lots shown on Exhibit "A" and the DHADC Board has approved the development plan and sale, subject to City Council approval; and

**WHEREAS**, the City Council desires to approve the development plan shown on Exhibit "B" submitted by EBM Services and authorize the sale of the said 2 lots from DHADC to EBM Services to build affordable houses;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That the development plan shown on Exhibit "B" submitted by EBM Services and the sale of 2 lots shown on Exhibit "A" from DHADC to EBM Services is approved.

**Section 2.** That the City Manager, upon approval as to form by the City Attorney, is authorized to execute a release of lien for any non-tax liens that may have been filed by the City on the lots shown on Exhibit "A".

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

EXHIBIT "A"

DRAFT

<b>LAND BANK PROPERTY</b>				
<b>PARCEL NUMBER</b>	<b>STREET ADDRESS LEGAL DESCRIPTION</b>	<b>QUALIFIED PURCHASER</b>	<b>NUMBER OF HOMEOWNER UNITS</b>	<b>SALE AMOUNT</b>
1	4611 Garland Lot 7, Caldwell's Addition Block 38/1061	EBM Services	1	\$5,000.00
2	3706 S. Fitzhugh Tract 13, Thomas Lagow Survey Block 1556	EBM Services	1	\$5,000.00
<b>TOTAL</b>				<b>\$10,000.00</b>

SECTION II: DEVELOPMENT PLAN

A. DESCRIPTION OF THE LAND REQUESTED FOR DEVELOPMENT

- (1) Number of lots requested in this proposal. 2
- (2) Provide the property address and legal description of the land requested (attach extra sheets if necessary) (the "Property").

4611 Garland Lot 7, Block 38/1061  
3706 S. Fitzhugh Lot 13, Block 1556

B. DESCRIPTION OF PROPOSED HOUSES ENTITY WILL CONSTRUCT

At least 25% of the Land Bank properties sold during any given fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes not greater than 60% of AMFI. No more than 30% of the Land Bank properties sold during any given fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes between 81% and 115% of AMFI. (At least 70% of the Land Bank properties sold during any fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes at 80% AMFI or less.)

Single Family Home (to be sold to low income households at 60% or less of AMFI):

Number of homes to be built on lots \_\_\_\_\_  
 Square Footage of each home \_\_\_\_\_  
 Number of Bedrooms/Baths in each home 1  
 Number of Garages \_\_\_ Number of Carports \_\_\_ Detached \_\_\_ Attached \_\_\_  
 Type of Exterior Veneer \_\_\_\_\_ Which sides \_\_\_\_\_  
 Your Sales Price ranges without Subsidies to Qualified Low Income Buyer \_\_\_\_\_

Single Family Home (to be sold to low income households at 80% or less of AMFI):

Number of homes to be built on lots 2  
 Square Footage of each home 1400 - 1600  
 Number of Bedrooms/Baths in each home 3 / 2  
 Number of Garages 1 Number of Carports \_\_\_ Detached \_\_\_ Attached 1  
 Type of Exterior Veneer stucco Which sides 4 sides  
 Your Sales Price ranges without Subsidies to Qualified Low Income Buyer 100 - 150

Single Family Home (to be sold to low income households between 81% and 115% of AMFI):

Number of homes to be built on lots \_\_\_\_\_  
 Square Footage of each home \_\_\_\_\_  
 Number of Bedrooms/Baths in each home 1  
 Number of Garages \_\_\_ Number of Carports \_\_\_ Detached \_\_\_ Attached \_\_\_  
 Type of Exterior Veneer \_\_\_\_\_ Which sides \_\_\_\_\_  
 Your Sales Price ranges without Subsidies to Qualified Low Income Buyer \_\_\_\_\_

Attach extra sheet(s) breaking out above information for each different model of home.

PROVIDE FLOOR PLANS AND ELEVATIONS.

**C. CONSTRUCTION TIMETABLE**

State the number of days it will take you to complete construction and sale of improved Property from the date of obtaining the executed deed from DHADC. Attach a schedule, if you desire. The deed conveying property sold by DHADC will include a right of reverter so that if the Entity does not apply for a construction permit and close on any construction financing within a three year period following the date of conveyance of the property from the DHADC to the Entity, the property will revert to the DHADC for subsequent resale.

Commencement of Construction 60 days *AFTER PURCHASE*  
Completion of Construction 180 days  
Sale of first affordable housing unit to low income households 180 days  
Sale of last affordable unit to low income households 360 days

**KEY FOCUS AREA:** Economic Vibrancy  
**AGENDA DATE:** August 12, 2015  
**COUNCIL DISTRICT(S):** 1, 5  
**DEPARTMENT:** Housing/Community Services  
**CMO:** A. C. Gonzalez, 670-3297  
**MAPSCO:** 54D 57R

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## **SUBJECT**

Authorize **(1)** approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Lakee Group LLC for the construction of affordable houses; **(2)** the sale of 2 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Lakee Group LLC; and **(3)** execution of a release of lien for any non-tax liens on the 2 properties that may have been filed by the City - Financing: No cost consideration to the City

## **BACKGROUND**

On June 18, 2003, Governor Perry signed the Urban Land Bank Demonstration Program Act. The Act allows the governing body of a municipality to adopt an Urban Land Bank Demonstration Program in which the officer charged with selling real property ordered sold pursuant to foreclosure of a tax lien may sell certain eligible real property by private sale to a land bank for the purpose of affordable housing developments. The City Council then established the Dallas Housing Acquisition and Development Corporation (DHADC or Land Bank) as its land bank for the purpose of acquiring, holding and transferring unimproved real property under Subtitle A, Title 12, Local Government Code, Chapter 379C on January 28, 2004.

Lakee Group LLC has submitted a proposal and development plan to DHADC for 2 lots shown on the attached list. The DHADC Board has approved the development plan and sale, subject to City Council approval. This item will authorize City Council approval of the development plan submitted by Lakee Group LLC to the City's Land Bank, the sale of those lots from DHADC to Lakee Group LLC and the release of lien for any non-tax liens that may have been filed by the City. The vacant lots were purchased by DHADC from a Sheriff's sale pursuant to foreclosure of tax liens and any non-tax liens. DHADC's Deed without Warranty to Lakee Group LLC will contain a reverter that returns the property to DHADC if a construction permit is not applied for by Lakee Group LLC and construction financing is not closed within three years of conveyance.

**BACKGROUND (continued)**

Lakee Group LLC will build affordable houses on the lots. The approximate square footage and sales prices of the houses will be from 1,500 to 1,600 square feet and from \$115,000 to \$119,000. The lots will be deed restricted for sale to a low income family and will require at least 25 percent of the developed homes (1 in this proposal) to be sold to households with gross household incomes not greater than 60 percent of the Area Median Family Income (AMFI) as determined annually by HUD. A maximum of 30 percent of the developed homes (0 in this proposal) may be sold to households with gross incomes from 81 percent to 115 percent of the AMFI as determined annually by HUD. If 30 percent of the homes are sold to buyers at 81 percent to 115 percent of the AMFI, the remaining homes (1 in this proposal) will be sold to buyers below 81 percent of the AMFI and in compliance with the minimum 25 percent requirement to sell to buyers below 60 percent of the AMFI. DHADC will receive \$10,000.00 for the sales price, as calculated from the 2014-15 Land Bank Plan approved by City Council.

**PRIOR ACTION/REVIEW (Council, Boards, Commissions)**

On January 28, 2004, by Resolution No. 04-0458, the City Council established DHADC as its land bank for the purpose of acquiring, holding and transferring unimproved real property for the purpose of promoting the development of affordable housing as allowed under Chapter 379C of the Texas Local Government Code.

On September 2, 2014, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On June 18, 2015, DHADC approved the development plan and sale of 2 lots from DHADC to Lakee Group LLC.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

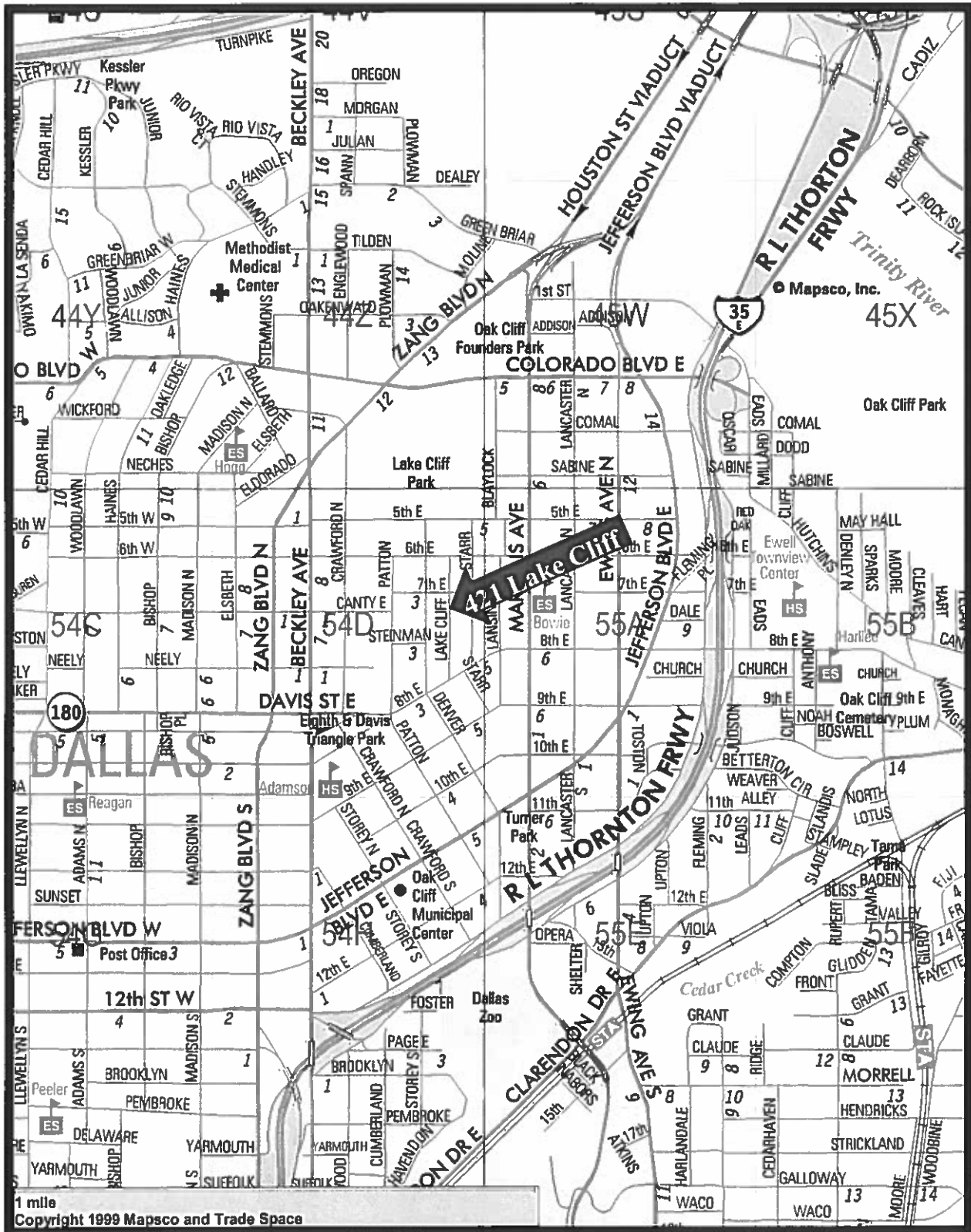
No cost consideration to the City

**MAP(S)**

Attached

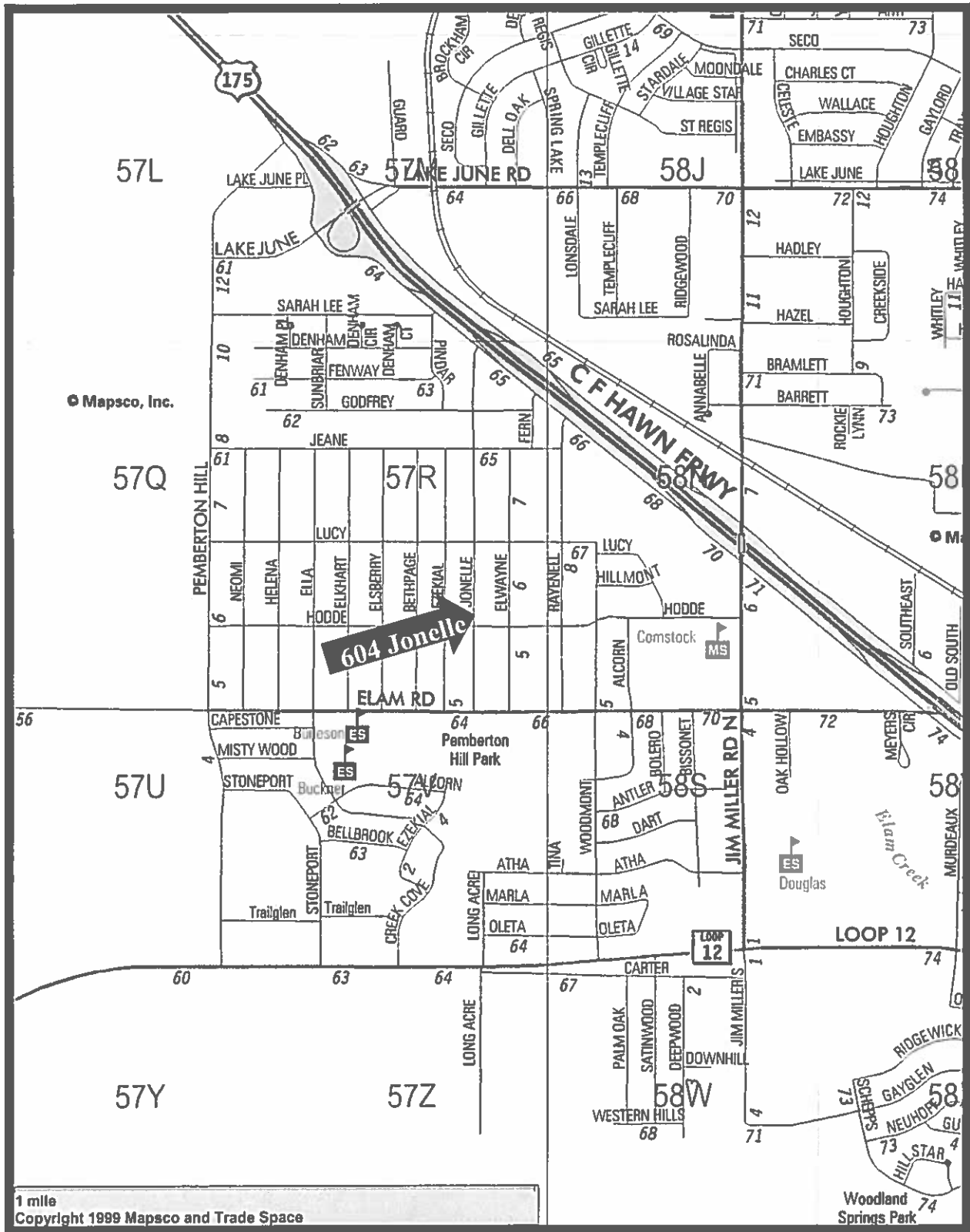
**Land Bank (DHADC) Sale of Lots  
to Lakee Group LLC**

<b><u>Property Address</u></b>	<b><u>Mapsco</u></b>	<b><u>Council District</u></b>	<b><u>Amount of Non-Tax Liens</u></b>
1. 421 Lake Cliff	54D	1	\$ 6,196.98
2. 604 Jonelle	57R	5	\$15,333.28



MAPSCO 54D





MAPSCO 57R

August 12, 2015

**WHEREAS**, on January 28, 2004, the City Council established the Dallas Housing Acquisition and Development Corporation (DHADC) as its land bank for the purpose of acquiring, holding and transferring unimproved real property under Subtitle A, Title 12, Local Government Code, Chapter 379C; and

**WHEREAS**, Lakee Group LLC submitted a proposal and development plan to DHADC for 2 lots shown on Exhibit "A" and the DHADC Board has approved the development plan and sale, subject to City Council approval; and

**WHEREAS**, the City Council desires to approve the development plan shown on Exhibit "B" submitted by Lakee Group LLC and authorize the sale of the said 2 lots from DHADC to Lakee Group LLC to build affordable houses;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That the development plan shown on Exhibit "B" submitted by Lakee Group LLC and the sale of 2 lots shown on Exhibit "A" from DHADC to Lakee Group LLC is approved.

**Section 2.** That the City Manager, upon approval as to form by the City Attorney, is authorized to execute a release of lien for any non-tax liens that may have been filed by the City on the lots shown on Exhibit "A".

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

EXHIBIT "A"

DRAFT

<b>LAND BANK PROPERTY</b>				
<b>PARCEL NUMBER</b>	<b>STREET ADDRESS LEGAL DESCRIPTION</b>	<b>QUALIFIED PURCHASER</b>	<b>NUMBER OF HOMEOWNER UNITS</b>	<b>SALE AMOUNT</b>
1	<b>421 Lake Cliff</b> 50x95 Feet out of the NE Corner of Lot 7, Original Town of Oak Cliff Block 74/3055	Lakee Group LLC	1	\$5,000.00
2	<b>604 Jonelle</b> Lot 14, Pleasant Heights Addition No. 2 Block 3/6251	Lakee Group LLC	1	\$5,000.00
<b>TOTAL</b>				<b>\$10,000.00</b>

A. DESCRIPTION OF THE LAND REQUESTED FOR DEVELOPMENT

(1) Number of lots requested in this proposal. 2

(2) Provide the property address and legal description of the land requested (attach extra sheets if necessary) (the "Property"). 421 LAKE CLIFF DALLAS TX 75203 - BLK 74 / 3055 PT LT 7  
604 JONELLE AVE DALLAS TX 75217 - BLK 3 / 6251 LOT 14

B. DESCRIPTION OF PROPOSED HOUSES ENTITY WILL CONSTRUCT

At least 25% of the Land Bank properties sold during any given fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes not greater than 60% of AMFI. No more than 30% of the Land Bank properties sold during any given fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes between 81% and 115% of AMFI. (At least 70% of the Land Bank properties sold during any fiscal year to be developed shall be deed restricted for sale to households with gross annual incomes at 80% AMFI or less.)

Single Family Home (to be sold to low income households at 60% or less of AMFI):

Number of homes to be built on lots 1

Square Footage of each home 1600

Number of Bedrooms/Baths in each home 4 / 2

Number of Garages  Number of Carports  Detached  Attached

Type of Exterior Veneer Cork / siding Which sides: Front

Your Sales Price ranges without Subsidies to Qualified Low Income Buyer 115000

Single Family Home (to be sold to low income households at 80% or less of AMFI):

Number of homes to be built on lots 1

Square Footage of each home 1100

Number of Bedrooms/Baths in each home 4 / 2

Number of Garages 1 Number of Carports  Detached 1 Attached

Type of Exterior Veneer Back / Siding Which sides: Front

Your Sales Price ranges without Subsidies to Qualified Low Income Buyer 119000

Single Family Home (to be sold to low income households between 81% and 115% of AMFI):

Number of homes to be built on lots \_\_\_\_\_

Square Footage of each home \_\_\_\_\_

Number of Bedrooms/Baths in each home \_\_\_\_\_ / \_\_\_\_\_

Number of Garages \_\_\_\_\_ Number of Carports \_\_\_\_\_ Detached \_\_\_\_\_ Attached \_\_\_\_\_

Type of Exterior Veneer \_\_\_\_\_ Which sides \_\_\_\_\_

Your Sales Price ranges without Subsidies to Qualified Low Income Buyer \_\_\_\_\_

Attach extra sheet(s) breaking out above information for each different model of home.

PROVIDE FLOOR PLANS AND ELEVATIONS.

C. CONSTRUCTION TIMETABLE

State the number of days it will take you to complete construction and sale of improved Property from the date of obtaining the executed deed from DHADC. Attach a schedule, if you desire. The deed conveying property sold by DHADC will include a right of reverter so that if the Entity does not apply for a construction permit and close on any construction financing within a three year period following the date of conveyance of the property from the DHADC to the Entity, the property will revert to the DHADC for subsequent resale.

Commencement of Construction 60 days

Completion of Construction 60 days

Sale of first affordable housing unit to low income households \_\_\_\_\_ days

Sale of last affordable unit to low income households 10 days

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize a contract with Metro Dallas Homeless Alliance to operate and provide training and technical support on the Homeless Management and Information System (HMIS) for the period October 1, 2015 through September 30, 2016 - Not to exceed \$70,168 - Financing: 2015-16 Emergency Solutions Grant Funds

## **BACKGROUND**

On December 5, 2011, HUD released the interim rule for the HEARTH: Emergency Solutions Grant program and Consolidated Plan Conforming Amendments, which replaced the Emergency Shelter Grant program and mandates recipients/subrecipient to participate in a Homeless Management Information System (HMIS).

On June 10, 2015, City Council approved the FY 2015-16 Consolidated Plan Budget by Resolution No. 15-1055, which included the Emergency Solution Grant.

The McKinney-Vento Act requires for the first time that projects receiving funding under Emergency Solutions Grant (ESG) program participate in a Homeless Management Information System (HMIS). The information system is designated by the Continuum of Care (CoC) to comply with U.S. Department of Housing and Urban Development (HUD) data collection, management, and reporting standards and used to collect client-level data and data on the provision of housing and services to homeless individuals and families and persons at risk of homelessness. Metro Dallas Homeless Alliance (MDHA) is the local administrator of HMIS for the local CoC and sole provider of HMIS as designated by HUD.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On October 10, 2012, City Council authorized a contract with Metro Dallas Homeless Alliance to provide training, maintenance of the software and computer system and technical support with respect to the Homeless Management and Information System (HMIS), by Resolution No. 12-2518.

On February 27, 2013, City Council authorized a Supplemental Agreement No. 1 to the contract with Metro Dallas Homeless Alliance to add additional funding to provide operations training, maintenance of the software and computer system and technical support with respect to the Homeless Management and Information System, by Resolution No. 13-0404.

On September 25, 2013, City Council authorized a contract with Metro Dallas Homeless Alliance to provide training and technical support on the Homeless Management and Information System, by Resolution No. 13-1681.

On September 10, 2014, City Council authorized a contract with Metro Dallas Homeless Alliance to provide training, maintenance of the software and computer system and technical support with respect to the Homeless Management and Information System (HMIS), by Resolution No. 14-1460.

On June 10, 2015, City Council approved the FY 2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) Grant Funds. Included in the FY 2015-16 Consolidated Plan Budget is Emergency Solutions Grant (ESG) fund (Grant No. E-15-MC-48-0001) in the amount of \$1,209,806, by Resolution No. 15-1055.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$70,168 - 2015-16 Emergency Solutions Grant Funds

August 12, 2015

**WHEREAS**, on June 10, 2015, City Council approved the FY 2015-16 Consolidated Plan Budget by Resolution No. 15-1055, which included the Emergency Solutions Grant; and

**WHEREAS**, funding for Homeless Management and Information System (HMIS) data collection was include in budget allocations; and

**WHEREAS**, grantees/sub-grantees are required to use HMIS in the applicable Dallas Continuum of Care (CoC); and

**WHEREAS**, Metro Dallas Homeless Alliance is the local administrator of HMIS for the local CoC and the sole provider of HMIS as designated by HUD;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into a contract with Metro Dallas Homeless Alliance to operate and provide training and technical support on the Homeless Management and Information System for the Emergency Solutions Grant Program for the period October 1, 2015 to September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is hereby authorized to disburse funds from Fund ES15, Dept. HOU, Unit 658H, Object Code 3099, Encumbrance Number CTGH18473, Vendor No. 517577 in an amount not to exceed \$70,168.

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.



**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize a contract with Metro Dallas Homeless Alliance to provide training and technical support on the Homeless Management and Information System for HOME Tenant Based Rental Assistance, Housing Opportunities for Persons with AIDS, and Dallas Housing Authority Project-Based Voucher programs for the period October 1, 2015 through September 30, 2016 - Not to exceed \$64,451 - Financing: 2014-15 Housing Opportunities for Persons with AIDS Grant Funds (\$17,215) and Current Funds (\$47,236)

## **BACKGROUND**

Metro Dallas Homeless Alliance (MDHA) is the local administrator of the Homeless Management Information System (HMIS) for the Dallas City and County/Irving Continuum of Care (CoC) and sole provider of HMIS services. MDHA currently provides HMIS services for grant programs funded by the Continuum of Care and the Emergency Solutions Grant (ESG). The system is designed to comply with the U. S. Department of Housing and Urban Development (HUD) security of system, data collection, management, and reporting standards and used to collect client-level data and data on the provision of housing and services to homeless individuals and families and persons at risk of homelessness.

Programs that specifically target the homeless population are required to participate in their local HMIS to undertake and track services of their homeless clientele. Other projects serving homeless, at-risk, and vulnerable populations are strongly encouraged to participate in HMIS.

**BACKGROUND** (Continued)

In addition to its CoC and ESG grant programs that already participate in HMIS, the City's Comprehensive Homeless Services Division administers three additional programs that serve similar vulnerable populations, but that do not currently participate in HMIS. These include HOME tenant based rental assistance (which assists homeless individuals and families); Housing Opportunities for Persons with AIDS (HOPWA) program (which serves special needs individuals and families who are homeless or at-risk of becoming homeless); and Dallas Housing Authority Project Based Vouchers (which targets homeless individuals and families).

HMIS provides an important benefit to the consumer, program, and system levels. Homeless persons also benefit from improved service coordination and streamlined referrals. HMIS offers front-line homeless service program staff tools for faster, more effective client services through improved referrals, interagency case management, and service coordination. Agency administrators can better manage operational information through access to a variety of agency, program, and client-level reports.

Implementing HMIS data services for these programs will improve coordination of services with other services providers and services and allow for participation in the Coordinated Access System to be implemented by MDHA for the Continuum of Care. HOPWA data will be securely maintained similar to data entered for persons of domestic violence.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$17,215 - 2014-15 Housing Opportunities for Persons with AIDS Grant Funds  
\$47,236 - Current Funds

August 12, 2015

**WHEREAS**, on May 1, 2014, the Department of Housing and Urban Development (HUD), Department of Health and Human Services (HHS), and Department of Veterans Affairs (VA) jointly released new 2014 Homeless Management Information System (HMIS) Data Standards, consisting of an HMIS Data Dictionary and HMIS Data Manual, updating the 2004 HMIS Data and Technical Notice and 2010 HMIS Data Standards; and

**WHEREAS**, programs that specifically target the homeless population are required to participate in their local HMIS to undertake and track services of their homeless clientele, and other projects are strongly encouraged to participate; and

**WHEREAS**, the City's Comprehensive Homeless Services Division administers HOME Tenant Based Rental Assistance specifically targeting homeless persons, Housing Opportunities for Persons with AIDS (HOPWA) serving homeless and at-risk persons, and Dallas Housing Authority Project-Based Voucher programs targeting homeless individuals and families, and desires to use the local HMIS to undertake and track services for these programs; and

**WHEREAS**, Metro Dallas Homeless Alliance is the local administrator of HMIS for the CoC and the sole provider of HMIS;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into a contract with Metro Dallas Homeless Alliance to provide training and technical support on the Homeless Management and Information System for HOME Tenant Based Rental Assistance, Housing Opportunities for Persons with AIDS, and Dallas Housing Authority Project-Based Voucher programs for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is authorized to disburse, in periodic payments, to Metro Dallas Homeless Alliance, an amount not to exceed \$47,236, from Fund 0001, Dept. HOU, Unit 4295, Object Code 3099, Encumbrance No. CTGH184720, Vendor No. 517577, and an amount not to exceed \$17,215 from Fund HW14, Dept. HOU, Unit 484G, Object Code 3099, Encumbrance No. CTGH184721, Vendor No. 517577, for a total of \$64,451.

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize an Interlocal Agreement with Dallas County Health and Human Services to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016 - Not to exceed \$1,900,855 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds (\$1,760,855) and 2014-15 Housing Opportunities for Persons with AIDS Grant Funds (\$140,000)

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2015 contingent upon approval of the City's FY2015-16 Action Plan and execution of grant agreements with HUD.

The FY2015-16 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$5,637,374. The FY2014-15 Consolidated Plan Budget has unexpended funds remaining. HOPWA grant funds have a period of three years from time of award by HUD in which to be expended.

The City of Dallas has received HOPWA funds since 1993. HOPWA funds serve not only the City of Dallas, but also Dallas County and six other counties: Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall. This area is defined as the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA).

Dallas County has provided HOPWA scattered site housing assistance (emergency assistance, tenant based rental assistance, supportive services, and administrative costs) to eligible persons residing primarily in Dallas County through Interlocal Agreement since approximately 1993. The agency has the organizational capacity, including one full-time HOPWA supervisor, three full-time HOPWA caseworkers, and a full-time HOPWA clerk, in place to continue providing these services to eligible persons without disruption.

**BACKGROUND** (Continued)

In addition, Dallas County is the administrative agency for other local area HIV/AIDS grant funding and, as such, has collaborative relationships with HIV/AIDS service providers in this community. For these reasons, Dallas County is recommended for funding to continue providing scattered site housing assistance services to eligible persons residing primarily in Dallas County.

Under the HOPWA program, Dallas County provides short-term emergency assistance and long-term tenant based rental assistance to low income persons living with HIV/AIDS in Dallas County. The emergency assistance program includes short-term rent, mortgage, and utility payments, for up to 21 weeks in any 52 week period, to prevent the homelessness of the client. The tenant-based rental assistance program includes rent assistance (with a utility allowance) similar to the Section 8 voucher program. In addition to housing assistance, HOPWA clients receive housing support services through case managers who ensure that clients have access to other services in the Dallas area.

Based on an increase in the FY2015-16 HOPWA Grant, additional funds are included in this contract toward addressing the demand for HOPWA short-term emergency assistance and long-term tenant based rental assistance in Dallas County and staff costs. This increased funding will assist approximately 20 additional households.

Dallas County provides services for non-English speaking clients through bilingual staff and by providing written materials in English and in Spanish.

Approval of this item will provide funding in the amount of \$1,900,855 to Dallas County to continue providing HOPWA scattered site housing assistance, as follows: \$1,526,800 in Emergency/Tenant Based Rental Assistance - Financial Assistance, \$249,700 in Emergency/Tenant Based Rental Assistance - Housing Services, and \$124,355 in Program Administration.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15	2014-15	2015-16
	<u>Goal</u>	<u>Actual*</u>	<u>Goal</u>
Emergency - unduplicated clients served	125	132	140
Tenant-based - unduplicated clients served	185	154	190
Total - unduplicated clients served	310	286	330

\*YTD data through 5/31/15 (8 months)

**BACKGROUND** (Continued)

## OUTCOME MEASURES

The intended outcome of HOPWA facility based housing assistance, as required by HUD, is: Housing Stability, measured by the percentage of clients who remain in stable housing at the end of each program year.

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Emergency - percent in stable housing	92%	TBD**	92%
Tenant-based - percent in stable housing	92%	99%	92%

\*YTD data through 5/31/15 (8 months)

\*\*TBD - Housing Stability for Emergency Assistance determined at year end

In FY2015-16, the agency will also collect and report data on access to care and support per HOPWA requirements.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized the FY2011-12 Interlocal Agreement with Dallas County to provide HOPWA scattered site housing assistance on September 14, 2011, by Resolution No. 11-2397.

Authorized the FY2012-13 Interlocal Agreement with Dallas County to provide HOPWA scattered site housing assistance on September 12, 2012, by Resolution No. 12-2253.

Authorized the FY2013-14 Interlocal Agreement with Dallas County to provide HOPWA scattered site housing assistance on September 11, 2013, by Resolution No. 13-1564.

Authorized the FY2014-15 Interlocal Agreement with Dallas County to provide HOPWA scattered site housing assistance on August 13, 2014, by Resolution No. 14-1220.

Authorized Supplemental Agreement No. 1 to the FY2014-15 Interlocal Agreement with Dallas County to provide HOPWA scattered site housing assistance on June 17, 2015, by Resolution No. 15-1151.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$1,760,855 - 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

\$ 140,000 - 2014-15 Housing Opportunities for Persons with AIDS Grant Funds

August 12, 2015

**WHEREAS**, Housing Opportunities for Persons with AIDS (HOPWA) grant funds received from the U.S. Department of Housing and Urban Development (HUD) have been designated to provide services to low-income persons with HIV/AIDS and HIV-related illness and their families; and

**WHEREAS**, the FY2015-16 Consolidated Plan Budget includes HOPWA Grant funds from the U.S. Department of Housing and Urban Development in the amount of \$5,637,374; and

**WHEREAS**, the City of Dallas seeks to enter into an Interlocal Agreement with Dallas County Health and Human Services to continue providing these services under the HOPWA entitlement grant; and

**WHEREAS**, this contract is funded by FY2015-16 HOPWA Grant funds and unexpended FY2014-15 HOPWA Grant funds; and

**WHEREAS**, the FY2015-16 HOPWA Grant funds are available beginning October 1, 2015, and are contingent upon HUD's approval of the City's FY2015-16 Action Plan and execution of the grant agreements;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into an Interlocal Agreement with Dallas County Health and Human Services to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is hereby authorized to disburse, in periodic payments to Dallas County Health and Human Services, an amount not to exceed \$140,000, from Fund HW14, Dept HOU, Vendor No. 254643; and an amount not to exceed \$1,760,855, from HW15, Dept. HOU, Vendor No. 254643, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>	<u>Encumbrance</u>	<u>Description</u>	<u>Amount</u>
HW15	670H	3099	CTGH184701	E/TBRA - Financial Assistance	\$1,526,800
HW14	481G	3099	CTGH184702	E/TBRA - Housing Services	\$ 140,000
HW15	671H	3099	CTGH184703	E/TBRA - Housing Services	\$ 109,700
HW15	676H	3099	CTGH184704	Program Admin/Project Sponsors	\$ 124,355
<b>Total</b>					<b>\$1,900,855</b>

August 12, 2015

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.



**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize **(1)** the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development in the amount of \$93,248 for Operation Relief Center, Inc. to the City to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2015 through September 30, 2016; **(2)** a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities and In-Kind Contributions in the amount of \$24,000 as match; and **(3)** execution of the grant agreement - Total not to exceed \$93,248 - Financing: U.S. Department of Housing and Urban Development Grant Funds

## **BACKGROUND**

The City of Dallas Housing/Community Services Department will continue using Permanent Supportive Housing funds (Grant No. TX0050L6T001407 and CFDA No. 14.267) to provide housing to homeless veterans. As grantee, the City of Dallas has applied for and has been awarded Continuum of Care grant funds totaling \$1,330,544 for the past fifteen years, for sponsored-based rental assistance to provide housing assistance to homeless veterans with disabilities who are disabled by chronic mental illness and/or substance abuse.

Accordingly, the City of Dallas and the U.S. Department of Housing and Urban Development (HUD) entered into an agreement dated October 1, 2000 for rental assistance, and subsequently sub-contracted to Operation Relief Center, Inc. (ORC). ORC is a 501(c) (3) nonprofit, community-based organization that evolved from the social outreach program. The Center is located at 2010 Grand Avenue. The agency was incorporated in 1991 and has been providing services to the needy for the past 24 years.

**BACKGROUND** (Continued)

Under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs, except leasing, must be matched with no less than a 25 percent cash match or In-Kind Contributions. The total match for this grant equals \$24,000. ORC will provide \$24,000 In-Kind Contributions as match for the grant, which exceeds the minimum requirement.

Under the grant agreement, the program will provide full or partial rental payments for ten veterans. Rental payments will be made at the reasonable rate for the area. Clients with incomes are required to pay 30% of their adjusted income for rent.

The Permanent Supportive Housing Program requires that social or rehabilitative services be provided to all persons for whom rental payments are made. These services are provided by community agencies and the Veterans Administration.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized the acceptance of grant funds to provide sponsor-based rental assistance for homeless veterans with disabilities on April 28, 2010, by Resolution No. 10-1051.

Authorized the acceptance of grant funds to provide sponsor-based rental assistance for homeless veterans with disabilities on June 22, 2011, by Resolution No. 11-1669.

Authorized the acceptance of grant funds to provide sponsor-based rental assistance for homeless veterans with disabilities on April 25, 2012, by Resolution No. 12-1180.

Authorized the acceptance of grant funds to provide sponsor-based rental assistance for homeless veterans with disabilities on August 14, 2013, by Resolution No. 13-1295.

Authorized the acceptance of a Continuum of Care Grant funds to provide sponsor-based rental assistance for homeless veterans with disabilities on September 10, 2014, by Resolution No. 14-1458.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$93,248 - U.S. Department of Housing and Urban Development Grant Funds  
\$24,000 - In-Kind Contributions (Provided by Agency)

August 12, 2015

**WHEREAS**, there is a need to assist homeless veterans by providing sponsor-based rental assistance, in conjunction with support services; and

**WHEREAS**, the U.S. Department of Housing and Urban Development (HUD) provides Continuum of Care grant funds to assist veterans with sponsor-based rental assistance; and

**WHEREAS**, under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs except leasing cost must be matched with no less than a 25 percent cash match or In-Kind Contribution; and

**WHEREAS**, the total match required for this grant is \$23,312, and Operation Relief Center, Inc. will provide In-Kind Contributions in excess of the required amount totalling \$24,000; and

**WHEREAS**, HUD approved the City of Dallas' renewal application for Continuum of Care grant funds totaling \$93,248;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to: **(1)** accept a Continuum of Care Grant from the U.S. Department of Housing and Urban Development (Grant No. TX0050L6T001407) in the amount of \$93,248 for Operation Relief Center, Inc. to the City to provide sponsor-based rental assistance for permanent housing for homeless veterans with disabilities for the period October 1, 2015 through September 30, 2016; **(2)** a contract between the City of Dallas and Operation Relief Center, Inc. to provide sponsor-based rental assistance to homeless veterans with disabilities and In-Kind Contributions in the amount of \$24,000 as match; and **(3)** execute any and all agreements and other documents required by this grant.

**Section 2.** That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in Fund F457, Dept. HOU, Unit 1758, Revenue Source Code 6506, in an amount not to exceed \$93,248.

**Section 3.** That the City Manager is hereby authorized to establish appropriations in Fund F457, Dept. HOU, Unit 1758, Object Code 3099, in an amount not to exceed \$93,248.

August 12, 2015

**Section 4.** That the Chief Financial Officer is hereby authorized to disburse grant funds from Fund F457, Dept. HOU, Unit 1758, Object Code 3099, Encumbrance No. CTGH184695 in an amount not to exceed \$93,248.

**Section 5.** That the City Manager is hereby authorized to reimburse to HUD any expenditures identified as ineligible. The City Manager shall notify the appropriate City Council Committee of expenditures identified as ineligible not later than 30 days after the reimbursement.

**Section 6.** That the City Manager shall keep the appropriate City Council Committee informed of all final HUD monitoring reports not later than 30 days after the receipt of the report.

**Section 7.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize **(1)** the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for rapid re-housing in the amount of \$467,500, to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to provide direct program services for the period October 1, 2015 through September 30, 2016; **(2)** a local cash match in an amount not to exceed \$116,875; and **(3)** execution of the grant agreement - Total not to exceed \$584,375 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$467,500) and Current Funds (\$116,875) (subject to appropriations)

## **BACKGROUND**

Rapid Re-housing (RRH) Grant Funds (Grant No. TX0085L6T001407 and CFDA No. 14.267) through the My Residence Program will provide rental assistance and case management to homeless families and single homeless individuals. Under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution. The total match for this grant equals \$116,875 cash match. Under the grant agreement, the program will pay rent and utilities for 31 (1) one-bedroom and six (6) two-bedroom scattered site units. Clients will select the location in which they choose to reside based on their individual needs.

The City of Dallas converted its transitional housing program to a RRH model in October 2014 that assists individuals and families who are homeless, move as quickly as possible into permanent housing and achieve stability in that housing through a combination of rental assistance and supportive services. Communities have demonstrated and research has shown that RRH is a valuable strategy for quickly transitioning individuals and families from shelters into permanent housing.

**BACKGROUND** (Continued)

Rental payments will be made directly to the apartment complexes based on the reasonable rent for the area.

Under RRH, rental assistance can be provided on a short-term basis (up to 3 months) or medium (4 to 24 months) dependent on the client's need. Quarterly assessments are conducted on program participants to determine their progress towards meeting their goals of becoming self-sufficient. RRH is considered a permanent housing program under HUD guidelines.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized the acceptance of a Transitional Supportive Housing Grant to provide tenant-based rental assistance for single homeless persons on June 22, 2011, by Resolution No. 11-1672.

Authorized the acceptance of a Transitional Supportive Housing Grant to provide tenant-based rental assistance for transitional housing on April 25, 2012, by Resolution No. 12-1182.

Authorized the acceptance of a Transitional Supportive Housing Grant to provide tenant-based rental assistance for single homeless persons on April 25, 2012, by Resolution No. 12-1183.

Authorized the acceptance of a Transitional Supportive Housing Grant to provide tenant-based rental assistance for homeless families and single homeless persons on August 14, 2013, by Resolution No. 13-1297.

Authorize acceptance of a Continuum of Care Rapid Re-Housing Grant to tenant-based rental assistance and case management for homeless families and single homeless on September 10, 2014, by Resolution No. 14-1459.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$467,500 - U.S. Department of Housing and Urban Development Grant Funds  
\$116,875 - Current Funds (subject to appropriations)

August 12, 2015

**WHEREAS**, there is a need to assist homeless persons by providing rental assistance in conjunction with support services; and

**WHEREAS**, the U.S. Department of Housing and Urban Development (HUD) provides funds to assist the homeless with rental assistance; and

**WHEREAS**, under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs except leasing cost must be matched with no less than a 25 percent cash match or In-Kind Contribution; and

**WHEREAS**, the total match for this grant equals \$116,875 in Current Funds; and

**WHEREAS**, the City of Dallas was awarded \$467,500 to provide rental assistance under Rapid Re-housing (RRH) to quickly transition homeless individuals and families from shelters into permanent housing; and

**WHEREAS**, communities have demonstrated and research has shown that RRH is a valuable strategy for quickly transitioning individuals and families from shelters into permanent housing; and

**WHEREAS**, the City of Dallas converted its transitional housing program into a Rapid Re-Housing model for permanent housing; **NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to: **(1)** accept a Continuum of Care Grant from the U.S. Department of Housing and Urban Development (Grant No. TX0085L6T001407) for rapid re-housing in the amount of \$467,500, to provide tenant-based rental assistance and case management for homeless families and single homeless persons and to provide funding for two staff positions to provide direct program services for the period October 1, 2015 through September 30, 2016; **(2)** a local match in an amount not to exceed \$116,875; and **(3)** execute any and all agreements and other documents required by the grant.

**Section 2.** That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in Fund F456, Dept. HOU, Unit 1757, Revenue Source 6506, in an amount not to exceed \$467,500.

**Section 3.** That the City Manager is hereby authorized to establish appropriations in Fund F456, Dept. HOU, Unit 1757, in an amount not to exceed \$467,500.

August 12, 2015

**Section 4.** That the Chief Financial Officer is hereby authorized to disburse grant funds from Fund F456, Dept. HOU, Unit 1757, in an amount not to exceed \$467,500, according to the attached Schedule.

**Section 5.** That the Chief Financial Officer is hereby authorized to disburse a local match from Fund 0001, Dept. HOU, Unit 4308, in an amount not to exceed \$116,875 (subject to appropriations), according to the attached Schedule.

**Section 6.** That the City Manager is hereby authorized to reimburse to HUD any expenditures identified as ineligible. The City Manager shall notify the appropriate City Council Committee of expenditures identified as ineligible not later than 30 days after the reimbursement.

**Section 7.** That the City Manager shall keep the appropriate City Council Committee informed of all final HUD monitoring reports not later than 30 days after the receipt of the report.

**Section 8.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.



**SCHEDULE**

**Continuum of Care Grant  
Rapid Re-Housing Tenant-Based Rental Assistance  
Fund F456, Dept. HOU, Unit 1757, Revenue Source Code 6506  
October 1, 2015 through September 30, 2016**

<b>Object Code</b>	<b>Description</b>	<b>Amount</b>
1101	Salary	\$111,418
1301	Pension	15,409
1303	Life Insurance	48
1304	Health Insurance	11,344
1306	FICA	1,576
1309	Wellness	168
3330	Rent	<u>\$327,537</u>
	<b>Total</b>	<b>\$467,500</b>

**Matching Funds**

**Cash**

**Fund 0001, Dept. HOU, Unit 4308**

<b>Object Code</b>	<b>Description</b>	<b>Amount</b>
1101	Salary	\$ 95,170
1203	SIP	1,200
1301	Pension	13,328
1303	Life Insurance	24
1304	Health Insurance	5,672
1306	FICA	1,397
1309	Wellness	<u>84</u>
	<b>Total</b>	<b>\$116,875</b>

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize **(1)** the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development in the amount of \$790,960, to provide rental assistance and case management for single chronically homeless persons and to provide funding for three staff positions to carry out the program for the period October 1, 2015 through September 30, 2016; **(2)** a local cash match in an amount not to exceed \$181,060; **(3)** a Memorandum of Understanding between the City of Dallas and Eban Village to provide an in-kind match in the amount of \$16,680; and **(4)** execution of the grant agreement - Total not to exceed \$988,700 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$790,960), In-Kind Contributions (\$16,680) and Current Funds (\$181,060) (subject to appropriations)

## **BACKGROUND**

The City of Dallas Housing/Community Services Department will continue using Permanent Supportive Housing Grant Funds (Grant No. TX0236L6T001406 and CFDA No. 14.267) through the Gateway to Permanent Supportive Housing Program to provide rental assistance and case management to chronically homeless individuals. Chronically homeless means (1) an individual who: (i) is homeless and lives in a place not meant for human habitation, a safe haven, or in an emergency shelter; and (ii) has been homeless and living or residing in a place not meant for human habitation, a safe haven, or in an emergency shelter continuously for at least one year or on at least four separate occasions in the last 3 years; and (iii) can be diagnosed with one or more of the following conditions: substance use disorder, serious mental illness, developmental disability; (2) an individual who has been residing in an institutional care facility, including a jail, substance abuse or mental health treatment facility, hospital, or other similar facility, for fewer than 90 days and met all of the criteria in paragraph (1) of this definition, before entering that facility; or (3) a family with an adult head of household (or if there is no adult in the family, a minor head of household) who meets all of the criteria in paragraph (1) of this definition, including a family whose composition has fluctuated while the head of household has been homeless.

**BACKGROUND** (Continued)

Under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution. The total match for this grant equals \$197,740 (of which \$181,060 is a cash match and \$16,680 is In-Kind Contribution). The local match for this grant is included in FY 2015-16 general fund budget as personnel costs. Eban Village has agreed to use the value of office space utilized by Gateway staff as an in-kind contribution for the grant.

Under the grant agreement, the program will pay rent and utilities for 70 chronically homeless persons annually who are high utilizers of public services (emergency rooms, jails, etc). Clients will be housed in one location to better ensure full access to services. Rental payments will be made directly to the apartment complex based on the reasonable rent for the area. Clients are eligible to receive rental assistance permanently up to 1 year depending on the client needs.

The grant agreement allows for 3-Caseworkers (Grade H) and 1-Coordinator (Grade G) to carry out the program according to the grant agreement. The Permanent Supportive Housing Program requires that social or rehabilitative services be provided to all persons for whom rental payments are made. City staff coordinates these services with partnering community agencies through non-financial agreements with the City. Services include case management, drug treatment, medications, psychiatric counseling, legal aid, employment, and training classes. Clients will be referred to the program directly by the homeless assistance center (the Bridge) staff, shelter staff, and self-referral. Upon implementation of the Coordinated Access System by Metro Dallas Homeless Alliance (MDHA), all clients will be assessed through a web-based system and referrals will be electronically submitted to agencies.

**PRIOR ACTION/REVIEW (COUNCIL, BOARD, COMMISSIONS)**

Authorized acceptance of a Permanent Supportive Housing Grant to provide tenant-based rental assistance for single homeless persons on June 22, 2011, by Resolution No. 11-1668.

Authorized acceptance of a Permanent Supportive Housing Grant to provide tenant-based rental assistance for single homeless persons on April 25, 2012, by Resolution No. 12-1184.

Authorized acceptance of a Permanent Supportive Housing Grant to provide tenant-based rental assistance for single homeless persons on August 14, 2013, by Resolution No. 13-1293.

**PRIOR ACTION/REVIEW (COUNCIL, BOARD, COMMISSIONS)** (Continued)

Authorized an amendment to the grant agreement between the City of Dallas and HUD to add Eban Village as a project site and approve a Memorandum of Understanding between the City and Eban Village on May 14, 2014, by Resolution No. 14-0750.

Authorized acceptance of a Continuum of Care Permanent Supportive Housing Grant to provide tenant-based rental assistance for single homeless persons on August 13, 2014, by Resolution No. 14-1217.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$790,960 - U.S. Department of Housing and Urban Development Grant Funds

\$181,060 - Current Funds (subject to appropriations)

\$ 16,680 - In-Kind Contributions

August 12, 2015

**WHEREAS**, there is a need to assist single chronically homeless persons by providing Rental assistance, in conjunction with support services, to break the cycle of homelessness; and

**WHEREAS**, the U.S. Department of Housing and Urban Development (HUD) provides for the distribution of Permanent Supportive Housing Grant funds to assist the homeless with rental assistance; and

**WHEREAS**, under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution; and

**WHEREAS**, HUD has approved the City of Dallas FY2014 renewal application for Continuum of Care Grant funds (Gateway to Permanent Supportive Housing) funds totaling \$790,960;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to: **(1)** accept a Continuum of Care Grant (Gateway to Permanent Supportive Housing) from the U.S. Department of Housing and Urban Development (Grant No. TX0236L6T001406) in the amount of \$790,960, to provide project-based rental assistance and case management for single chronically homeless persons and to provide funding for three staff positions to carry out the program for the period October 1, 2015 through September 30, 2016; **(2)** a local cash match in an amount not to exceed \$181,060; **(3)** a Memorandum of Understanding between the City of Dallas and Eban Village to provide an in-kind match in the amount of \$16,680; and **(4)** execute any and all agreements and other documents required by the grant.

**Section 2.** That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in Fund F455, Dept. HOU, Unit 1756, Revenue Source 6506, in an amount not to exceed \$790,960.

**Section 3.** That the City Manager is hereby authorized to establish appropriations in Fund F455, Dept. HOU, Unit 1756, in an amount not to exceed \$790,960.

**Section 4.** That the Chief Financial Officer is hereby authorized to disburse grant funds from Fund F455, Dept. HOU, Unit 1756, in an amount not to exceed \$790,960, according to the attached Schedule.

August 12, 2015

**Section 5.** That the Chief Financial Officer is hereby authorized to disburse a local match from Fund 0001, Dept. HOU, Unit 4308, in an amount not to exceed \$181,060 (subject to appropriations), according to the attached Schedule.

**Section 6.** That the City Manager is authorized to provide an In-Kind Contribution by Eban Village in the amount \$16,680 according to the attached schedule.

**Section 7.** That the City Manager is hereby authorized to reimburse to HUD any expenditures identified as ineligible. The City Manager shall notify the appropriate City Council Committee of expenditures identified as ineligible not later than 30 days after the reimbursement.

**Section 8.** That the City Manager shall keep the appropriate City Council Committee informed of all final HUD monitoring reports not later than 30 days after the receipt of the report.

**Section 9.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

## SCHEDULE

**Continuum of Care**  
**Gateway to Permanent Supportive Housing Grant**  
**Project-Based Rental Assistance**  
**Fund F455, Dept. HOU, Unit 1756, Revenue Source Code 6506**  
**October 1, 2015 through September 30, 2016**

<b>Object Code</b>	<b><u>Description</u></b>	<b><u>Amount</u></b>
1101	Salary	\$143,696
1301	Pension	\$ 19,873
1303	Life Insurance	\$ 72
1304	Health Insurance	\$ 17,016
1306	FICA	\$ 2,033
1309	Wellness	\$ 252
3330	Rent	<u>\$608,018</u>
	<b>Total</b>	<b><u>\$790,960</u></b>

### Matching Funds

#### Cash Match

#### Fund 0001, Dept. HOU, Unit 4308

<b>Object Code</b>	<b><u>Description</u></b>	<b><u>Amount</u></b>
1101	Salary	\$150,847
1203	SIP	\$ 1,200
1301	Pension	\$ 21,028
1303	Life Insurance	\$ 24
1304	Health Insurance	\$ 5,672
1306	FICA	\$ 2,205
1309	Wellness	<u>\$ 84</u>
	<b>Total</b>	<b><u>\$181,060</u></b>

#### In-Kind Contributions

Description	
Eban Village/Miscellaneous Services	<u>\$16,680</u>
<b>Total</b>	<b><u>\$16,680</u></b>

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize **(1)** the acceptance of a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for Permanent Supportive Housing in the amount of \$1,449,970, to provide tenant-based rental assistance for permanent housing and supportive services for homeless persons with disabilities for the period October 1, 2015 through September 30, 2016; **(2)** a local cash match in the amount of \$96,253; **(3)** a Memorandum of Understanding between the City of Dallas and LifeNet Services of Texas to provide an in-kind match in the amount of \$42,500; **(4)** a Memorandum of Understanding between the City of Dallas and AIDS Arms, Inc. to provide an in-kind match in the amount of \$175,000; **(5)** a Memorandum of Understanding between the City of Dallas and Metrocare Services to provide an in-kind match in the amount of \$32,490; **(6)** a Memorandum of Understanding between the City of Dallas and ABC Behavioral Health to provide an in-kind match in the amount of \$41,250; and **(7)** execution of the grant agreement - Total not to exceed \$1,837,463 - Financing: U.S. Department of Housing and Urban Development Grant Funds (\$1,449,970), In-Kind Contributions (\$291,240) and Current Funds (\$96,253) (subject to appropriations)

## **BACKGROUND**

Continuum of Care Grant funds (Permanent Supportive Housing) (Grant No. TX0072L6T001407 and CFDA No. 14.267) are used to provide rental assistance to hard-to-serve homeless persons with disabilities and their families. This includes homeless persons who are seriously mentally ill, have chronic problems with alcohol, drugs or both or have AIDS and related diseases.

Under the grant agreement, the program will provide full or partial rental payments for 150 clients. Clients will select the site in which they choose to reside based on their individual needs. Rental payments will be made at the reasonable rate for the area.



**BACKGROUND** (Continued)

Clients with incomes are required to pay (1) an amount not to exceed 30% of their adjusted annual income for rent, (2) 10% of the family's monthly income, or (3) a portion of welfare assistance that is designated for housing costs.

Under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution. The total match for this grant equals \$387,493 (of which \$96,253 is cash match and \$291,240 In-Kind Contribution).

The Permanent Supportive Housing program requires that social or rehabilitative services be provided to all persons for whom rental payments are made. These services are provided by community agencies, through non-financial agreements with the City, and direct service delivery by city caseworkers. These services include case management, drug treatment, medication, psychiatric counseling, legal aid, employment, AIDS related services, and training classes. LifeNet Services of Texas, Metrocare Services, and ABC Behavioral Health have agreements to provide assistance and referrals regarding mental health services and medications as in-kind matches under the grant. AIDS Arms has agreed to provide care coordination, case management and outpatient medical care under the grant.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized the acceptance of grant funds to provide rental assistance for homeless persons with disabilities on April 25, 2012, by Resolution No. 12-1181.

Authorized the acceptance of grant funds to provide rental assistance for homeless persons with disabilities on August 14, 2013, by Resolution No. 13-1294.

Authorized the consolidation of the Shelter Plus Care I and Shelter Plus Care II grant agreements into one grant on October 8, 2013, by Resolution No. 13-1790.

Authorized the acceptance of Continuum of Care Grant funds to provide permanent housing and supportive services for homeless persons with disabilities on August 13, 2014, by Resolution No. 14-1216.

Authorized the amendment of grant funds to provide permanent housing and supportive services for homeless person with disabilities, to create a new budget line item for Supportive Services; and establishment of a new Casework II position funded by the grant on February 11, 2015, by Resolution No. 15-0275.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$1,449,970 - U.S. Department of Housing and Urban Development Grant Funds

\$ 96,253 - Current Funds (subject to appropriations)

\$ 291,240 - In-Kind Contributions

August 12, 2015

**WHEREAS**, there is a need to assist homeless persons by providing rental assistance, in conjunction with support services; and

**WHEREAS**, the U.S. Department of Housing and Urban Development (HUD) provides Permanent Supportive Housing grant funds to assist the homeless with rental assistance; and

**WHEREAS**, under the Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009 (HEARTH Act), enacted into law on May 20, 2009, all eligible funding costs accepted must be matched with no less than a 25 percent cash match or In-Kind Contribution; and

**WHEREAS**, HUD approved the City of Dallas' renewal application for the FY 2014 Continuum of Care Grant (Permanent Supportive Housing) totaling \$1,449,970;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to: **(1)** accept a Continuum of Care Grant from the U.S. Department of Housing and Urban Development for the Permanent Supportive Housing Grant (Grant No. TX0072L6T001407) in the amount of \$1,449,970, to provide tenant-based rental assistance for permanent housing and services for homeless persons with disabilities for the period October 1, 2015 through September 30, 2016; **(2)** a local cash match in the amount of \$96,253; **(3)** a Memorandum of Understanding between the City of Dallas and LifeNet Services of Texas to provide an in-kind match in the amount of \$42,500; **(4)** a Memorandum of Understanding between the City of Dallas and AIDS Arms, Inc. to provide an in-kind match in the amount of \$175,000; **(5)** a Memorandum of Understanding between the City of Dallas and Metrocare Services to provide an in-kind match in the amount of \$32,490; **(6)** a Memorandum of Understanding between the City of Dallas and ABC Behavioral Health to provide an in-kind match in the amount of \$41,250; and **(7)** execute any and all agreements and other documents required by the grant.

**Section 2.** That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in Fund F458, Dept. HOU, Unit 1759, Revenue Source 6506, in an amount not to exceed \$1,449,970.

**Section 3.** That the City Manager is hereby authorized to establish appropriations in Fund F458, Dept. HOU, Unit 1759, in an amount not to exceed \$1,449,970.

August 12, 2015

**Section 4.** That the Chief Financial Officer is hereby authorized to disburse grant funds from Fund F458, Dept. HOU, Unit 1759, in an amount not to exceed \$1,449,970, according to the attached Schedule.

**Section 5.** That the Chief Financial Officer is hereby authorized to disburse a local match from Fund 0001, Dept. HOU, Unit 4308, in an amount not to exceed \$96,253 (subject to appropriations), according to the attached Schedule.

**Section 6.** That the City Manager is authorized to provide an In-Kind Contribution in the amount of \$291,240 according to the attached schedule.

**Section 7.** That the City Manager is hereby authorized to reimburse to HUD any expenditures identified as ineligible. The City Manager shall notify the appropriate City Council Committee of expenditures identified as ineligible not later than 30 days after the reimbursement.

**Section 8.** That the City Manager shall keep the appropriate City Council Committee informed of all final HUD monitoring reports not later than 30 days after the receipt of the report.

**Section 9.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**SCHEDULE**

**Continuum of Care  
Permanent Supportive Housing  
Tenant-Based Rental Assistance  
Fund F458, Dept. HOU, Unit 1759, Revenue Source Code 6506  
October 1, 2015 through September 30, 2016**

<b><u>Object Code</u></b>	<b><u>Description</u></b>	<b><u>Amount</u></b>
1101	Salary	\$ 108,700
1301	Pension	\$ 15,033
1303	Life Insurance	\$ 48
1304	Health Insurance	\$ 11,344
1306	FICA	\$ 1,576
1309	Wellness	\$ 168
3363	Mileage	\$ 9,610
3851	Pension Bond	\$ 10,011
3330	Rent	<u>\$1,293,480</u>
	<b>Total</b>	<b><u>\$1,449,970</u></b>

**Matching Funds**

**Cash Match**

**Fund 0001, Dept. HOU, Unit 4308**

<b><u>Object Code</u></b>	<b><u>Description</u></b>	<b><u>Amount</u></b>
1101	Salary	\$77,281
1203	SIP	\$ 1,200
1301	Pension	\$10,854
1303	Life Insurance	\$ 24
1304	Health Insurance	\$ 5,672
1306	FICA	\$ 1,138
1309	Wellness	<u>\$ 84</u>
	<b>Total</b>	<b><u>\$96,253</u></b>

**SCHEDULE**

**Continuum of Care  
Permanent Supportive Housing  
Tenant-Based Rental Assistance  
Fund F458, Dept. HOU, Unit 1759, Revenue Source Code 6506  
October 1, 2015 through September 30, 2016**

**In-Kind Contributions**

<u>Description</u>	<u>Amount</u>
LifeNet Services of Texas/Miscellaneous Services	\$ 42,500
AIDS Arms, Inc./Miscellaneous Services	\$175,000
Metrocare Services/Miscellaneous Services	\$ 32,490
ABC Behavioral Health/Miscellaneous Services	<u>\$ 41,250</u>
<b>Total</b>	<b><u>\$291,240</u></b>

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize a twelve-month renewal option to the contract with CitySquare (formerly Central Dallas Ministries) to provide Housing Relocation and Stabilization Services and Financial Assistance to single homeless individuals for the period October 1, 2015 through September 30, 2016 - Not to exceed \$107,776 - Financing: 2015-16 Emergency Solutions Grant Funds

## **BACKGROUND**

On January 28, 2015, City Council authorized a contract with CitySquare (formerly Central Dallas Ministries) with one twelve-month renewal option to provide housing stability case management services and financial assistance to homeless persons; the term of the contract being December 1, 2014 through September 30, 2015, by Resolution No. 15-0167.

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) grant funds, by Resolution No. 15-1055. Included in the budget is the Emergency Solutions Grant (Grant No. E-15-MC-48-0001) in the amount of \$1,209,806. The grant funds are available beginning October 1, 2015, contingent upon approval of the City's FY2015-16 Action Plan and execution of the grant agreements with HUD.

In 1988, Dallas businessman Jim Sowell was moved by his concern for the problems associated with homelessness and poverty. He took action in response to the human suffering he observed by working with friends to launch the Central Dallas Food Pantry in a strip shopping center at Henderson and Central Expressway. In 1990, the organization received status as a 501 (c) 3 non-profit corporation and, due to its growth, relocated to larger quarters at 801 North Peak in East Dallas.

**BACKGROUND** (Continued)

In August 1994, the current President and CEO, Larry James, joined the organization. Shortly afterwards, Central Dallas Food Pantry began doing business as Central Dallas Ministries and the organization acquired an additional building at 409 North Haskell, the current location of its food pantry.

In 2010, the Central Dallas Community Development Corporation opened the doors to a first of its kind vertical neighborhood known as CityWalk@Akard. The 15-story building at 511 North Akard is home to CitySquare's administrative headquarters. On Monday, October 25, 2010, Central Dallas Ministries officially launched under the new name CitySquare.

In 2014, CitySquare opened their new multi-service 52,000 square foot facility, CitySquare Opportunity Center ("The Center") on Malcolm X Boulevard in Southern Dallas. The Center provides a food distribution center, a wellness center that focuses on healthy eating, exercise and chronic disease control. The Center will house various non-profit agencies:

- Work Force Solutions of Greater Dallas - the local organization mandated to implement a system of services that complement economic development - as a resource for employers to access the quality employees they need, and training individuals to be successfully employed.
- Literacy Instruction for Texas (LIFT) - an organization that offers free and easily accessible classes so that functionally illiterate adults could learn to read and write English.
- Per Scholas - an organization that offers free technology education, job training, placement and career development opportunities to people in underserved communities.
- CitySquare/AmeriCorps - supported by the U.S. federal government, foundations, corporations, and other donors engaging adults in intensive community service work with the goal of "helping others and meeting critical needs in the community". Members commit to full-time or part-time positions offered by a network of nonprofit community organizations and public agencies, to fulfill assignments in the fields of education, public safety, health care, and environmental protection. The program is often compared to the Peace Corps as its domestic counterpart.
- CitySquare/WorkPaths - offers unemployed/underemployed adults intensive pre-employment training programs designed to increase functional skill levels-enhancing employability and/or enabling participants to continue with additional training or education toward a living-wage job.



**BACKGROUND** (Continued)

- CitySquare/Food on the Move - these summer and after school meal programs deliver and provide meals to children and youth from low-income neighborhoods, churches, nonprofits, and summer camps of East and South Dallas.

Additionally, CitySquare offers a wide range of social services through 14 different programs. CitySquare provides hunger relief services; health care services; housing; and other social services (including workforce development; public interest legal services; youth education services; athletic programs; and technology training and support services for youth aging out of the foster care system).

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Unduplicated Individuals to be Served	60	42	60

\*YTD data through 6/1/2015 (6 months)

**OUTCOME MEASURES**

The Continuum of Care has established the following outcome measures for grantees and sub-recipients receiving funding under the Emergency Solutions Grant.

**Rapid Re-housing**

- Who maintained their permanent housing for 3 months (70%)
- Exiting to permanent housing destinations (70%)
- With higher income at program exit (30%)
- With more non-cash benefits at program exit (30%)
- Receiving case management (100%)

**MATCH REQUIREMENTS**

CitySquare must match Emergency Solutions Grant (ESG) funding dollar-for-dollar. Match total must equal or exceed the amount of ESG funds requested. Matching funds may consist of cash, the value of real property, equipment, goods or services, or purchase value of donated property, donated materials or building, including a lease time and services of volunteers, salary paid to staff, or professional services at current reasonable and customary rate.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On June 25, 2014, City Council adopted the FY2014-15 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) Grant Funds by Resolution No. 14-1001. On August 13, 2014, City Council reconsidered and amended the FY 2014-15 Consolidated Plan Budget, by Resolution No. 14-1314. Included in the budget is \$1,130,946 in Emergency Solutions Grant funding (Grant No. E-14-MC-48-0001).

On January 28, 2015 City Council authorized a contract with CitySquare (formerly Central Dallas Ministries) with one twelve-month renewal option to provide Housing Relocation and Stabilization Services and Financial Assistance to single homeless individuals for the period December 1, 2014 through September 30, 2015, by Resolution No. 15-0167.

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) grant funds. Included in the budget is the Emergency Solutions Grant funding (Grant No. E-15-MC-48-0001) in the amount of \$1,209,806. The grant funds are available beginning October 1, 2015, contingent upon approval of the City's FY2015-16 Action Plan and execution of the grant agreements with HUD, by Resolution No. 15-1055.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$107,776 - 2015-16 Emergency Solutions Grant Funds

**ETHNIC COMPOSITION**

CitySquare (formerly Central Dallas Ministries) (Board)

Black Female	3	Black Male	2
White Female	2	White Male	14
Hispanic Female	0	Hispanic Male	0
Other Female	0	Other Male	0

**OWNER(S)**

**CitySquare (formerly Central Dallas Ministries)**

Board of Directors

Bob Baird	Schuyler Marshall
Robin Blakely	Butch McCaslin
Leslie Choice	Dr. Glenn Owen
Stephen Cockerman	Trevor Palacio
Scott Collier	Heather Roberts
Jon S. Halbert	Tarik Rodgers
Fredrick Halfpap	Dave Shipley (Chair)
Wilton Hollins	Stan Shipley
Tonia Howard	Craig Spaulding
Guawn Jones	Kevin Thomason
Valerie Kenner	

August 12, 2015

**WHEREAS**, on January 28, 2015, City Council authorized a contract with CitySquare (formerly Central Dallas Ministries) with one twelve-month renewal option to provide Housing Relocation and Stabilization Services and Financial Assistance to single homeless individuals for the period December 1, 2014 through September 30, 2015, by Resolution No. 15-0167; and

**WHEREAS**, on June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) grant funds. Included in the budget is the Emergency Solutions Grant funding (Grant No. E-15-MC-48-0001) in the amount of \$1,209,806. The grant funds are available beginning October 1, 2015, contingent upon approval of the City's FY2015-16 Action Plan and execution of the grant agreements with HUD, by Resolution No. 15-1055; and

**WHEREAS**, rapid re-housing assistance helps people who are homeless move quickly into permanent housing and achieve stability in that housing; and

**WHEREAS**, the Emergency Solutions Grant funds will be used to provide housing stability case management to single homeless individuals at scattered-site housing throughout Dallas; and

**WHEREAS**, HUD has determined rapid re-housing as a priority under the Emergency Solutions Grant; **NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into a twelve-month renewal to the contract with CitySquare (formerly Central Dallas Ministries) to provide Housing Relocation and Stabilization Services and Financial Assistance to single homeless individuals for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is hereby authorized to disburse funds for the Emergency Solutions Grant contract from Dept. HOU, to Vendor No. VS0000000497, according to the attached Schedule in an amount not to exceed \$107,776.

**Section 3.** That the matching funds will be provided by the nonprofit agency as specified according to the attached Schedule.

**Section 4.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

## SCHEDULE

**CitySquare (formerly Central Dallas Ministries)  
2015-16 Emergency Solutions Grant  
October 1, 2015 through September 30, 2016**

<u>Fund</u>	<u>Unit</u>	<u>Object Code</u>	<u>Encumbrance Number</u>	<u>Description</u>	<u>Award Amount</u>	<u>Matching Funds</u>	<u>Source of Match</u>
ES15	656H	3099	CTGH184698	Rapid Re-Housing Financial Assistance	\$ 8,500	\$ 8,500	Donations, Salaries, Volunteers
ES15	657H	3099	CTGH184699	Rapid Re-Housing Housing Relocation & Stabilization	\$99,276	\$99,276	Donations, Salaries, Volunteers
<b>Total</b>					<b>\$107,776</b>	<b>\$107,776</b>	

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize a twelve-month renewal option to the contract with Shared Housing Center, Inc. to provide Housing Relocation and Stabilization Services and Financial Assistance to homeless families and individuals for the period October 1, 2015 through September 30, 2016 - Not to exceed \$113,550 - Financing: 2015-16 Emergency Solutions Grant Funds (\$113,550)

## **BACKGROUND**

On January 28, 2015 City Council authorized a contract with Shared Housing Center, Inc. with one twelve-month renewal option to provide housing stability case management services and financial assistance to homeless persons; the term of the contract being December 1, 2014 through September 30, 2015, by Resolution No. 15-0168.

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) grant funds, by Resolution No. 15-1055. Included in the budget is the Emergency Solutions Grant (Grant No. E-15-MC-48-0001) in the amount of \$1,209,806. The grant funds are available beginning October 1, 2015, contingent upon approval of the City's FY2015-16 Action Plan and execution of the grant agreements with HUD.

Shared Housing Center, Inc. celebrates thirty-one years of service in 2015. It was established in 1984 through a collaborative effort of Dallas social service agencies - Texas Department on Aging, National Shared Housing Resource Center and the Catholic Foundation - to promote and provide alternative housing options to underserved individuals, especially the elderly and the homeless. Shared Housing Center, Inc. received its 501(c)(3) status in 1987.

**BACKGROUND** (Continued)

The agency provides services to the homeless/near-homeless through its Homeshare and Intergenerational Group Residence. Homeshare pairs “home seekers” in need of affordable housing arrangements with “home providers” who own their own housing. Home providers are typically widowed older adults struggling financially to maintain their home and single parents with high mortgage payments and utilities. Home seekers are typically homeless, displaced homemakers, low-income families, fleeing domestic violence, etc. The agency also has grown from the original service of facilitating homeshare arrangements to one of purchasing, rehabilitating and managing group residence facilities (shelters).

The Intergenerational Group Residence program provides longer term residency to the homeless, but also a safety network of supportive services that provides opportunities to improve educational, social and economic status so that clients may regain independence, self-sufficiency and return to more traditional housing. Housing is provided up to 12 months to homeless single parents with children and older adults. During their stay, residents are offered direct services: case management, mental health counseling, children’s programs, crisis intervention, budgeting and financial management classes, assistance in securing permanent housing placement, and day care services.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15	2014-15	2015-16
	<u>Goal</u>	<u>Actual*</u>	<u>Goal</u>
Unduplicated Families to be Served	35	17	35
Unduplicated Seniors to be Served	5	3	5

\*YTD data through 6/1/2015 (6 months)

**OUTCOME MEASURES**

The Continuum of Care has established the following outcome measures for grantees and sub-recipients receiving funding under the Emergency Solutions Grant.

**Rapid Re-housing**

- Who maintained their permanent housing for 3 months (70%)
- Exiting to permanent housing destinations (70%)
- With higher income at program exit (30%)
- With more non-cash benefits at program exit (30%)
- Receiving case management (100%)

**BACKGROUND** (Continued)**MATCH REQUIREMENTS**

Shared Housing Center, Inc. must match Emergency Solutions Grant (ESG) funding dollar-for-dollar. Match total must equal or exceed the amount of ESG funds requested. Matching funds may consist of cash, the value of real property, equipment, goods or services, or purchase value of donated property, donated materials or building, including a lease time and services of volunteers, salary paid to staff, or professional services at current reasonable and customary rate.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On June 25, 2014, City Council adopted the FY2014-15 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) Grant Funds by Resolution No. 14-1001.

On August 13, 2014, City Council reconsidered and amended the FY 2014-15 Consolidated Plan Budget, by Resolution No. 14-1314.

On January 28, 2015 City Council authorized a contract with Shared Housing Center, Inc. with one twelve-month renewal option to provide Housing Relocation and Stabilization Services and Financial Assistance to homeless families and individuals for the period December 1, 2014 through September 30, 2015, by Resolution No. 15-0168.

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) grant funds. Included in the budget is the Emergency Solutions Grant funding (Grant No. E-15-MC-48-0001) in the amount of \$1,209,806. The grant funds are available beginning October 1, 2015, contingent upon approval of the City's FY2015-16 Action Plan and execution of the grant agreements with HUD, by Resolution No. 15-1055.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$113,550 - 2015-16 Emergency Solutions Grant Funds



**ETHNIC COMPOSITION****Shared Housing Center, Inc. (Board)**

Black Female	2	Black Male	0
White Female	4	White Male	8
Hispanic Female	0	Hispanic Male	1
Other Female	0	Other Male	0

**OWNER(S)****Shared Housing Center, Inc.**

## Board of Directors

Suzanne H. Felber, President  
Dawn Siemiet, Vice President  
Janis Hefley, Secretary  
Michael Cottrell, Treasurer  
Mary Barton  
Ikima Brown  
Daniel Buechler  
Kevin Dym  
Gloria Jelks  
Phil Kohut  
Chris Mainz  
Antoinette McGarrahan  
Tony Saucedo  
Steve Stephens  
Richard Wincorn

August 12, 2015

**WHEREAS**, on January 28, 2015 City Council authorized a contract with Shared Housing Center, Inc. with one twelve-month renewal option to provide Housing Relocation and Stabilization Services and Financial Assistance to provide housing stability case management services and financial assistance to homeless families and individuals for the period December 1, 2014 through September 30, 2015, by Resolution No. 15-0168; and

**WHEREAS**, on June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) grant funds. Included in the budget is the Emergency Solutions Grant funding (Grant No. E-15-MC-48-0001) in the amount of \$1,209,806. The grant funds are available beginning October 1, 2015, contingent upon approval of the City's FY2015-16 Action Plan and execution of the grant agreements with HUD; and

**WHEREAS**, rapid re-housing assistance helps people who are homeless move quickly into permanent housing and achieve stability in that housing; and

**WHEREAS**, the Emergency Solutions Grant funds will be used to provide housing stability case management to homeless families at scattered-site housing throughout Dallas; and

**WHEREAS**, HUD has determined rapid re-housing as a priority under the Emergency Solutions Grant; **NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into a twelve-month renewal option to the contract with Shared Housing Center, Inc., to provide Housing Relocation and Stabilization Services and Financial Assistance to homeless families and individuals for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is hereby authorized to disburse funds for the Emergency Solutions Grant contract from Dept. HOU, to Vendor No. 190813A, according to the attached Schedule in an amount not to exceed \$113,550.

**Section 3.** That the matching funds will be provided by the nonprofit agency as specified according to the attached Schedule.

**Section 4.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

## SCHEDULE

**Shared Housing Center, Inc.  
2015-16 Emergency Solutions Grant  
October 1, 2015 through September 30, 2016**

<u>Fund</u>	<u>Unit</u>	<u>Object Code</u>	<u>Encumbrance Number</u>	<u>Description</u>	<u>Award Amount</u>	<u>Matching Funds</u>	<u>Source of Match</u>
ES15	656H	3099	CTGH184696	Rapid Re-Housing Financial Assistance	\$ 2,500	\$ 2,500	Donations, Salaries, Volunteers
ES15	657H	3099	CTGH184697	Rapid Re-Housing Housing Relocation & Stabilization	\$111,050	\$111,050	Donations, Salaries, Volunteers
<b>Total</b>					<b>\$113,550</b>	<b>\$113,550</b>	

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize a twelve-month renewal option to the contract with The Family Place, Inc. to provide eligible Emergency Solutions Grant essential services and shelter operation to the homeless for the period October 1, 2015 through September 30, 2016 - Not to exceed \$72,518 - Financing: 2015-16 Emergency Solutions Grant Funds

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY 2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) grant funds. Included in the budget is \$1,209,806 in Emergency Solutions Grant funding (Grant No. E-15-MC-480001).

The Family Place, Inc. is a non-profit facility and was one of the first shelters for victims of domestic violence in the state of Texas in 1978. It is one of the first family violence service organizations in Texas with the mission to eliminate family violence. The Family Place allows up to a 45-day stay at the shelter location. Clients reside at the shelter an average of 39 days. The abused victim enters the program via the 24-hour Hotline or as a result of a referral from an outside social service agency. An intake and needs assessment is completed on each client. The needs assessment includes safety planning, which incorporates the victim's own personal objectives and action plan. Case managers assist clients in further goal setting in regard to housing and employment. Referrals for long-term counseling (as needed), furniture, securing clothing or any other client needs are also provided with the assistance of the shelter manager. The Family Place Child Development Center and School-Age Program serve families who reside in The Family Place Emergency Shelter and Transitional Housing Program and are an essential component of the overall service plan that allows homeless women to seek housing, education, and employment while their children are in a safe, nurturing environment. The Child Care Center is an early intervention program that concentrates on having a positive impact on the child's development, nutrition, health and the ability to learn.

**BACKGROUND** (Continued)

This center operates Monday through Friday from 7:30 a.m. to 4:30 p.m. The center is licensed by the Texas Department of Family and Protective Services (Child Care Division). Learning Center operates Monday through Friday from 8:30 a.m. to 3:30 p.m. and after-school hours are 3:30 p.m. to 5:00 p.m.; summer camp is Monday through Friday from 8:00 a.m. to 4:30 p.m.

## PERFORMANCE MEASURES

Number of Persons Assisted:	2014-15 <u>Goal</u>	*2014-15 <u>Actual</u>	2015-16 <u>Goal</u>
Essential Services	240	76	240
Shelter Operations	386	332	386

\*As of May 2015 billing

## OUTCOME MEASURES

The Continuum of Care has established the following outcome measures for grantees and sub-recipients receiving funding under the Emergency Solutions Grant.

## Emergency Shelter Services

Exiting to Temporary/Transitional Housing	70%
Exiting to Permanent Housing	70%
Receiving Case Management	100%

## Childcare

Receiving Case Management	100%
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**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On November 12, 2013, City Council authorized a twelve-month renewal option with The Family Place Inc. to provide eligible Emergency Solutions Grant essential services and shelter operations, by Resolution No. 13-1935.

On December 10, 2014, City Council authorized a contract with The Family Place, Inc. with one twelve month renewal option to provide eligible Emergency Solutions Grant essential services and shelter operation to the homeless, by Resolution No. 14-2103.

On June 10, 2015, City Council adopted the FY 2015-16 Consolidated Plan Budget for the U. S. Department of Housing and Urban Development (HUD) grant funds. Included in the budget is \$1,209,806 in Emergency Solutions Grant funding (Grant No. E-15-MC-480001), by Resolution No. 15-1055.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)** (Continued)

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$72,518 - 2015-16 Emergency Solutions Grant Funds

**ETHNIC COMPOSITION**

The Family Place, Inc. (Board)

Black Females	3	Black Males	4
White Females	25	White Males	12
Hispanic Females	1	Hispanic Males	3
Other Females	1	Other Males	0
Asian Females	1		

**OWNER(S)**

**The Family Place, Inc.**

Board of Directors

Azadeh Ajami	Loteet May
Dana Bechman	Kathrina McAfee
Laurie F. Berger	Ida McKinley
Stephen Bodwell	Patrick McLaughlin
Denise Bunkley	Amy Messersmith
Cheryl Cerminara	Abbie Meyering
Lillian Cho	Silvia Munoz
Mike Coffey	Lauren Mutti
Jon Crumley	Connie Nash
Jenifer Strauss Dannhauser	Toyin Ogun
Jane Darrow	Denise Parent
Jim Davis	Susan Paul
Kaleta Doolin	Kaki Roach
Clinton Encinias	Cass Robinson
Rosemary Fusaro	Len Ruby
Harold Ginsburg	Rudy Sanchez, Jr.
Joyce Goss	Tracy Skeans
Charlyn Holmes	Randy Sloan
Richard Lannelli	Brandy Taylor
Robin Ladik	Carolyn Tillery
Kristin Larimore	John Todd

**OWNER(S)** (Continued)

**The Family Place, Inc.**

Board of Directors

Nancy Loewe  
Doreen Manley  
Kevin Ann Marcyes  
Redding May

Jesse Villarreal  
Robert Weatherly  
Eric White  
Justin Winter

August 12, 2015

**WHEREAS**, on December 10, 2014, City Council authorized a contract with The Family Place, Inc. with one twelve-month renewal option to provide eligible Emergency Solutions Grant (ESG) essential services, Shelter operations, and homeless prevention services to the homeless, by Resolution No. 14-2103; and

**WHEREAS**, on June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan budget for the U.S. Department of Housing and Urban Development (HUD) Grant Funds. Included in the FY2015-16 Consolidated Plan budget is Emergency Solutions Grant (ESG) funding (Grant No. E-15-MC-48-0001) in the amount of \$1,209,806 by Resolution No. 15-1055; and

**WHEREAS**, the Emergency Solutions Grant funds will be used to provide housing emergency solution services, including temporary shelter that will assist the newest segment of the homeless population of families and children; and

**WHEREAS**, The Family Place, Inc. is a non-profit facility and one of the first shelters for victims of domestic violence in the state of Texas in 1978. It is one of the first family violence service organizations in Texas with the mission to eliminate family violence. They allow up to a 45-day stay at the shelter location;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into a twelve-month renewal option to the contract with The Family Place, Inc. to provide eligible Emergency Solutions Grant essential services and shelter operation to the homeless for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is hereby authorized to disburse funds for the Emergency Solutions Grant contract from Dept. HOU, to Vendor No. 243202, according to the attached Schedule in an amount not to exceed \$72,518.

**Section 3.** That the matching funds will be provided by the nonprofit agency as specified according to the attached Schedule.

**Section 4.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.



## SCHEDULE

The Family Place, Inc.  
2015-16 Emergency Solutions Grant  
October 1, 2015 through September 30, 2016

<u>Fund</u>	<u>Unit</u>	<u>Object Code</u>	<u>Encumbrance Number</u>	<u>Description</u>	<u>Award Amount</u>	<u>Matching Funds</u>	<u>Source of Match</u>
ES15	650H	3099	CTGH184722	Essential Srvs	\$30,000	\$30,000	Private Donations
ES15	651H	3099	CTGH184723	Shelter Opers	\$42,518	\$42,518	Private Donations
				<b>Total</b>	<b>\$72,518</b>	<b>\$72,518</b>	

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize the second twelve-month renewal option to the contract with Health Services of North Texas, Inc. to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016 - Not to exceed \$576,730 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2015 contingent upon approval of the City's FY2015-16 Action Plan and execution of grant agreements with HUD. The FY2015-16 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$5,637,374.

The City of Dallas has received HOPWA funds since 1993. HOPWA funds serve not only the City of Dallas, but also Dallas County and six other counties: Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall. This area is defined as the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA).

Health Services of North Texas, Inc. (formerly AIDS Services of North Texas, Inc.) currently provides HOPWA assistance to persons with HIV/AIDS residing in all seven of the rural/suburban counties within the Dallas EMSA. HOPWA assistance in Dallas County is provided through Interlocal Agreement with Dallas County Health and Human Services.

**BACKGROUND** (Continued)

Health Services of North Texas, Inc. is a non-profit agency located in Denton, with offices also located in Plano, providing quality medical and support services to persons living with HIV/AIDS in the rural and outer urban communities of North Texas. The agency was founded in 1988, and has been providing HOPWA scattered site housing assistance through Tarrant County since 1995, and through Dallas County since 1996. The agency's programs include outpatient medical care assistance; prescription and insurance assistance; HOPWA housing assistance; behavioral health counseling; medical and comprehensive case management assistance; food pantries; and transportation.

Under the HOPWA program, Health Services of North Texas, Inc. provides short-term emergency assistance and long-term tenant based rental assistance to low income persons living with HIV/AIDS primarily in Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall counties. The emergency assistance program includes short-term rent, mortgage, and utility payments, for up to 21 weeks in any 52 week period, to prevent the homelessness of the client. The tenant-based rental assistance program includes rent assistance (with a utility allowance) similar to the Section 8 voucher program. In addition to housing assistance, HOPWA clients also receive supportive services through case managers at each location who ensure that clients have access to other services in the Dallas area.

The agency provides services for non-English speaking clients through bilingual staff and by providing written materials in English and in Spanish.

Approval of this item will provide funding in the amount of \$576,730 to Health Services of North Texas, Inc. to continue providing HOPWA scattered site housing assistance primarily in Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall counties, as follows: \$405,000 in Emergency/Tenant Based Rental Assistance - Financial Assistance, \$134,000 in Emergency/Tenant Based Rental Assistance - Housing Services, and \$37,730 in Program Administration.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Emergency-unduplicated clients served	43	41	45
Tenant-based-unduplicated clients served	37	47	40
Total-unduplicated clients served	80	88	85

\*YTD data through 5/30/15 (8 months)

**BACKGROUND** (Continued)

## OUTCOME MEASURES

The intended outcome of HOPWA facility based housing assistance, as required by HUD, is: Housing Stability, measured by the percentage of clients who remain in stable housing at the end of each program year.

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Emergency - percent in stable housing	92%	95%	92%
Tenant-based - percent in stable housing	92%	127%	92%

\*YTD data through 5/30/15 (8 months)

\*\*TBD - Housing Stability for Emergency Assistance determined at year end

In FY2015-16, the agency will also collect and report data on access to care and support per HOPWA requirements.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized a contract with Health Services of North Texas, Inc. for scattered site housing assistance on September 22, 2010, by Resolution No. 10-2366.

Authorized a contract, with one twelve-month renewal option, with Health Services of North Texas, Inc. for scattered site housing assistance on September 28, 2011, by Resolution No. 11-2527.

Authorized the twelve-month renewal option with Health Services of North Texas, Inc. for scattered site housing assistance on September 12, 2012, by Resolution No. 12-2254.

Authorized a contract, with two twelve-month renewal options, with Health Services of North Texas, Inc. for scattered site housing assistance on September 11, 2013, by Resolution No. 13-1558.

Authorized the first twelve-month renewal option to the contract with AIDS Services of North Texas, Inc. for scattered site housing assistance on August 13, 2014, by Resolution No. 14-1224.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$576,730 - 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

**ETHNIC COMPOSITION****Health Services of North Texas, Inc. (Board)**

Black Female	1	Black Male	1
White Female	2	White Male	9
Hispanic Female	2	Hispanic Male	0
Other Female	0	Other Male	1

**OWNER(S)****Health Services of North Texas, Inc.**

## Board of Directors

Martin Mainja, President	Glen P. McKenzie
Jacqueline F. Jackson, Vice President	Herman J. Osterwijk
Joe McCarley, Secretary	Christopher Redden
Todd R. Gibson, Treasurer	Randy L. Robinson
Louise Baldwin	Clara Sanchez
Derrell Bulls, Ph.D.	Danny J. Sullivan
Jerry Garrett	Chris Watts
Gloria Herron	
Cordelia Ikegwuoha	

August 12, 2015

**WHEREAS**, Housing Opportunities for Persons with AIDS (HOPWA) grant funds received from the U.S. Department of Housing and Urban Development (HUD) have been designated to provide services to low-income persons with HIV/AIDS and HIV-related illness and their families; and

**WHEREAS**, the FY2015-16 Consolidated Plan Budget includes the HOPWA grant from the U.S. Department of Housing and Urban Development in the amount of \$5,637,374; and

**WHEREAS**, the City of Dallas seeks to enter into the second twelve month renewal option to the contract with Health Services of North Texas, Inc. to continue providing these services under the HOPWA entitlement grant; and

**WHEREAS**, this contract is funded by FY2015-16 HOPWA Grant funds; and

**WHEREAS**, the FY2015-16 HOPWA Grant funds are available beginning October 1, 2015, and are contingent upon the U.S. Department of Housing and Urban Development's approval of the City's FY2015-16 Action Plan and execution of the grant agreements;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into the second twelve-month renewal option to the contract, with Health Services of North Texas, Inc., to provide scattered site housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is authorized to disburse, in periodic payments to Health Services of North Texas, Inc., an amount not to exceed \$576,730 from Fund HW15, Dept. HOU, Object Code 3099, Vendor No. 516465, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>	<u>Encumbrance</u>	<u>Description</u>	<u>Amount</u>
HW15	670H	3099	CTGH184724	E/TBRA - Financial Assistance	\$405,000
HW15	671H	3099	CTGH184725	E/TBRA - Housing Services	\$134,000
HW15	676H	3099	CTGH184726	Program Admin/Project Sponsors	<u>\$ 37,730</u>
<b>Total</b>					<b>\$576,730</b>

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide a master leasing program for homeless persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016 - Not to exceed \$338,810 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2015 contingent upon approval of the City's FY2015-16 Action Plan and execution of grant agreements with HUD. The FY2015-16 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$5,637,374.

The City of Dallas has received HOPWA funds since 1993. HOPWA funds serve not only the City of Dallas, but also Dallas County and six other counties: Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall. This area is defined as the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA).

Legacy Counseling Center, Inc. (Legacy) currently provides a HOPWA master leasing program with a project-based rental assistance component for homeless persons living with HIV/AIDS. Legacy also provides HOPWA facility based housing assistance and HOPWA housing information services and resource identification for persons living with HIV/AIDS under separate contracts. Legacy is a non-profit agency located in the Oak Lawn area. Legacy was founded in 1989, and has been providing services to the HIV/AIDS impacted population of Dallas and surrounding counties for the past 25 years. Legacy's programs fall under three categories of services - mental health, substance abuse, and housing. Mental health and substance abuse services include individual, couple, and family therapy and support groups for persons impacted by the HIV/AIDS epidemic, including crisis counseling as well as short- and long-term therapy.

**BACKGROUND** (Continued)

Under the master leasing program, Legacy leases a combination of one and two-bedroom units under a master lease with a private landlord, and subleases those units to homeless persons with HIV/AIDS for independent, long-term living. The master leasing program covers the cost of rent and utilities (less the required tenant portion), along with other costs to operate the units. Legacy manages the leased units to ensure that rent and utilities are paid, the units are ready for move-in and maintained properly, and the terms of both the master lease and the sub-lease are being met. Legacy also provides a housing case manager to provide support for the client in maintaining housing stability and access to care and services.

Legacy also provides services for non-English speaking clients through bilingual staff and by providing written materials in English and in Spanish.

Approval of this item will provide funding in the amount of \$338,810 to Legacy to provide HOPWA master leasing, as follows: \$254,400 in Housing Facility Operations, \$62,245 in Supportive Services, and \$22,165 in Program Administration.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Unduplicated clients served	30	49	30

\*YTD data through 5/31/15 (8 months)

**OUTCOME MEASURES**

The intended outcome of HOPWA facility based housing assistance, as required by HUD, is: Housing Stability, measured by the percentage of clients who remain in stable housing at the end of each program year.

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Percent in stable housing	92%	92%	92%

\*YTD data through 5/31/15 (8 months)

In FY2015-16, the agency will also collect and report data on access to care and support per HOPWA requirements.



**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized a twelve-month contract, with two twelve-month renewal options, with Legacy Counseling Center, Inc. for a master leasing program on September 11, 2013, by Resolution No. 13-1561.

Authorized the first twelve-month renewal option to the contract with Legacy Counseling Center, Inc. for a master leasing program on August 13, 2014, by Resolution No. 14-1227.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$338,810 - 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

**ETHNIC COMPOSITION**

Legacy Counseling Center, Inc. (Board)

Black Female	0	Black Male	0
White Female	3	White Male	7
Hispanic Female	0	Hispanic Male	1
Other Female	0	Other Male	0

**OWNER(S)**

**Legacy Counseling Center, Inc.**

Board of Directors

Steve Weir, Chair	Ron Brady
Pamela Roberts, Vice Chair	Gregg Gunter
Roberta McDonald, Secretary	John Horany
Wade Hyde, Treasurer	Patricia Horton
Justin Anderson	Vince Martinez
Scott Becker	

August 12, 2015

**WHEREAS**, Housing Opportunities for Persons with AIDS (HOPWA) grant funds received from the U.S. Department of Housing and Urban Development have been designated to provide services to low-income persons with HIV/AIDS and HIV-related illness and their families; and

**WHEREAS**, the FY2015-16 Consolidated Plan Budget includes the HOPWA grant from the U.S. Department of Housing and Urban Development in the amount of \$5,637,374; and

**WHEREAS**, Legacy Counseling Center, Inc. currently provides a HOPWA master leasing program for homeless persons living with HIV/AIDS; and

**WHEREAS**, the City of Dallas seeks to enter into the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide these services under the HOPWA entitlement grant; and

**WHEREAS**, this contract is funded by FY2015-16 HOPWA Grant funds; and

**WHEREAS**, the FY2015-16 HOPWA Grant funds are available beginning October 1, 2015, and are contingent upon the U.S. Department of Housing and Urban Development's approval of the City's FY2015-16 Action Plan and execution of the grant agreements;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into the second twelve-month renewal option to the contract, with Legacy Counseling Center, Inc. to provide a master leasing program for homeless persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is authorized to disburse, in periodic payments to Legacy Counseling Center, Inc., an amount not to exceed \$338,810, from Fund HW15, Dept. HOU, Object Code 3099, Vendor No. 502679, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>	<u>Encumbrance</u>	<u>Description</u>	<u>Amount</u>
HW15	672H	3099	CTGH184711	Housing Facilities Operation	\$254,400
HW15	673H	3099	CTGH184712	Supportive Services	\$ 62,245
HW15	676H	3099	CTGH184713	Program Admin/Project Sponsors	<u>\$ 22,165</u>
				<b>Total</b>	<b>\$338,810</b>

August 12, 2015

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide facility based housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016 - Not to exceed \$262,267 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2015 contingent upon approval of the City's FY2015-16 Action Plan and execution of grant agreements with HUD. The FY2015-16 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$5,637,374.

The City of Dallas has received HOPWA funds since 1993. HOPWA funds serve not only the City of Dallas, but also Dallas County and six other counties: Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall. This area is defined as the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA).

Legacy Counseling Center, Inc. (Legacy) currently provides HOPWA facility based housing assistance and hospice/respite care to critically ill persons living with HIV/AIDS. Legacy also provides HOPWA housing information services and resource identification for persons living with HIV/AIDS and HOPWA master leasing program for homeless persons living with HIV/AIDS under separate contracts.

Legacy is a non-profit agency located in the Oak Lawn area. Legacy was founded in 1989, and has been providing services to the HIV/AIDS impacted population of Dallas and surrounding counties for the past 25 years. Legacy's programs fall under three categories of services - mental health, substance abuse, and housing.

**BACKGROUND** (Continued)

Mental health and substance abuse services include individual, couple, and family therapy and support groups for persons impacted by the HIV/AIDS epidemic, including crisis counseling and short- and long-term therapy.

Under its special care housing program, Legacy provides housing and hospice/respice care in a home-like setting at the Legacy Founder's Cottage, located in Oak Cliff (75208) and comprised of seven single room occupancy units. The facility serves critically ill people living with AIDS, focusing on alleviating their pain and suffering and providing comfort and support during the final stages of the disease (typically in the last six months of life).

Supportive services for this high need population consist of 24-hour around-the-clock care (including housing, prepared meals, volunteer based support, and comprehensive case management, as well as access to medical care, transportation, medications, and counseling) for individuals too sick to care from themselves.

Legacy also provides services for non-English speaking clients through bilingual staff and by providing written materials in English and in Spanish.

Approval of this item will provide funding in the amount of \$262,267 to Legacy to continue providing HOPWA facility based housing assistance, as follows: \$49,314 in Housing Facility Operations, \$195,796 in Supportive Services, and \$17,157 in Program Administration.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Unduplicated clients served	26	21	26

\*YTD data through 5/31/15 (8 months)

**BACKGROUND** (Continued)

## OUTCOME MEASURES

The intended outcome of HOPWA facility based housing assistance, as required by HUD, is: Housing Stability, measured by the percentage of clients who remain in stable housing at the end of each program year.

	2014-15	2014-15	2015-16
	<u>Goal</u>	<u>Actual*</u>	<u>Goal</u>
Percent in stable housing	92%	90%	92%

\*YTD data through 5/31/15 (8 months)

In FY2015-16, the agency will also collect and report data on access to care and support per HOPWA requirements.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized a secured, no interest forgivable loan agreement with Legacy Counseling Center, Inc. on October 13, 2010, by Resolution No. 10-2569.

Authorized a twelve-month contract with Legacy Counseling Center, Inc. for facility based housing assistance on September 28, 2011, by Resolution No. 11-2528.

Authorized the twelve-month renewal option to the contract with Legacy Counseling Center, Inc. for facility based housing assistance on August 8, 2012, by Resolution No. 12-1905.

Authorized a twelve-month contract, with two twelve-month renewal options contingent upon available funding, with Legacy Counseling Center, Inc. for facility based housing assistance on September 11, 2013, by Resolution No. 13-1559.

Authorized the first twelve-month renewal option to the contract with Legacy Counseling Center, Inc. for facility based housing assistance on August 13, 2014, by Resolution No. 14-1226.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$262,267 - 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

**ETHNIC COMPOSITION**

Legacy Counseling Center, Inc. (Board)

Black Female	0	Black Male	0
White Female	3	White Male	7
Hispanic Female	0	Hispanic Male	1
Other Female	0	Other Male	0

**OWNER(S)**

**Legacy Counseling Center, Inc.**

Board of Directors

Steve Weir, Chair	Ron Brady
Pamela Roberts, Vice Chair	Gregg Gunter
Roberta McDonald, Secretary	John Horany
Wade Hyde, Treasurer	Patricia Horton
Justin Anderson	Vince Martinez
Scott Becker	

August 12, 2015

**WHEREAS**, Housing Opportunities for Persons with AIDS (HOPWA) grant funds received from the U.S. Department of Housing and Urban Development have been designated to provide services to low-income persons with HIV/AIDS and HIV-related illness and their families; and

**WHEREAS**, the FY2015-16 Consolidated Plan Budget includes the HOPWA grant from the U.S. Department of Housing and Urban Development in the amount of \$5,637,374; and

**WHEREAS**, Legacy Counseling Center, Inc. currently provides HOPWA facility based housing assistance; and

**WHEREAS**, the City of Dallas seeks to enter into the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to continue providing these services under the HOPWA entitlement grant; and

**WHEREAS**, this contract is funded by FY2015-16 HOPWA Grant funds; and

**WHEREAS**, the FY2015-16 HOPWA Grant funds are available beginning October 1, 2015, and are contingent upon the U.S. Department of Housing and Urban Development's approval of the City's FY2015-16 Action Plan and execution of the grant agreements;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into the second twelve-month renewal option to the contract, with Legacy Counseling Center, Inc. to provide facility based housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is authorized to disburse, in periodic payments to Legacy Counseling Center, Inc., an amount not to exceed \$262,267, from Fund HW15, Dept. HOU, Object Code 3099, Vendor No. 502679, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>		<u>Encumbrance</u>	<u>Description</u>	
HW15	672H	3099	CTGH184705		Housing Facilities Operation	\$ 49,314
HW15	673H	3099	CTGH184706		Supportive Services	\$195,796
HW15	676H	3099	CTGH184707		Program Admin/Project Sponsors	<u>\$ 17,157</u>
				<b>Total</b>		<b>\$262,267</b>



August 12, 2015

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide housing information services and resource identification for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016 - Not to exceed \$135,975 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds (\$133,755) and 2014-15 Housing Opportunities for Persons with AIDS Grant Funds (\$2,220)

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2015 contingent upon approval of the City's FY2015-16 Action Plan and execution of grant agreements with HUD.

The FY2015-16 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$5,637,374. The FY2014-15 Consolidated Plan Budget has unexpended funds remaining. HOPWA grant funds have a period of three years from time of award by HUD in which to be expended.

The City of Dallas has received HOPWA funds since 1993. HOPWA funds serve not only the City of Dallas, but also Dallas County and six other counties: Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall. This area is defined as the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA).

Legacy Counseling Center, Inc. (Legacy) currently provides HOPWA housing information services and resource identification for persons living with HIV/AIDS. Legacy also provides HOPWA facility based housing assistance and hospice/respite care to critically ill HIV+ persons at the Legacy Founders Cottage and HOPWA master leasing program for homeless persons living with HIV/AIDS under separate contracts.

**BACKGROUND** (Continued)

Legacy is a non-profit agency located in the Oak Lawn area. Legacy was founded in 1989, and has been providing services to the HIV/AIDS impacted population of Dallas and surrounding counties for the past 25 years. The agency's programs fall under three categories of services – mental health, substance abuse, and housing.

Under HOPWA housing information services and resource identification, Legacy operates an HIV housing resource center, which serves as a central/coordinated access point for persons with HIV/AIDS experiencing a housing crisis to receive information and direct, one-on-one assistance in locating and accessing community-based housing resources in the eight-county Dallas EMSA. The resource center includes a website and on-line searchable database of housing resources (HIV and non-HIV specific). Legacy collaborates and acts as an HIV liaison with multiple housing programs in the community to catalogue housing resources and keep the database content up-to-date.

Legacy also provides services for non-English speaking clients through bilingual staff and by providing written materials in English and in Spanish.

Approval of this item will provide funding in the amount of \$135,975 to Legacy to continue providing an HIV housing resource center, website, and on-line database, as follows: \$127,080 in Housing Information Services/Resource Identification and \$8,895 in Program Administration.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Unduplicated clients served	225	227	230

\*YTD data through 5/31/15 (8 months)

**BACKGROUND** (Continued)

## OUTCOME MEASURES

The intended outcome of HOPWA housing assistance, as required by HUD, is: Housing Stability, measured by the percentage of clients who are in stable housing at the end of each program year.

	2014-15	2014-15	2015-16
	<u>Goal</u>	<u>Actual*</u>	<u>Goal</u>
Percent in stable housing	92%	TBD**	92%

\*YTD data through 5/31/15 (8 months)

\*\*TBD - Housing Stability for placed clients determined at year end

In FY2015-16, the agency will also collect and report data on access to care and support per HUD reporting requirements.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized a twelve-month contract with Legacy Counseling Center, Inc. for housing information services and resource identification on October 24, 2012, by Resolution No. 12-2659.

Authorized a twelve-month contract, with two twelve-month renewal options contingent upon available funding, with Legacy Counseling Center, Inc. for housing information services and resource identification on September 11, 2013, by Resolution No. 13-1560.

Authorized the first twelve-month renewal option to the contract with Legacy Counseling Center, Inc. for housing information and resource identification on August 13, 2014, by Resolution No. 14-1225.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$133,755 - 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

\$ 2,220 - 2014-15 Housing Opportunities for Persons with AIDS Grant Funds

**ETHNIC COMPOSITION**

Legacy Counseling Center, Inc. (Board)

Black Female	0	Black Male	0
White Female	3	White Male	7
Hispanic Female	0	Hispanic Male	1
Other Female	0	Other Male	0

**OWNER(S)**

**Legacy Counseling Center, Inc.**

Board of Directors

Steve Weir, Chair	Ron Brady
Pamela Roberts, Vice Chair	Gregg Gunter
Roberta McDonald, Secretary	John Horany
Wade Hyde, Treasurer	Patricia Horton
Justin Anderson	Vince Martinez
Scott Becker	

August 12, 2015

**WHEREAS**, Housing Opportunities for Persons with AIDS (HOPWA) grant funds received from the U.S. Department of Housing and Urban Development have been designated to provide services to low-income persons with HIV/AIDS and HIV-related illness and their families; and

**WHEREAS**, the FY2015-16 Consolidated Plan Budget includes the HOPWA grant from the U.S. Department of Housing and Urban Development in the amount of \$5,637,374; and

**WHEREAS**, Legacy Counseling Center, Inc. currently provides HOPWA housing information services and resource identification; and

**WHEREAS**, the City of Dallas seeks to enter into the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide these services funded under the FY2015-16 HOPWA Grant funds and unexpended FY2014-15 HOPWA Grant funds; and

**WHEREAS**, the FY2015-16 HOPWA Grant funds are available beginning October 1, 2015, and are contingent upon the U.S. Department of Housing and Urban Development's approval of the City's FY2015-16 Action Plan and execution of the grant agreements;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into the second twelve-month renewal option to the contract with Legacy Counseling Center, Inc. to provide housing information services and resource identification for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is authorized to disburse, in periodic payments to Legacy Counseling Center, Inc., an amount not to exceed \$2,220 from Fund HW14, Dept. HOU, Object Code 3099, Vendor No. 502679, and an amount not to exceed \$133,755, from Fund HW15, Dept. HOU, Object Code 3099, Vendor No. 502679, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>	<u>Encumbrance</u>	<u>Description</u>	<u>Amount</u>
HW14	484G	3099	CTGH184708	Hsg Info Srvcs/Res Identification	\$ 2,220
HW15	674H	3099	CTGH184709	Hsg Info Srvcs/Res Identification	\$124,860
HW15	676H	3099	CTGH184710	Program Admin/Project Sponsors	\$ 8,895
<b>Total</b>					<b>\$135,975</b>

August 12, 2015

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize the second twelve-month renewal option to the contract with My Second Chance, Inc. to provide facility based housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016 - Not to exceed \$180,970 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2015 contingent upon approval of the City's FY2015-16 Action Plan and execution of grant agreements with HUD. The FY2015-16 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$5,637,374.

The City of Dallas has received HOPWA funds since 1993. HOPWA funds serve not only the City of Dallas, but also Dallas County and six other counties: Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall. This area is defined as the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA).

My Second Chance, Inc. is a non-profit agency located in southern Dallas County. The agency was founded in 1999, and has been providing ongoing gender specific recovery support services and supportive housing to substance abuse women 18 and older who are HIV positive, victims of family violence, formerly incarcerated, homeless, former commercial sex workers, and/or veterans with co-occurring mental health issues since August 2007.

My Second Chance, Inc. currently provides residential supportive housing for HIV positive women at its facility located in South Dallas (75216). The facility is comprised of three bedrooms with double occupancy for a total of six beds dedicated entirely to HIV positive women.



**BACKGROUND** (Continued)

In addition to safe, stable living accommodations and nutritious meals, all program participants receive case management, supportive services (such as life skills training, job readiness, employment coaching, and computer training), recovery coaching, relapse prevention, aftercare and follow-up services, as well as access to medical and mental health care.

Further, the agency provides services for non-English speaking clients through bilingual resources available in the community and by providing written materials in English and in Spanish where possible.

Approval of this item will provide funding in the amount of \$180,970 to My Second Chance, Inc. to continue providing HOPWA facility based housing assistance, as follows: \$63,735 in Housing Facility Operations, \$105,400 in Supportive Services, and \$11,835 in Program Administration.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Unduplicated clients served	22	8	22

\*YTD data through 6/30/13 (8 months); lower clients served due to longer than expected lengths of stay.

**OUTCOME MEASURES**

The intended outcome of HOPWA facility based housing assistance, as required by HUD, is: Housing Stability, measured by the percentage of clients who remain in stable housing at the end of each program year.

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Percent in stable housing	92%	TBA%	92%

\*Actual data will be reported at the end of the year

In FY2015-16, the agency will also collect and report data on access to care and support per HOPWA requirements.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized a contract with My Second Chance, Inc. for facility based housing assistance on September 22, 2010, by Resolution No. 10-2368.

Authorized a twelve-month contract, with one twelve-month renewal option with My Second Chance, Inc. to provide facility based housing assistance on September 28, 2011, by Resolution No. 11-2529.

Authorized the twelve-month renewal option with My Second Chance, Inc. to provide facility based housing assistance on September 12, 2012, by Resolution No. 12-2255.

Authorized a contract, with two twelve-month renewal options, with My Second Chance, Inc. to provide facility based housing assistance on September 11, 2013, by Resolution No. 13-1562.

Authorized the first twelve-month renewal option to the contract with My Second Chance, Inc. to provide facility based housing assistance on August 13, 2014, by Resolution No. 14-1228.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$180,970 - 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

**ETHNIC COMPOSITION**

My Second Chance, Inc. (Board)

Black Female	6	Black Male	1
White Female	1	White Male	0
Hispanic Female	0	Hispanic Male	0
Other Female	0	Other Male	0

**OWNER(S)**

**My Second Chance, Inc.**

Board of Directors

Annette Sears, President	Amy Carena
Emily Boyce, Vice President	Kenneth Grant
Shirley Neal, Secretary	Tanya Miller
Betty Grant, Treasurer	Donna Randle

August 12, 2015

**WHEREAS**, Housing Opportunities for Persons with AIDS (HOPWA) grant funds received from the U.S. Department of Housing and Urban Development have been designated to provide services to low-income persons with HIV/AIDS and HIV-related illness and their families; and

**WHEREAS**, the FY2015-16 Consolidated Plan Budget includes the HOPWA grant from the U.S. Department of Housing and Urban Development in the amount of \$5,637,374; and

**WHEREAS**, the City of Dallas seeks to enter into a contract with My Second Chance, Inc. to continue providing these services under the HOPWA entitlement grant; and

**WHEREAS**, this contract is funded by FY2015-16 HOPWA Grant funds; and

**WHEREAS**, the FY2015-16 HOPWA Grant funds are available beginning October 1, 2015, and are contingent upon the U.S. Department of Housing and Urban Development's approval of the City's FY2015-16 Action Plan and execution of the grant agreements;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into the second twelve-month renewal option to the contract, with My Second Chance, Inc. to provide facility based housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the City Controller is authorized to disburse, in periodic payments to My Second Chance, Inc., an amount not to exceed \$180,970, from Fund HW15, Dept. HOU, Object Code 3099, Vendor No. VS0000020290, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>	<u>Encumbrance</u>	<u>Description</u>	<u>Amount</u>
HW15	672H	3099	CTGH184727	Housing Facilities Operation	\$ 63,735
HW15	673H	3099	CTGH184728	Supportive Services	\$105,400
HW15	676H	3099	CTGH184729	Program Admin/Project Sponsors	<u>\$ 11,835</u>
<b>Total</b>					<b>\$180,970</b>

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize the second twelve-month renewal option to the contract with Open Arms Inc. dba Bryan's House to provide child care for HIV infected/affected children services for low-income persons living with HIV/AIDS in the Dallas service area for the period October 1, 2015 through September 30, 2016 - Not to exceed \$53,625 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2015 contingent upon approval of the City's FY2015-16 Action Plan and execution of grant agreements with HUD. The FY2015-16 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$5,637,374.

The City of Dallas has received HOPWA funds since 1993. HOPWA funds serve not only the City of Dallas, but also Dallas County and six other counties: Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall. This area is defined as the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA).

Open Arms Inc. dba Bryan's House is a nonprofit agency located in western Dallas County. The agency was founded in 1988 and has opened its doors as a safe haven for children and families affected by HIV and AIDS. Child care services are provided at Bryan's House's 12,000 square foot childcare facility located at 3610 Pipestone Road, Dallas, TX 75212. The program is available for children impacted by HIV/AIDS or other health needs who go home at night to be with their families, but who come during the day so that their parent(s) can work, attend school or job training programs or otherwise pursue self-sufficiency, attend a medical or social service appointment, or attend to other needs. After-school and summer programs are also offered for children impacted by HIV/AIDS who attend traditional school.

**BACKGROUND** (Continued)

On September 20, 2012, a contract between the City of Dallas and Open Arms Inc. dba Bryan's House was approved by Administrative Action No. 12-2468 for the provision of child care for HIV infected/affected children.

On August 21, 2013, a contract between the City of Dallas and Open Arms Inc. dba Bryan's House was approved by Administrative Action No. 13-6157 for the provision of child care for HIV infected/affected children.

On September 10, 2014, a contract between the City of Dallas and Open Arms Inc. dba Bryan's House was approved by Administrative Action No. 14-6659 for the provision of child care for HIV infected/affected children.

Approval of this item will provide funding in the amount of \$53,625 to Open Arms Inc. dba Bryan's House to continue to provide child care for HIV infected/affected children services for low-income persons living with HIV/AIDS in the Dallas service area, as follows: \$53,625 in Supportive Services.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Unduplicated clients served	25	15	30

\*YTD data through 6/30/15 (8 months); lower clients served due to longer than expected lengths of stay.

**OUTCOME MEASURES**

The intended outcome of HOPWA Housing and Supportive Services assistance re to improve access to care and support for persons assisted by the HOPWA program.

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Households receiving medically managed Care.	92%	TBA%	92%

\*Actual data will be reported at the end of the year

In FY2015-16, the agency will also collect and report data on access to care and support per HOPWA requirements.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$53,625 - 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

**ETHNIC COMPOSITION**

Open Arms Inc. dba Bryan's House (Board)

Black Female	1	Black Male	2
White Female	14	White Male	13
Hispanic Female	0	Hispanic Male	1
Other Female	0	Other Male	0

**OWNER(S)****Open Arms Inc. dba Bryan's House**

Board of Directors

Lisa Genecove, President	Donna German
J. Scott Stafford, Vice President	Linda Hall
Paul Riddle, Secretary	Tommy Haskins, Jr.
Jeff Miller, Treasurer	Clay Hosterman
Brandon Bloom	Lance Leslie
Homer Brown	Jean Shakley Raub
Julie Chandler	Antonio Rocha
Mara Chase	Nancy Roe
Bill Corrigan	Honey Rothermel
Betsy Cullum	Stacy Roush
Elizabeth Dacus	Ryan Scripps
Helen Dorsey	Ken Sheffield
Archie Drake	Tinsley Sllcox
Kelli Evans	Christopher Williams
Ryan Friend	Stuart Newsome
Jessie Whitt Garner	

August 12, 2015

**WHEREAS**, Housing Opportunities for Persons with AIDS (HOPWA) grant funds received from the U.S. Department of Housing and Urban Development (HUD) have been designated to provide services to low-income persons with HIV/AIDS and HIV-related illness and their families; and

**WHEREAS**, the FY2015-16 Consolidated Plan Budget includes the HOPWA grant from the U.S. Department of Housing and Urban Development in the amount of \$5,637,374; and

**WHEREAS**, the City of Dallas seeks to enter into the second twelve month renewal option to the contract with Open Arms Inc. dba Bryan's House to continue to provide child care for HIV infected/affected children services for low-income persons living with HIV/AIDS in the Dallas service area; and

**WHEREAS**, this contract is funded by FY2015-16 HOPWA Grant funds; and

**WHEREAS**, the FY2015-16 HOPWA Grant funds are available beginning October 1, 2015, and are contingent upon the U.S. Department of Housing and Urban Development's approval of the City's FY2015-16 Action Plan and execution of the grant agreements;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into the second twelve month renewal option to the contract, with Open Arms Inc. dba Bryan's House to provide child care for HIV infected/affected children services for low-income persons living with HIV/ for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

**Section 2.** That the Chief Financial Officer is authorized to disburse, in periodic payments to Open Arms Inc. dba Bryan's House an amount not to exceed \$53,625 from Fund HW15, Dept. HOU, Object Code 3099, Vendor No. 266376, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>	<u>Encumbrance</u>	<u>Description</u>	<u>Amount</u>
HW15	673H	3099	CTGH184730	Supportive Services	\$53,625
<b>Total</b>					<b>\$53,625</b>

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** All

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** N/A

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## **SUBJECT**

Authorize the second twelve-month renewal option to the contract with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas to provide facility based housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016 - Not to exceed \$1,177,620 - Financing: 2015-16 Housing Opportunities for Persons with AIDS Grant Funds (\$883,265) and 2014-15 Housing Opportunities for Persons with AIDS Grant Funds (\$294,355)

## **BACKGROUND**

On June 10, 2015, City Council adopted the FY2015-16 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2015 contingent upon approval of the City's FY2015-16 Action Plan and execution of grant agreements with HUD.

The FY2015-16 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$5,637,374. The FY2014-15 Consolidated Plan Budget has unexpended funds remaining. HOPWA grant funds have a period of three years from time of award by HUD in which to be expended.

The City of Dallas has received HOPWA funds since 1993. HOPWA funds serve not only the City of Dallas, but also Dallas County and six other counties: Collin, Denton, Ellis, Hunt, Kaufman, and Rockwall. This area is defined as the Dallas Eligible Metropolitan Statistical Area (Dallas EMSA).

PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas currently provides HOPWA facility based housing assistance for persons living with HIV/AIDS.



**BACKGROUND** (Continued)

AIDS Services of Dallas is a non-profit agency located in the southwestern part of the city. The agency was founded in 1987, with its mission being to create and strengthen healthy communities through the delivery of quality, affordable, service-enriched housing for individuals and families living with HIV/AIDS. The agency has been providing supportive housing services continually since April 1987.

Under this program, the agency provides housing and supportive services to low-income and formerly homeless persons living with HIV/AIDS and their families in four apartment communities (125 units) that are licensed by the Texas Department of State Health Services as special care facilities. The properties are located in North Oak Cliff (75203), south of the Trinity River and adjacent to the Central Business District.

In addition to a privately-configured, furnished apartment, ASD residents receive home health care, comprehensive case management, volunteer support, medical case management, food services, and transportation. The agency provides services for non-English speaking clients through bilingual staff and by providing written materials in English and in Spanish.

Approval of this item will provide funding in the amount of \$1,177,620 to AIDS Services of Dallas to continue providing HOPWA facility based housing assistance, as follows: \$407,120 in Housing Facility Operations, \$693,460 in Supportive Services, and \$77,040 in Program Administration.

**PERFORMANCE MEASURES**

Number of Persons Assisted:

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Unduplicated clients served at Ewing	24	26	24
Unduplicated clients served at Hillcrest	75	72	75
Unduplicated clients served at Revlon	28	29	28
Unduplicated clients served at Spencer	13	12	13
Total unduplicated clients served	140	139	140

\*YTD data through 5/31/15 (8 months)

**BACKGROUND** (Continued)

## OUTCOME MEASURES

The intended outcome of HOPWA facility based housing assistance, as required by HUD, is: Housing Stability, measured by the percentage of clients who remain in stable housing at the end of each program year.

	2014-15 <u>Goal</u>	2014-15 <u>Actual*</u>	2015-16 <u>Goal</u>
Percent in stable housing at Ewing	92%	100%	92%
Percent in stable housing at Hillcrest	92%	97%	92%
Percent in stable housing at Revlon	92%	100%	92%
Percent in stable housing at Spencer	92%	92%	92%

\*YTD data through 5/31/15 (8 months)

In FY2015-16, the agency will also collect and report data on access to care and support per HOPWA's requirements.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized a secured, no interest forgivable loan agreement with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas, for non-substantial rehabilitation at Hillcrest House, on February 13, 2013, by Resolution No. 13-0327.

Authorized a twelve-month contract with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas for facility based housing assistance on September 11, 2013, by Resolution No. 13-1563.

Authorized the first twelve-month renewal option to the contract with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas for facility based housing assistance on August 13, 2014, by Resolution No. 14-1229.

Authorized a secured, no interest forgivable loan agreement with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas, for non-substantial rehabilitation at Ewing Center, on October 22, 2014, by Resolution No. 14-1793.

Authorized a secured, no interest forgivable loan agreement with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas, for non-substantial rehabilitation at Spencer Gardens, on October 22, 2014, by Resolution No. 14-1794.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

\$883,265 - 2015-16 Housing Opportunities for Persons with AIDS Grant Funds

\$294,355 - 2014-15 Housing Opportunities for Persons with AIDS Grant Funds

**ETHNIC COMPOSITION**

Black Female	1	Black Male	2
White Female	4	White Male	17
Hispanic Female	2	Hispanic Male	1
Other Female	0	Other Male	2

**OWNER(S)**

**PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas**

Board of Directors

Don Neubauer, Chair	James Lightfoot
Donald Mercer, Vice Chair	Arlene Miller
Karen Charleston, Secretary	David Nelson
William Early, Treasurer	Ashley Peña
Jacque Borel	Rich Perry
Michael Bursey	Ian Sadler
Charles Calise	JoAnn Schauf
Debbie Ochoa Duncan	Budi Sutomo
Mark Edgell	Wayne Thomas
Jennifer Greenlee	Jonathan Thorne
Robert Helm	Jennifer Thornton
Bruce Jaster	Sharon Valenti
Domingo Jimenez	Hon. Ernie White
Matthew Jones	William Young, Jr.
Dennis Kershner	

August 12, 2015

**WHEREAS**, Housing Opportunities for Persons with AIDS (HOPWA) grant funds received from the U.S. Department of Housing and Urban Development have been designated to provide services to low-income persons with HIV/AIDS and HIV-related illness and their families; and

**WHEREAS**, the FY2015-16 Consolidated Plan Budget includes the HOPWA grant from the U.S. Department of Housing and Urban Development in the amount of \$5,637,374; and

**WHEREAS**, PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas provides HOPWA facility based housing assistance; and

**WHEREAS**, the City of Dallas seeks to enter into the second twelve-month renewal option to the contract with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas to continue providing these services under the HOPWA entitlement grant; and

**WHEREAS**, this contract is funded by FY2015-16 HOPWA Grant funds and unexpended FY2014-15 HOPWA Grant funds; and

**WHEREAS**, the FY2015-16 HOPWA Grant funds are available beginning October 1, 2015, and are contingent upon the U.S. Department of Housing and Urban Development's approval of the City's FY2015-16 Action Plan and execution of the grant agreements;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into the second twelve-month renewal option to the contract with PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas to provide facility based housing assistance for persons with HIV/AIDS for the period October 1, 2015 through September 30, 2016, and execute any and all documents required by the contract.

August 12, 2015

**Section 2.** That the Chief Financial Officer is authorized to disburse, in periodic payments to PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas, an amount not to exceed \$294,355, from HW14, Dept. HOU, Object Code 3099, Vendor No. 268632, and an amount not to exceed \$883,265, from HW15, Dept. HOU, Object Code 3099, Vendor No. 268632, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>	<u>Encumbrance</u>	<u>Description</u>	<u>Amount</u>
HW14	482G	3099	CTGH184714	Housing Facilities Operation	\$ 133,983
HW15	672H	3099	CTGH184715	Housing Facilities Operation	\$ 273,137
HW14	483G	3099	CTGH184716	Supportive Services	\$ 122,900
HW15	673H	3099	CTGH184717	Supportive Services	\$ 570,560
HW14	487G	3099	CTGH184718	Program Admin/Project Sponsors	\$ 37,472
HW15	676H	3099	CTGH184719	Program Admin/Project Sponsors	<u>\$ 39,568</u>
<b>Total</b>					<b>\$1,177,620</b>

**Section 3.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Economic Vibrancy

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** 4, 6

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** 43H 44J 65D

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## **SUBJECT**

Authorize a public hearing to be held on September 9, 2015 to receive comments on the proposed sale of six unimproved properties (list attached) acquired by the taxing authorities from the Sheriff to Dallas Neighborhood Alliance for Habitat, Inc., a qualified non-profit organization, under the HB110 process of the City's Land Transfer Program and the release of the City's non-tax liens included in the foreclosure judgment and post-judgment non-tax liens, if any - Financing: No cost consideration to the City

## **BACKGROUND**

The HB110 process of the City's Land Transfer Program, in accordance with Section 2-26 of the Dallas City Code ("Code") and with Section 253.010 of the Texas Local Government Code, permits the City to sell land, which the City has acquired as a trustee, for itself and the other taxing jurisdictions, from the Sheriff pursuant to the tax foreclosure process, to a qualified non-profit organization for the purpose of providing affordable housing, subject to the consent of the other taxing jurisdictions.

Property eligible for the HB110 process of the City's Land Transfer Program must be sold by quitclaim deed and include a possibility of reverter and right of re-entry, triggered under certain conditions, including if construction of affordable housing is not completed on the property within three years of the non-profit's receipt of the quitclaim deed. The quitclaim deed must also include deed restrictions that ensure the desired development of the property and maintain the affordability of the property as required by the Code. Per the Code, the sales price of each property is \$1,000 for up to 7,500 square feet of land plus \$0.133 for each additional square foot of land, which amount is distributed by the City to both the City and the other taxing jurisdictions in accordance with Section 34.06 of the Texas Tax Code, plus an amount equal to the actual fees charged for recording the Sheriff's deed and the quitclaim deed in the real property records. Prior to the approval of any sale, the Code requires that the City Council hold a public hearing to receive comments on the proposed sale of land and provide certain notices to the public.

**BACKGROUND (continued)**

Dallas Neighborhood Alliance for Habitat, Inc., submitted a proposal to construct six (6) single-family homes containing approximately 1,691 square feet on the six (6) unimproved HB110 process-eligible, Land Transfer Program properties, identified on Exhibit A, attached to the resolution, for purchase by low to moderate income homebuyer at a proposed sales price from \$85,000 to \$95,000 with construction to begin in September 2018.

This item calls for a public hearing on September 9, 2015, at 1:00 PM in the City Council Chambers, Dallas City Hall, 6th floor, 1500 Marilla Street, Dallas, Texas, to allow the public an opportunity to comment on the proposed sale of the six (6) unimproved properties to Habitat. At the close of the public hearing, the City Council will be asked to authorize the sale of the properties to Habitat by quitclaim deed and the release of the City's non-tax liens included in the foreclosure judgment and the post-judgment non-tax liens, if any.

In conformance with the Code, at least ten calendar days prior to the public hearing, a sign indicating the time and place of the public hearing will be placed on the property, notification of the public hearing will be mailed to property owners within 200 feet of the property, and notice of the public hearing will be published in the Dallas Morning News.

**PRIOR ACTION/REVIEW (Council, Boards, Commissions)**

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

No cost consideration to the City

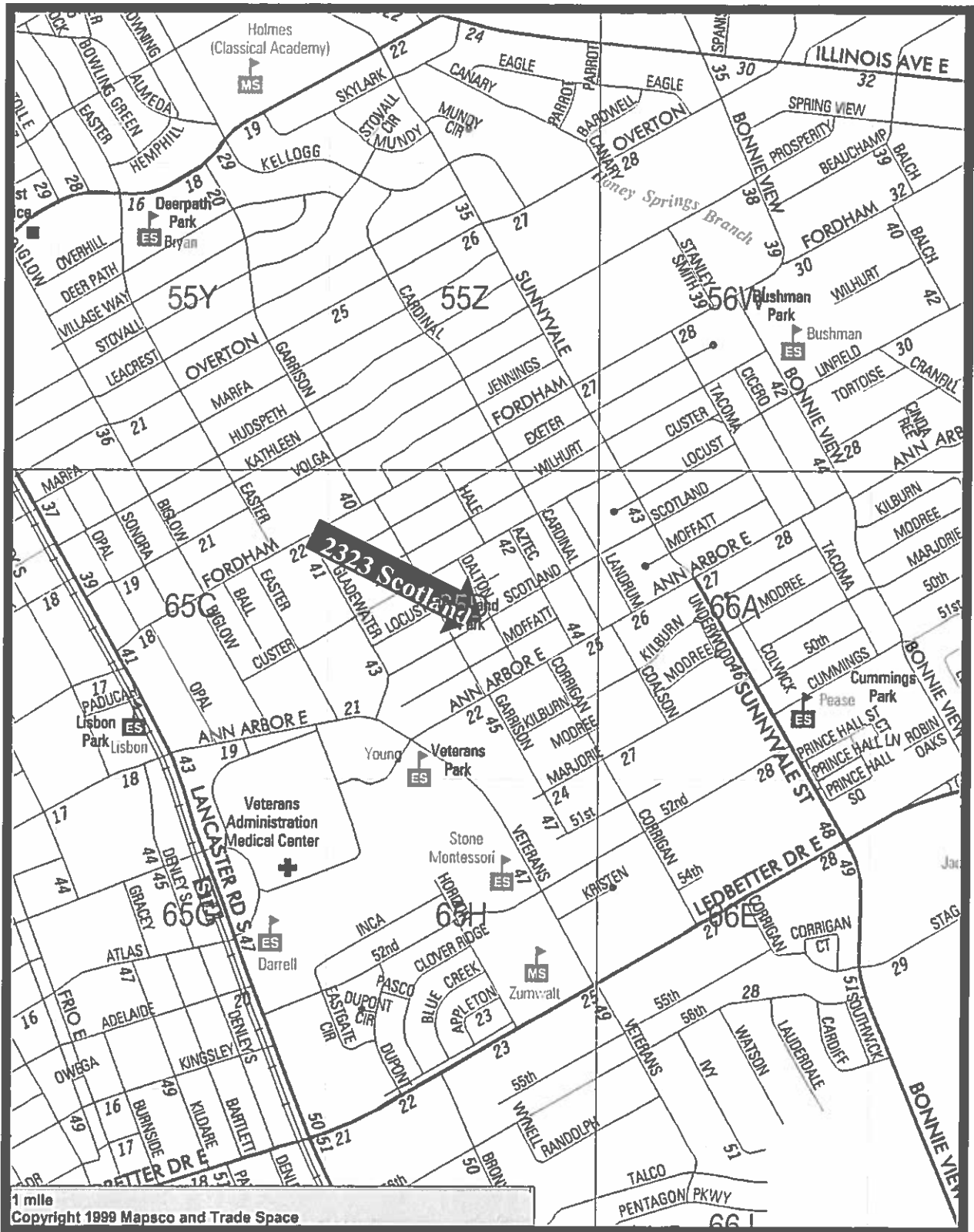
**MAP**

Attached

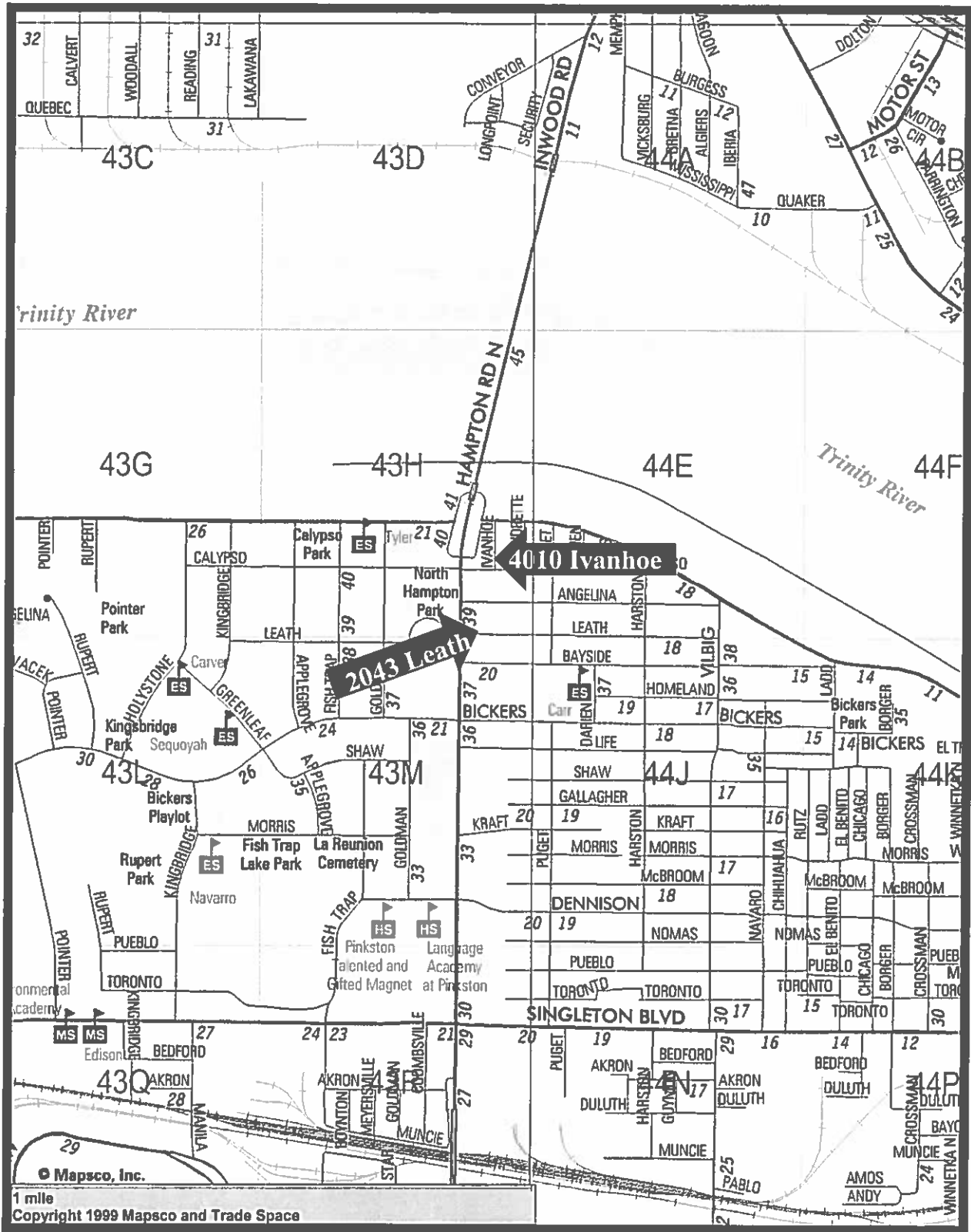
### Tax Foreclosure and Seizure Property Resale

<u>Parcel No.</u>	<u>Address</u>	<u>Non-Profit Organization</u>	<u>Mapsc</u>	<u>DCAD Amount</u>	<u>Sale Amount</u>	<u>Vac/ Imp</u>	<u>Zoning</u>	<u>Council District</u>
1.	1966 Nomias	Dallas Neighborhood Alliance for Habitat, Inc.	44J	\$9,380	\$1,000.00	V	R-5(A)	6
2.	4010 Ivanhoe	Dallas Neighborhood Alliance for Habitat, Inc.	43H	\$7,360	\$1,000.00	V	R-5 (A)	6
3.	1716 Shaw	Dallas Neighborhood Alliance for Habitat, Inc.	44J	\$8,000	\$1,000.00	V	R-5 (A)	6
4.	3503 Navaro	Dallas Neighborhood Alliance for Habitat, Inc.	44J	\$7,730	\$1,000.00	V	R-5 (A)	6
5.	2043 Leath	Dallas Neighborhood Alliance for Habitat, Inc.	43H	\$10,730	\$1,000.00	V	R-5 (A)	6
6.	2323 Scotland	Dallas Neighborhood Alliance for Habitat, Inc.	65D	\$6,900	\$1,000.00	V	R-5 (A)	4

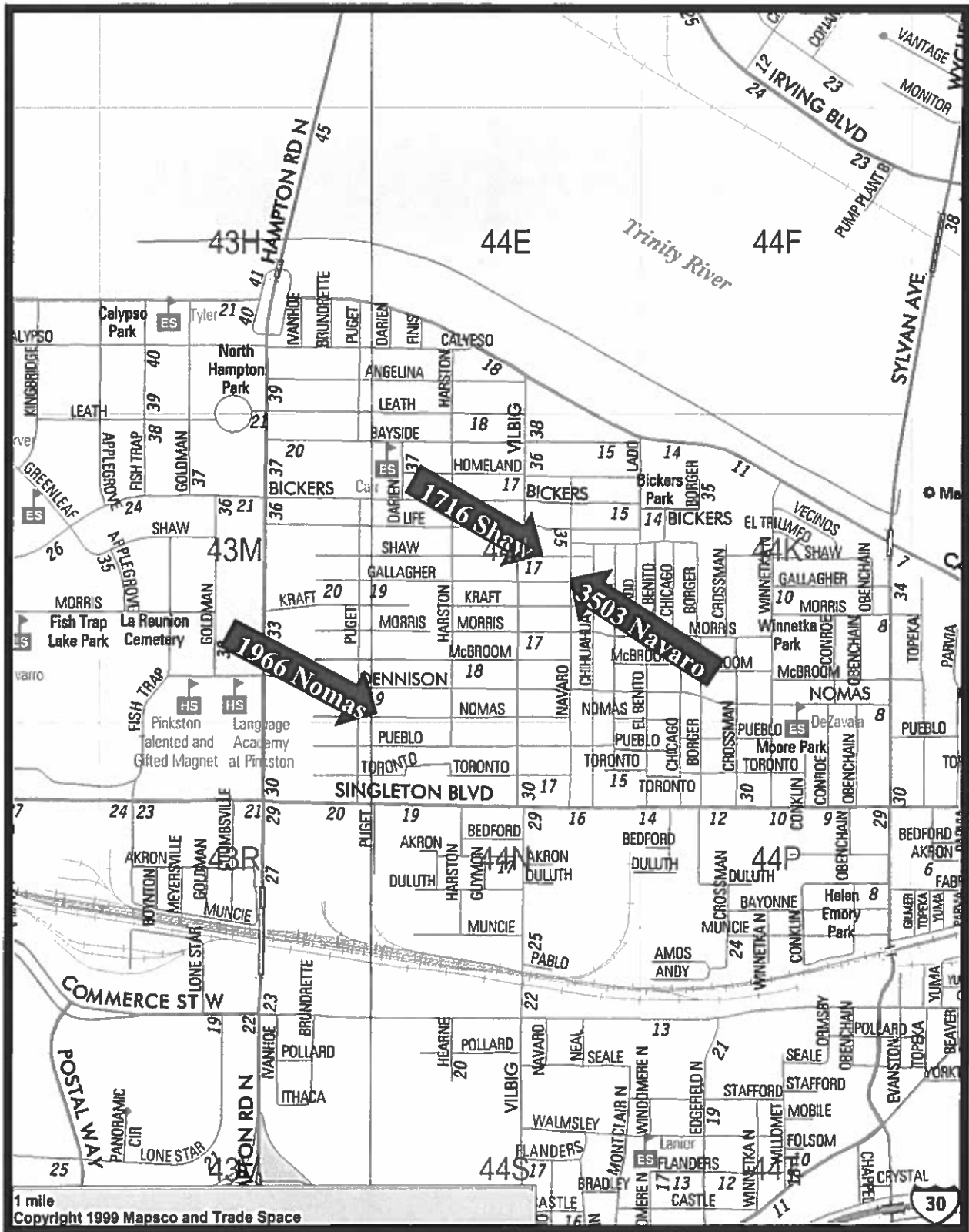




MAPSCO 65D



MAPSCO 43H



MAPSCO 44J

August 12, 2015

**WHEREAS**, the of the City's Land Transfer Program, in accordance with Section 2-26 of the Dallas City Code ("Code") and with Section 253.010 of the Texas Local Government Code, permits the City to sell land, which the City has acquired as a trustee, for itself and the other taxing jurisdictions, from the Sheriff pursuant to the tax foreclosure process, to a qualified non-profit organization for the purpose of providing affordable housing, subject to the consent of the other taxing jurisdictions; and

**WHEREAS**, property eligible for the HB110 process of the City's Land Transfer Program must be sold by quitclaim deed and include a possibility of reverter and right of re-entry, triggered under certain conditions, including if construction of affordable housing is not completed on the property within three years of the non-profit's receipt of the quitclaim deed; and

**WHEREAS**, the quitclaim deed must also include deed restrictions that ensure the desired development of the property and maintain the affordability of the property as required by the Code; and

**WHEREAS**, per the Code, the sales price of each property is \$1,000 for up to 7,500 square feet of land plus \$0.133 for each additional square foot of land, which amount is distributed by the City to both the City and the other taxing jurisdictions in accordance with Section 34.06 of the Texas Tax Code, plus an amount equal to the actual fees charged for recording the Sheriff's deed and the quitclaim deed in the real property records; and

**WHEREAS**, prior to the approval of any sale, the Code requires that the City Council hold a public hearing to receive comments on the proposed sale of land and provide certain notices to the public; and

**WHEREAS**, Dallas Neighborhood Alliance for Habitat, Inc., (Habitat) submitted a proposal to construct six (6) single-family homes containing approximately 1,691 square feet on the six (6) unimproved HB110 process-eligible, Land Transfer Program properties, identified on Exhibit A, attached to the resolution, for purchase by low to moderate income homebuyer at a proposed sales price from \$85,000 to \$95,000 with construction to begin in September 2018; and

**WHEREAS**, at least ten calendar days prior to the public hearing, a sign indicating the time and place of the public hearing will be placed on the property, notification of the public hearing will be mailed to property owners within 200 feet of the property, and notice of the public hearing will be published in the Dallas Morning News;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

August 12, 2015

**Section 1.** That the public hearing shall be held at 1:00 p.m. on September 9, 2015 in the City Council Chambers, Dallas City Hall, 6th floor, 1500 Marilla Street, Dallas, Texas, at which time any interested person may appear and speak for or against the proposed sale by quitclaim deed of six (6) unimproved properties, identified on Exhibit A, acquired by the taxing authorities from the Sheriff to Habitat, a qualified non-profit organization, in accordance with the HB 110 process of the City's Land Transfer Program.

**Section 2.** That at least ten calendar days prior to the public hearing, a sign indicating the time and place of the public hearing shall be placed on the property, notification of the public hearing shall be mailed to property owners within 200 feet of the property, and notice of the public hearing shall be published in the Dallas Morning News.

**Section 3.** That this resolution shall take effect immediately from and after its passage, in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

## EXHIBIT "A"

<b>LAND TRANSFER PROPERTY</b>				
<b>PARCEL NUMBER</b>	<b>STREET ADDRESS LEGAL DESCRIPTION</b>	<b>QUALIFIED PURCHASER</b>	<b>NUMBER OF HOMEOWNER UNITS</b>	<b>SALE AMOUNT</b>
1	<b>1966 Nomas</b> Lot 2, Victory Gardens No. 4 Addition Block 8/7126	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
2	<b>4010 Ivanhoe</b> Lot 5, Roosevelt Manor 2nd Inst. Addition Block 3/7130 - S 40 Ft LT 5	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
3	<b>1716 Shaw</b> Lot 8, Homestead Manor Annex Addition Block 11/7118	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
4	<b>3503 Navaro</b> Lot 20, Homestead Manor Annex Addition Block 11/7118	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
5	<b>2043 Leath</b> Lot 24, Roosevelt Manor 1st Inst. Addition Block 11/7130	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
6	<b>2323 Scotland</b> Lot 6, Southern Crest Addition Block 8/5851	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
<b>TOTAL</b>				<b>\$6,000.00</b>



**KEY FOCUS AREA:** Economic Vibrancy

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** 1, 2, 3, 4, 5, 6, 7, 8

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** 33 34 35 36 37 38 42 43 44 45 46 47 48 49 51 52 53 54 55 56  
57 58 59 61 62 63 64 65 66 67 68 69 70 71 73 74 75 76

## **SUBJECT**

Authorize **(1)** a public hearing to be held October 14, 2015 to receive comments on the proposed City of Dallas FY 2015-16 Urban Land Bank Demonstration Program Plan; and **(2)** at the close of the public hearing, consideration of approval of the City of Dallas FY 2015-16 Urban Land Bank Demonstration Program Plan - Financing: No cost consideration to the City

## **BACKGROUND**

The governing body of the municipality that adopts an Urban Land Bank Demonstration Program must adopt a plan annually. The Plan must include a list of parcels of real property that may become eligible for sale to the land bank for affordable housing development on those parcels of real property, and the sources and amounts of funding anticipated being available from the municipality for development of affordable housing. A copy of the proposed FY 2015-16 Plan is attached as “Exhibit A” to the resolution.

Before adopting the FY 2015-16 Annual Plan, the City of Dallas must hold a public hearing on the proposed Plan. The City of Dallas will provide notice of the hearing to all City certified Community Housing Development Organizations (CHDO's) and to neighborhood associations identified by the City as serving the neighborhoods in which properties anticipated to be available for sale to the land bank are located. The City of Dallas will make copies of the proposed plan available to the taxing entities and to the public beginning August 12, 2015. There must be a sixty-day public comment period prior to City Council action on the plan per state statute. A briefing on the Urban Land Bank Demonstration Program will be presented to the appropriate Council Committee prior to the public hearing.

Approval of this agenda item will call a public hearing for October 14, 2015 to consider public comment on the proposed FY 2015-16 Urban Land Bank Demonstration Program Plan attached as “Exhibit A” to the resolution and authorizes consideration of the Plan following the hearing.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On January 28, 2004, the City Council authorized the establishment of the Dallas Housing Acquisition and Development Corporation (“DHADC”) as its land bank, authorized amendments to the Articles of Incorporation and By-Laws of the DHADC, and authorized an interlocal contract with the affected taxing jurisdictions for participation in the Dallas Urban Land Bank Demonstration Program by Resolution No. 04-0458.

On November 12, 2014, the City Council approved the City of Dallas FY 2014-15 Urban Land Bank Demonstration Program Plan by Resolution No. 14-1963.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

No cost consideration to the City

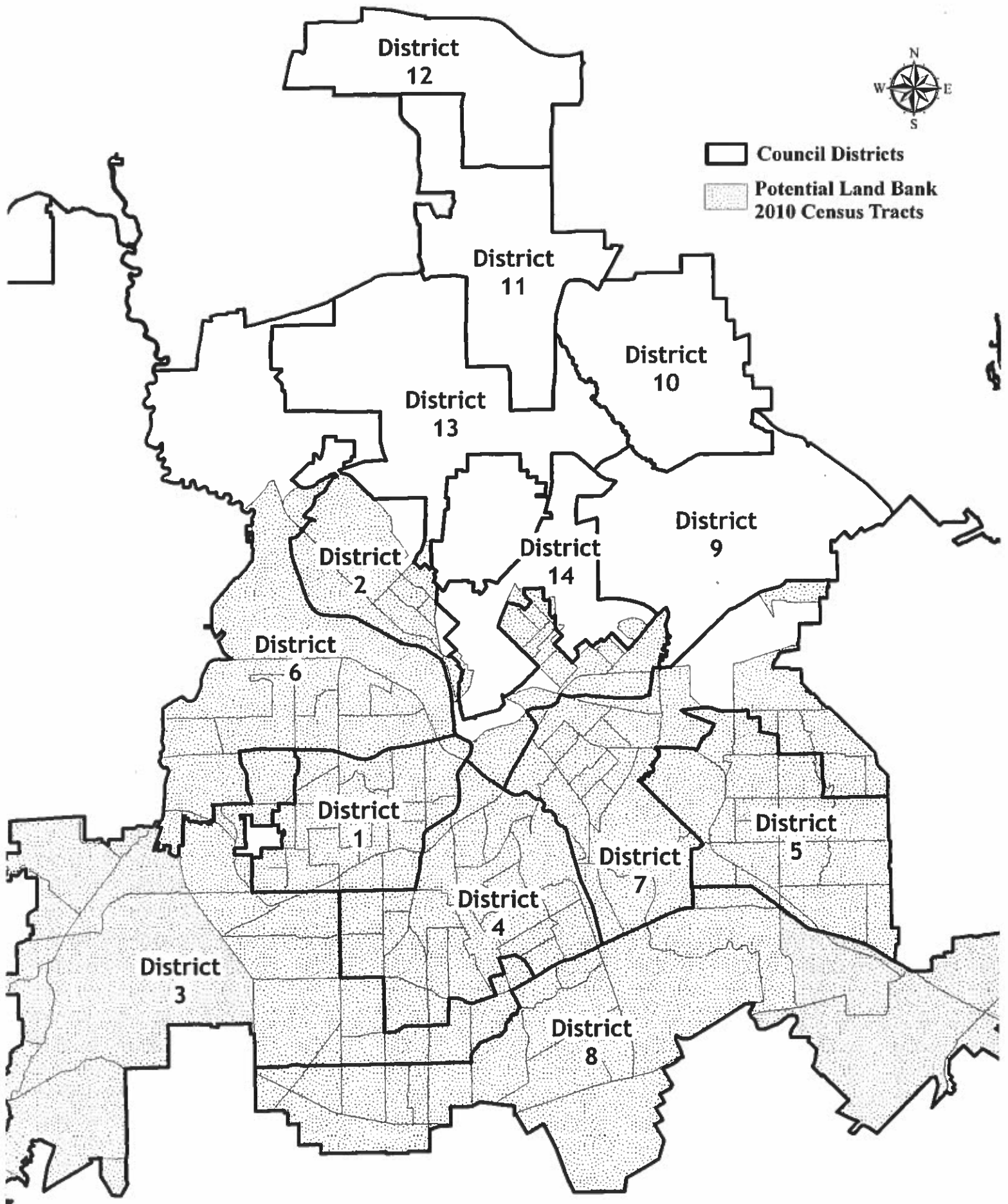
**MAP**

Attached



# Potential Land Bank Census Tracts 2015-2016

DRAFT



August 12, 2015

**WHEREAS**, on January 28, 2004, City Council authorized the establishment of the Dallas Housing Acquisition and Development Corporation (“DHADC”) as its land bank, authorized amendments to the Articles of Incorporation and By-Laws of the DHADC, and authorized an interlocal contract with the affected taxing jurisdictions for participation in the Dallas Urban Land Bank Demonstration Program by Resolution No. 04-0458; and

**WHEREAS**, the City of Dallas desires to operate an Urban Land Bank Demonstration Program during the Fiscal Year 2015-16, beginning October 1, 2015; and

**WHEREAS**, State law requires that a public hearing be held and action taken to adopt the Urban Land Bank Demonstration Program Plan annually; and

**WHEREAS**, holding a public hearing on October 14, 2015 for public comment on the proposed FY 2015-16 Urban Land Bank Demonstration Program Plan attached as “Exhibit A” will satisfy requirements set forth in the Urban Land Bank Demonstration Program Act;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That (1) a public hearing be held on October 14, 2015 before the Dallas City Council to receive comments from citizens on the proposed FY 2015-16 Urban Land Bank Demonstration Program Plan attached as “Exhibit A”; and (2) at the close of the public hearing, consider approval of the FY 2015-16 Urban Land Bank Demonstration Program Plan.

**Section 2.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

EXHIBIT A

Urban Land Bank  
Demonstration Program Plan  
Fiscal Year 2015-16



**City of Dallas**

**Housing Department  
1500 Marilla Street  
Room 6DN  
Dallas, Texas 75201**

**October 14, 2015**

## OVERVIEW

The 2003 Texas Urban Land Bank Demonstration Act, as amended, provides an opportunity for Dallas to address the dual needs of insufficient affordable housing and older neighborhoods at risk. The Act allows the governing body of a municipality to adopt an urban land bank demonstration program in which the officer charged with selling real property ordered sold pursuant to foreclosure of a tax lien may sell certain eligible real property by private sale for purposes of affordable housing development.

The governing body of a municipality that adopts an Urban Land Bank Demonstration Program must adopt a plan annually. The plan for fiscal year 2015-16 includes the following elements:

- 1) A list of the parcels of real property that may become eligible for sale to the land bank during the plan year,
- 2) An estimate of the total number of tax lawsuits to be filed to acquire land bank properties in the plan year.
- 3) The proposed sale price of the properties anticipated to be sold to “qualified participating developers” during the plan year.
- 4) A list of community housing development organizations eligible to participate in the “right of first refusal” for acquisition and development of real property sold to the land bank,
- 5) The municipality’s plan for affordable housing development on those parcels of real property, and
- 6) The sources and amounts of funding anticipated being available from the municipality for subsidies for development of affordable housing in the municipality, including any money specifically available for housing developed under the program, as approved by the governing body of the municipality at the time the plan is adopted.

The City of Dallas proposes to implement a local Urban Land Bank Demonstration Program and presents this plan for implementation. Before adopting the FY 2015-16 plan, the City of Dallas will hold a public hearing on the proposed plan. The City of Dallas will provide notice of the hearing to all City certified Community Housing Development Organizations (CHDOs) and to neighborhood associations identified by the City as serving the neighborhoods in which properties anticipated to be available for sale to the land bank are located. The City of Dallas will make copies of the proposed plan available to the public not later than the 60<sup>th</sup> day before the date of the public hearing.

Following the adoption of the FY 2015-16 Urban Land Bank Demonstration Program Plan, the plan will be implemented and the annual performance reports on the plan will be available through the Housing Department no later than November 1, 2016. The performance report for the FY 2014-15 Urban Land Bank Demonstration Program Plan will be available no later than November 1, 2015.

## CITY OF DALLAS' FY 2015-16 URBAN LAND BANK DEMONSTRATION PROGRAM PLAN

### Parcels of Property

The objective of the City of Dallas' Urban Land Bank Demonstration Program is to acquire unproductive, vacant, and developable lots and lots improved with abandoned, vacant and uninhabitable houses to be "banked" by the Dallas Housing Acquisition and Development Corporation (the "Land Bank") for affordable housing or ~~grocery store~~ other commercial development. The acquisition of these lots will enable new single-family homeowner development on the lots to house low and moderate income households and stabilize distressed communities. The lots may also contain the rental housing units above a retail/commercial/office development for rent to low and moderate income tenants. This initiative will be implemented by means of the tax foreclosure process for properties with five years or more of delinquent property taxes.

The City has identified parcels of real property that may become available for sale to the Land Bank during the fiscal year beginning October 1, 2015 (see Attachment C). The considerations for parcel identification included vacant residential/commercial properties with at least five years or more of delinquent property taxes (reported from Dallas County). Priority is given to properties located in: 1) neighborhoods designated within the City of Dallas Neighborhood Investment Program, 2) neighborhoods with active Community Housing Development Organization projects, and 3) other neighborhoods identified by the City as being in need of new housing/~~grocery store~~ commercial development. The parcels listed will follow a process of review to determine suitability for housing development before moving forward to tax foreclosure and possible land banking. This is a list of potential properties for the Land Bank. Up to 100 parcels from Attachment D that were previously referred for tax foreclosure will be resubmitted and at least 100 parcels of property from the attached list will be referred for tax foreclosure by the Land Bank during the 2015-16 fiscal year.

Notwithstanding any other right of first refusal granted under Texas Local Government Code ("Code") Chapter 379C, if the Land Bank determines that a property acquired by the Land Bank is not appropriate for residential development, the Land Bank first shall offer the property for sale to an eligible adjacent property owner for the lower of the fair market value for the property as determined by the appraisal district in which the property is located or the sales price recorded in the annual plan, i.e., the amount for which the property would be sold to a "qualified participating developer", calculated as shown on page 5 of this annual plan. An "eligible adjacent property owner" means a person who owns property located adjacent to property owned by the Land Bank and satisfies eligibility requirements adopted by the Land Bank. An adjacent property owner that purchases property under this section may not lease, sell, or transfer that property to another person before the third anniversary of the date the adjacent property owner purchased that property from the Land Bank, unless the Land Bank adopts a policy permitting the transfer of the property to a family

member of the eligible adjacent property owner or occurs as a result of the death of the eligible adjacent property owner.

### **Additional Use of Land Bank Property**

The Land Bank may also acquire and sell property to a developer property intended for commercial use. ~~to allow the construction of a grocery store that has at least 6,000 square feet of enclosed space and that offers for sale fresh produce and other food items for home consumption. A developer is not required to be a qualified participating developer but must obtain the City's approval of a development plan for the Land Bank property.~~

### **Qualified Participating Developer**

In order to be designated as a Qualified Participating Developer under Section 379C.005 of the Code and participate in the Urban Land Bank Demonstration Program, a developer must: (1) have built one or more housing units within the three-year period preceding the submission of a proposal to the Land Bank seeking to acquire real property from the Land Bank; (2) have a development plan approved by the City for the Land Bank property; and (3) demonstrate ability to develop, within a three-year period, its inventory of residential lots acquired through City of Dallas operated or assisted programs including proposed Land Bank property to be acquired.

### **Community Housing Development Organizations**

An organization which meets the definition of a Community Housing Development Organization (CHDO), under 24 CFR 92.2 and is certified by the City of Dallas as such, may be a “qualified organization” under Section 379C.011 of the Code. Only “qualified organizations” as defined in the Code may engage in the “right of first refusal” for this program.

A listing of those CHDOs that may be eligible for the “Right of First Refusal” is available as Attachment A. In order to engage in the “right of first refusal” on the acquisition of a property from the Land Bank, the CHDO must also have the following to be considered a “qualified organization”:

1. Contain within its designated geographical boundaries of operation, as set forth in its application for certification filed with and approved by the City, a portion of the property that the Land Bank is offering for sale,
2. Built at least three single-family homes or duplexes or one multifamily residential dwelling of four or more units in compliance with all applicable building codes within the preceding two-year period of the date the property becomes available for purchase through the Land Bank and within the organization’s designated geographical boundaries of operation, and



3. Built or rehabilitated housing units (within the preceding two-year period) within a one-half mile radius of the offered parcel.

Code Section 379C.011 explains the elements of the “Right of First Refusal” for “qualified organizations.” The City of Dallas and Land Bank will apply the following points to this process:

1. Written notice will be provided to the “qualified organizations” for the offering;
2. The time period for “right of first refusal” will be six (6) months from the date of the deed of conveyance of the property to the Land Bank;
3. During this six-month period, the Land Bank may not sell the property to a qualified participating developer other than a qualified organization (If all qualified organizations eligible to exercise the right of first refusal for that property notify the Land Bank that they are declining to exercise their right of first refusal during the 6 month period or if an offer to purchase the property is not received from a qualified organization during the 6 month period, the Land Bank may sell the property to any other qualified developer at the same price that the Land Bank offered the property to the qualified organization);
4. After the period for the “right of first refusal” expires, the subject property will be offered to a “qualified participating developer” as defined in the Code (a “qualified participating developer” is defined as a developer who has built one or more housing units within the three-year period preceding the submission of a proposal to the Land Bank and has a development plan approved by the City for the Land Bank property);
5. At the discretion of the Land Bank and consistent with the City approved development plan, the subject parcel may be held for up to twelve (12) additional months by the Land Bank once an offer has been received and accepted from a “qualified organization or “qualified participating developer”;
6. If more than one “qualified organization” expresses an interest in exercising its “right of first refusal,” the organization that has designated the most geographically compact area encompassing a portion of the property shall be given priority; and
7. There will be no requirements for the Land Bank to give “right of first refusal” for “qualified organizations” if the subject property has reverted to the Land Bank after going through this entire process.
8. The “right of first refusal” applies only to properties acquired under the State Code for the Urban Land Bank Demonstration Program. There is no “right of first refusal” for properties acquired by the City or its Land Bank through other City programs or initiatives. The CHDO “right of first refusal” is subject to the “right of first refusal” to an eligible adjacent property owner as provided in Code Section 379C.0106.

## City of Dallas Plan for Affordable Housing Development

Based on 2010 census data, the population of the City of Dallas has grown by 9,236 since 2000. The City of Dallas has identified high priority needs in the availability and affordability of housing. One main concern is the low rate of 44.1% for homeownership in Dallas compared to the national average of 66.9%.

In order to achieve a 50% homeownership rate goal, approximately 27,000 single-family units would have to be created. The priority for the City of Dallas is not only to create single-family homes but also to make them affordable. The definition of an affordable homeownership unit is one in which a household with income of 115% or less of area median family income can obtain financing to purchase the home.

The creation of housing for families at 80% or below of median family income is a priority for the City of Dallas and this Urban Land Bank Demonstration Program. Additionally, at least 25% of the Land Bank properties must be deed restricted for sale to households with gross household incomes not greater than 60% of the area median family income adjusted for household size; and not more than 30% of those Land Bank properties may be deed restricted for sale to households with gross household incomes greater than 80% of the area median family income, adjusted for household size. In addition, a lease-purchase option may be used with the understanding that the purchaser must close on the house within twelve months from the date the lease-purchase begins. The tremendous need for housing in Dallas will also allow the City to take advantage of opportunities to leverage private and public funding for mixed income developments.

The City of Dallas intends to continue implementation of the Urban Land Bank Demonstration Program to produce affordable housing. Attachment D identifies the list of 2386 properties the Land Bank has referred for tax foreclosure under the FY 2003-04, FY 2004-05, FY 2005-06, FY 2006-07, FY 2007-08, FY 2008-09, FY 2009-10, FY 2010-11, FY 2011-12, FY 2012-13, FY 2013-14 and FY 2014-15 Plans. In the event any properties are removed from Attachment D, an equal number of qualified lots may be substituted. The City of Dallas intends to sell up to 200 properties in FY 2015-16 to "qualified organizations" and "qualified participating developers" for affordable housing development under this program. Subject parcels will first be offered for sale in FY 2015-16 to "qualified organizations" at a price of \$1,000.00 for the first 7,500 square feet of land plus another \$1,000.00 for each additional developable adjacent lot included in the parcel subject to budget allowances and Land Bank Board approval and to "qualified participating developers" at a price of \$5,000.00 for the first 7,500 square feet of land plus another \$5,000.00 for each additional developable adjacent lot included in the parcel plus any regulatory and contractual costs, including but not limited to environmental testing, maintenance, post foreclosure property taxes and replatting, required for the Land Bank to acquire and sell developable properties. In 2010, the Land Bank acquired 112 lots using Neighborhood Stabilization Program (NSP) funds. These lots were not acquired under the state statute and will fall under the applicable NSP rules and



regulations. All properties will be deed restricted. Properties to be developed for homeownership will remain deed restricted until construction is complete and sale of the affordable unit occurs.

All parcels will be conveyed with a right of reverter so that if the “qualified participating developer” does not apply for a construction permit and close on any construction financing within the three-year period following the date of the conveyance of the property from the Land Bank to the “qualified participating developer,” the property will revert to the Land Bank for subsequent resale to another “qualified participating developer” or conveyance to the taxing units who were parties to the judgment for disposition as otherwise allowed under the law. If a property is not sold within four (4) years to a “qualified organization” or a “qualified participating developer,” the property will be transferred from the Land Bank to the taxing units who were parties to the judgment for disposition as otherwise allowed under the law. A property may be transferred to the taxing units before completion of the four-year period if the Land Bank determines that the property is not appropriate for residential or ~~grocery store~~ commercial development. The Land Bank may also sell property to a political subdivision or a nonprofit organization before completion of the four-year period.

The DHADC may permit a qualified participating developer to exchange a property purchased from the Land Bank with any other property owned by the developer if the developer agrees to construct on the other property affordable housing for low income households as provided in this plan and state law and the other property is located in a planned development incorporating the property originally purchased from the Land Bank or another location as approved by the Land Bank. The Land Bank shall adjust the Deed Restrictions under Texas Local Government Code Section 379C.010 for each of the properties exchanged by the developer under this section.

The Land Bank may sell two adjacent properties that are owned by the Land Bank to a “qualified participating developer” if at least one of the properties is appropriate for residential development and the developer agrees to replat the two adjacent properties as one property that is appropriate for residential development.

### **Supportive Funding**

Attachment B reflects the sources and amounts for funding anticipated to be available from the City for subsidies for development of affordable housing in the City of Dallas, including money specifically available for housing developed under this program, as approved by the City Council of the City of Dallas at the time of adoption of this plan.

**ATTACHMENT A**  
**COMMUNITY HOUSING DEVELOPMENT ORGANIZATIONS**  
**RE-CERTIFICATION LIST FOR FY 2014-15**  
*Updated – 7/6/15*

CHDO	GEOGRAPHIC BOUNDARIES	DATE CERTIFIED
<p><b>Builders of Hope CDC</b>            7920 Elmbrook Drive, Suite 103            Dallas, Texas 75247            Office (214) 920-9850            Fax (214) 630-5155            Norman Henry, President            Damon Polk, COO</p>	<p>West Dallas - Sylvan Avenue on the East; Trinity River on the North; IH-30 on the South; Loop 12 (Walton Walker Blvd.) on the West</p>	12/15/1999
<p><b>City Wide Community Development Corp.</b>            3730 S. Lancaster Rd., Suite 110            Dallas, Texas 75216            Office (214) 371-0888            Fax (214) 371-0887            Sherman Roberts, President</p>	City-wide	5/21/2007
<p><b>East Dallas Community Organization</b>            4210 Junius St., Suite 5<sup>th</sup> Floor            Dallas, Texas 75246            Office (214) 515-9779            Fax (214) 826-1966            Gerald Carlton, Chief Operating Officer            Rick Guerrero, Director of Operations            Jesse A. Banda, Homebuyer Consultant</p>	City-wide	10/09/1997
<p><b>South Dallas/Fair Park Innerscity Community Development Corporation</b>            4907 Spring Ave.            Dallas, Texas 75210            Office (214) 915-9900            Fax (214) 915-9909            Diane Ragsdale, Managing Director</p>	<p>South Dallas/Fair Park including Zip Codes 75210 &amp; 75215 and Census Tracts 27.01, 27.02, 28, 29, 35, 36, 37, 38, 39.01 &amp; 39.02</p>	8/17/1992
<p><b>SouthFair Community Development Corporation</b>            2610 Martin Luther King Blvd.            Dallas, Texas 75215            Office (214) 421-1363            Fax (214) 421-1364            Annie Jones Evans, Executive Director</p>	<p>Martin Luther King Jr. Blvd. on the South; Good-Latimer on the West; Dart Green Line on the North; Robert B. Cullum Blvd. on the East</p>	02/03/1994

**ATTACHMENT B  
ASSISTANCE PROGRAM**

**City of Dallas Housing Department  
Anticipated FY 2015-16 Assistance Programs**

The City of Dallas is required to include in its Urban Land Bank Demonstration Program Plan the sources and amounts of funding anticipated to be available from the City for development of affordable housing in Dallas, including any money specifically available for housing developed under the program, as approved by the governing body of the municipality at the time the plan is adopted. This Plan is proposed for City Council adoption on October 14, 2015.

**HOME PURCHASE ASSISTANCE**

**Mortgage Assistance Program**

FY 2013-14 Actual	\$2,100,000
FY 2014-15 Actual	\$2,100,000
FY 2015-16 Proposed	\$2,100,000

Provides deferred payment loans to low-mod-income homebuyers for down payment, closing costs and principle reduction up to \$20,000 for new construction and up to \$8,500 for existing homes. (214-670-3954)

**HOUSING DEVELOPMENT ASSISTANCE**

**Residential Development Acquisition Loan Program**

FY 2013-14 Actual	None
FY 2014-15 Actual	None
FY 2015-16 Proposed	None

Provides funds for the acquisition of property for development of housing for low-income households. (214-670-3601)

### **Community Housing Development Organization Program**

FY 2013-14 Actual	\$1,225,000
FY 2014-15 Actual	\$1,000,000
FY 2015-16 Proposed	\$1,000,000

Provides operating assistance grants and both pre-development and development loans to nonprofit City-certified Community Housing Development Organizations (CHDOs) developing affordable housing for low-income households. Development funding may be used for property acquisition and housing acquisition, rehabilitation and/or new construction. (214-670-3601)

### **Community Based Development Organization Program**

FY 2013-14 Actual	\$119,000
FY 2014-15 Actual	None
FY 2015-16 Proposed	None

Provides vertical construction loans to Community Based Development Organizations. (214-670-3601)

### **Economic Development GO Bond Program for Southern Dallas**

FY 2013-14 Actual	None
FY 2014-15 Actual	None
FY 2015-16 Proposed	None

Provides funding to promote economic development in the Southern area of the City and transit oriented development throughout the City. The funds can be used for acquisition, demolition, planning, design, construction, as well as, public streets and utilities. This includes providing funding for mixed-income residential in the Southern sector or mixed-use transit oriented development throughout the City. (214-670-3633)

**Housing Development Loan Program**

FY 2013-14 Actual	\$1,621,189
FY 2014-15 Actual	\$1,977,078
FY 2015-16 Proposed	\$1,348,807

Provides private and non-profit organizations with loans/grants for the development of permanent supportive housing and senior housing including but not limited to pre-development costs, development costs, construction subsidies, relocation costs, demolition costs, acquisition costs, related acquisition costs and rental rehabilitation. (214-670-3601)

**Dallas Housing Finance Corporation Multifamily Program**

Funding subject to availability of bond proceeds

Provides financing through issuance of tax-exempt mortgage revenue bonds for new construction of multifamily housing for low- and moderate-income households. (214-671-8266)

**ATTACHMENT C**  
**FY 2015-16 LAND BANK PLAN**



204	E	10TH	1720	E	11TH	2433	52ND
401	E	10TH	1825	E	11TH	2436	52ND
424	W	10TH	722	W	12TH	2522	52ND
912	E	10TH	901	W	12TH	2612	52ND
1024	E	10TH	917	E	12TH	2633	52ND
1027	E	10TH	409	E	12TH	2641	52ND
1102	E	10TH	911		18TH	2705	52ND
1124	E	10TH	2714		1ST	2727	52ND
1214	E	10TH	4216		1ST	2630	52ND
1221	E	10TH	4208		1ST	2746	52ND
1300	E	10TH	4210		1ST	618	E 5TH
1308	E	10TH	4224		1ST	817	E 6TH
1107	E	10TH	4226		1ST	918	W 7TH
1031	E	11TH	2304		2ND	115	W 8TH
1823	E	11TH	4230		2ND	406	E 8TH
2410	E	11TH	5366		2ND	513	E 8TH
1125	E	11TH	2008		3RD	521	E 8TH
1624	E	11TH	2436		51ST	1922	E 8TH
1700	E	11TH	2506		51ST	1930	E 8TH
1716	E	11TH	2611		51ST	2934	W 9TH
110	S	ACRES	2847		ALABAMA	3036	ALASKA
111	N	ACRES	2900		ALABAMA	3123	ALASKA
116	N	ACRES	2919		ALABAMA	403	ALBRIGHT
230	S	ACRES	2926		ALABAMA	405	ALBRIGHT
350	N	ACRES	2935		ALABAMA	410	ALBRIGHT
1439		ADELAIDE	2939		ALABAMA	414	ALBRIGHT
1535		ADELAIDE	3014		ALABAMA	415	ALBRIGHT
1818		ADELAIDE	3038		ALABAMA	421	ALCALDE
3907		AGNES	3042		ALABAMA	2902	ALEX
4002		AGNES	3102		ALABAMA	2907	ALEX
2210		AKRON ST	2541		ALAMAIN	2911	ALEX
1823		ALABAMA	2715		ALAMAIN	2914	ALEX
2119		ALABAMA	2723		ALAMAIN	2927	ALEX
2200		ALABAMA	2739		ALAMAIN	2055	ALHAMBRA
2206		ALABAMA	2747		ALAMAIN	1010	ALLEN
2210		ALABAMA	1514		ALASKA	4004	ALSBURY
2214		ALABAMA	1631		ALASKA	13	ALTO GARDEN
2218		ALABAMA	1706		ALASKA	1325	AMOS
2222		ALABAMA	2006		ALASKA	1333	AMOS
2226		ALABAMA	2402		ALASKA	1340	AMOS
2404		ALABAMA	2720		ALASKA	2212	ANDERSON
2412		ALABAMA	2730		ALASKA	2223	ANDERSON
2423		ALABAMA	2814		ALASKA	2227	ANDERSON
2705		ALABAMA	2914		ALASKA	2229	ANDERSON
2722		ALABAMA	2927		ALASKA	2234	ANDERSON

2831	ALABAMA	2931	ALASKA	2239	ANDERSON
2835	ALABAMA	2946	ALASKA	2241	ANDERSON
2243	ANDERSON	3922	ARANSAS	3208	ATLANTA
2251	ANDERSON	4114	ARANSAS	3619	ATLANTA
2302	ANDERSON	2111	ARDEN RD	3905	ATLANTA
2402	ANDERSON	2117	AREBA	3942	ATLANTA
2414	ANDERSON	1711	ARIZONA	3938	ATLANTA
2600	ANDERSON	1918	ARIZONA	3943	ATLANTA
2629	ANDERSON	2021	ARIZONA	1833	ATLAS
2710	ANDERSON	2201	ARIZONA	5141	AUDREY
2715	ANDERSON	2209	ARIZONA	5301	AUDREY
1815	ANGELINA	2221	ARIZONA	1906	AUTUMN MEADOW
1955	ANGELINA	2227	ARIZONA	3912	AVANT
2017	ANGELINA	2420	ARIZONA	407	AVE A
2024	ANGELINA	2430	ARIZONA	409	AVE A
2037	ANGELINA	2606	ARIZONA	415	AVE A
2914	ANGELINA	2609	ARIZONA	1619	AVE B
9414	ANGELUS	2610	ARIZONA	1703	AVE B
9422	ANGELUS	2618	ARIZONA	1710	AVE B
9430	ANGELUS	2642	ARIZONA	1727	AVE B
713	ANGUS	2716	ARIZONA	1731	AVE B
717	ANGUS	2814	ARIZONA	1	AVE D
1503	E ANN ARBOR	2839	ARIZONA	423	AVE E
1514	E ANN ARBOR	2914	ARIZONA	426	AVE E
1522	E ANN ARBOR	3018	ARIZONA	444	AVE E
1719	E ANN ARBOR	3031	ARIZONA	319	AVE F
1955	E ANN ARBOR	3035	ARIZONA	351	AVE F
1961	E ANN ARBOR	3047	ARIZONA	418	AVE F
1965	E ANN ARBOR	3328	ARIZONA	323	AVE G
2107	E ANN ARBOR	8218	ARLENE	327	AVE G
2143	E ANN ARBOR	5511	ARLINGTON PARK	419	AVE H
2207	E ANN ARBOR	3732	ARMOR	516	AVE H
2211	E ANN ARBOR	3734	ARMOR	402	AVE J
2215	E ANN ARBOR	3736	ARMOR	403	AVE J
2219	E ANN ARBOR	3738	ARMOR	405	AVE L
2251	E ANN ARBOR	3742	ARMOR	410	AVE L
2323	E ANN ARBOR	5	ARMY	419	AVE L
2407	E ANN ARBOR	20	ARMY	3962	AVOCADO
2504	E ANN ARBOR	21	ARMY	4202	AZTEC
2516	E ANN ARBOR	22	ARMY	4208	AZTEC
2723	E ANN ARBOR	23	ARMY	4212	AZTEC
2773	E ANN ARBOR	1614	ARROW	4249	AZTEC
654	ANNAROSE	4504	ASH	4306	AZTEC
710	ANNAROSE	4526	ASH	4311	AZTEC
2111	ANNEX	5407	ASH	4118	BABCOCK

803	APACHE	9566	ASH CREEK	1305	BADEN
3725	ARANSAS	1	ASHWOOD	1315	BADEN
3814	ARANSAS	2	ASHWOOD	1322	BADEN
3826	ARANSAS	600	ASPENDALE	1330	BADEN
1336	BADEN	1121	BAYONNE	3712	BEDFORD
118	S BAGLEY	1836	BAYSIDE	5238	BEEMAN
400	N BAGLEY	1847	BAYSIDE	1100	S BELTLINE
403	N BAGLEY	2019	BAYSIDE	3200	S BELTLINE
1042	N BAGLEY	605	S BEACON	4231	S BELTLINE
4019	BAKER	3313	BEALL	4233	S BELTLINE
3916	BALCH	3326	BEALL	2058	BEN HUR
3914	BALCH DR	3327	BEALL	2065	BEN HUR
4503	BALDWIN	3330	BEALL	2070	BEN HUR
4727	BALDWIN	3322	BEALL	2122	BEN HUR
4731	BALDWIN	8119	BEARDEN	2158	BEN HUR
4811	BALDWIN	3023	BEAUCHAMP	2164	BEN HUR
4819	BALDWIN	3066	BEAUCHAMP	2176	BEN HUR
4819	BALDWIN	3300	BEAUCHAMP	2182	BEN HUR
4806	BALDWIN	3302	BEAUCHAMP	2222	BEN HUR
4161	BALL	3421	BEAUCHAMP	7041	BENNING
4134	BALL	1534	BEAUFORD	2726	BENROCK
710	BANK	1553	BEAUFORD	2730	BENROCK
1114	BANK	1577	BEAUFORD	2731	BENROCK
1419	BANK	1643	BEAUFORD	2806	BENROCK
1430	BANK	1737	BEAUFORD	2807	BENROCK
1500	BANK	1739	BEAUFORD	2815	BENROCK
1515	BANK	1819	BEAUFORD	2823	BENROCK
1516	BANK	1821	BEAUFORD	2830	BENROCK
71	BANKS	12402	BEAUFORD	2906	BENROCK
78	BANKS	1409	BEAUMONT	2907	BENROCK
140	BANKS	707	N BECKLEY	2918	BENROCK
145	BANKS	719	N BECKLEY	2934	BENROCK
1615	BANNOCK	735	N BECKLEY	2938	BENROCK
1635	BANNOCK	828	N BECKLEY	2946	BENROCK
1641	BANNOCK	918	S BECKLEY	2947	BENROCK
1625	BANNOCK	1512	S BECKLEY	2954	BENROCK
1710	BANNOCK	2938	S BECKLEY	2955	BENROCK
5135	BARBER	3042	S BECKLEY	2963	BENROCK
5213	BARBER	3206	S BECKLEY	2962	BENROCK
2619	BARLOW	3302	S BECKLEY	9350	BERMUDA
2623	BARLOW	912	S BECKLEY	3401	BERNAL
2709	BARLOW	8924	BECKLEYCREST	3427	BERNAL
2717	BARLOW	9116	BECKLEYCREST	5518	BERNAL
3301	BARNARD	9421	BECKLEYCREST	5704	BERNAL
5500	BARREE	9224	BECKLEYVIEW	5708	BERNAL
5634	BARREE	9228	BECKLEYVIEW	5726	BERNAL
5734	BARREE	9228	BECKLEYVIEW	3439	BERNAL

1449	BARRY	9421	BECKLEYCREST	5726	BERNAL
805	BAYONNE	9224	BECKLEYVIEW	3614	BERTRAND
811	BAYONNE	9228	BECKLEYVIEW	3723	BERTRAND
818	BAYONNE	9228	BECKLEYVIEW	4306	BERTRAND
916	BAYONNE	209	BECKLEYWOOD	2026	BERWICK
1115	BAYONNE	336	BECKLEYWOOD	534	BETHPAGE
2026	BERWICK	4002	BIGLOW	5635	BON AIR
534	BETHPAGE	4006	BIGLOW	5643	BON AIR
630	BETHPAGE	4151	BIGLOW	5647	BON AIR
634	BETHPAGE	4155	BIGLOW	5663	BON AIR
707	BETHPAGE	4159	BIGLOW	5707	BON AIR
714	BETHPAGE	4175	BIGLOW	5711	BON AIR
2210	BETHURUM	4207	BIGLOW	5714	BON AIR
2214	BETHURUM	4214	BIGLOW	5731	BON AIR
2216	BETHURUM	4218	BIGLOW	5735	BON AIR
2302	BETHURUM	4231	BIGLOW	5739	BON AIR
2311	BETHURUM	4019	BIGLOW	1240	N BOND
2316	BETHURUM	3126	BILL HARROD	1252	N BOND
2743	BETHURUM	2615	BIRDSONG	315	BONNIE VIEW
845	BETTERTON	2401	BIRMINGHAM	327	BONNIE VIEW
900	BETTERTON	2408	BIRMINGHAM	332	BONNIE VIEW
903	BETTERTON	2501	BIRMINGHAM	345	BONNIE VIEW
1015	BETTERTON	2521	BIRMINGHAM	349	BONNIE VIEW
1101	BETTERTON	2700	BIRMINGHAM	405	BONNIE VIEW
1105	BETTERTON	2825	BIRMINGHAM	417	BONNIE VIEW
1112	BETTERTON	2901	BIRMINGHAM	426	BONNIE VIEW
1131	BETTERTON	2909	BIRMINGHAM	431	BONNIE VIEW
1139	BETTERTON	2931	BIRMINGHAM	434	BONNIE VIEW
5414	BEXAR	3020	BIRMINGHAM	440	BONNIE VIEW
6004	BEXAR	3021	BIRMINGHAM	1529	BONNIE VIEW
6018	BEXAR	3025	BIRMINGHAM	2202	BONNIE VIEW
6022	BEXAR	3034	BIRMINGHAM	2210	BONNIE VIEW
6520	BEXAR	3118	BIRMINGHAM	2214	BONNIE VIEW
6526	BEXAR	3119	BIRMINGHAM	2304	BONNIE VIEW
6702	BEXAR	3725	BLACK OAK	2538	BONNIE VIEW
6812	BEXAR	1210	BLISS	3704	BONNIE VIEW
6812	BEXAR	1214	BLISS	3815	BONNIE VIEW
6915	BEXAR	1218	BLISS	3921	BONNIE VIEW
6919	BEXAR	1222	BLISS	4114	BONNIE VIEW
7011	BEXAR	1308	BLISS	4310	BONNIE VIEW
7013	BEXAR	1314	BLISS	4431	BONNIE VIEW
1518	BICKERS	1318	BLISS	5261	BONNIE VIEW
1711	BICKERS	1022	BLUEBERRY	5603	BONNIE VIEW
1719	BICKERS	9025	BLUECREST	3508	BOOKER
1823	BICKERS	9211	BLUECREST	3515	BOOKER
1910	BICKERS	5868	BLUFFMAN	3516	BOOKER
1930	BICKERS	6002	BLUNTER	3339	BORGER

3423	BICKERS	6006	BLUNTER	3426	BORGER
3634	BICKERS	6007	BLUNTER	3434	BORGER
3638	BICKERS	6014	BLUNTER	3603	BORGER
3642	BICKERS	400	BOBBIE	1219	BOSWELL
3702	BICKERS	402	BOBBIE	1220	BOSWELL
3706	BICKERS	416	BOBBIE	1222	BOSWELL
3724	BICKERS	417	BOBBIE	6623	BOULDER
3317	BIGLOW	8329	BOHANNON	2020	BOURBON
5011	BOURQUIN	2914	BRITTON	7545	BUFORD
5104	BOURQUIN	2914	BRITTON	709	BUICK
5140	BOURQUIN	1031	BROADVIEW	115	BUNCHE
5144	BOURQUIN	1116	BROCK	125	BUNCHE
5213	BOURQUIN	1120	BROCK	126	BUNCHE
5415	BOURQUIN	1121	BROCK	224	BUNCHE
5424	BOURQUIN	1123	BROCK	2606	BURGER
4711	BOWLING	4923	BRONX	2610	BURGER
4828	BOXWOOD	1519	BROOKHAVEN	2626	BURGER
2710	BOYNTON	2119	BROOKHAVEN	2818	BURGER
2718	BOYNTON	2627	W BROOKLYN	2711	BURGER
1044	BRADFIELD	2858	W BROOKLYN	1004	BURLINGTON
4507	BRADSHAW	823	BROOKWOOD	1515	BURLINGTON
3216	BRANDON	912	BROOKWOOD	2310	BURLINGTON
4814	BRASHEAR	917	BROOKWOOD	4516	BURMA
4818	BRASHEAR	923	BROOKWOOD	4532	BURMA
4822	BRASHEAR	929	BROOKWOOD	4536	BURMA
4930	BRASHEAR	936	BROOKWOOD	4540	BURMA
4826	BRASHEAR	2007	BROWDER	4628	BURMA
4827	BRASHEAR	2009	BROWDER	4635	BURMA
1429	BRIAR CLIFF	408	E BROWNLEE	4640	BURMA
1544	BRIAR CLIFF	515	E BROWNLEE	4704	BURMA
414	BRIDGES	7720	BROWNSVILLE	4726	BURMA
6816	BRIERFIELD	7721	BROWNSVILLE	4741	BURMA
7005	BRIERFIELD	7724	BROWNSVILLE	4744	BURMA
2814	BRIGHAM	7727	BROWNSVILLE	4745	BURMA
2908	BRIGHAM	7732	BROWNSVILLE	4815	BURMA
2916	BRIGHAM	7735	BROWNSVILLE	4830	BURNSIDE
2920	BRIGHAM	7743	BROWNSVILLE	4914	BURNSIDE
2708	BRIGHAM	7807	BROWNSVILLE	5114	BURNSIDE
2807	BRIGHAM	7808	BROWNSVILLE	5154	BURNSIDE
2838	BRIGHAM	7820	BROWNSVILLE	555	BURRELL
2924	BRIGHAM	9529	BROWNWOOD	561	W BURRELL
2736	BRIGHAM	4015	BRUNDRETTE	9800	C F HAWN
700	S BRIGHTON	4018	BRUNDRETTE	10100	C F HAWN
1137	S BRIGHTON	4022	BRUNDRETTE	13800	C F HAWN
8823	BRILEY	254	N BRYAN CIR	14000	C F HAWN

2330	BRITTON	202	N	BRYAN CIR	6010	C F HAWN
2416	BRITTON	248	N	BRYAN PL	4510	C.L. VEASEY
2519	BRITTON	250	N	BRYAN WAY	4710	C.L. VEASEY
2526	BRITTON	9999	N	BUCKNER	2419	CADILLAC
2610	BRITTON	2199		BUCKSKIN CIR	2422	CADILLAC
2631	BRITTON	2313		BUDD	1521	CALDWELL
2633	BRITTON	2418		BUDD	1530	CALDWELL
2715	BRITTON	2422		BUDD	1536	CALDWELL
2822	BRITTON	15319		BUDEUDY	1542	CALDWELL
2903	BRITTON	15323		BUDEUDY	1554	CALDWELL
1613	CALDWELL	4235		CANAL	2617	CARPENTER
1615	CALDWELL	4317		CANAL	2621	CARPENTER
1618	CALDWELL	4319		CANAL	2633	CARPENTER
1614	CALDWELL	4322		CANAL	2707	CARPENTER
1534	CALDWELL	4419		CANAL	2719	CARPENTER
1425	CALDWELL	4511		CANAL	3006	CARPENTER
1423	CALDWELL	4611		CANAL	3711	CARPENTER
3332	CALHOUN	4615		CANAL	3715	CARPENTER
3431	CALHOUN	2840		CANARY	3801	CARPENTER
3502	CALHOUN	1829		CANELO	4006	CARPENTER
3506	CALHOUN	213	E	CANTY	4211	CARPENTER
9725	CALLE DEL ORO	1614		CANYON	4226	CARPENTER
1920	CALYPSO	2012		CANYON	2800	CARTER
2008	CALYPSO	2016		CANYON	2806	CARTER
2020	CALYPSO	7724		CARBONDALE	2818	CARTER
2038	CALYPSO	7728		CARBONDALE	5807	CARY
2058	CALYPSO	7824		CARBONDALE	5815	CARY
2612	CAMEL	8110		CARBONDALE	5817	CARY
2627	CAMEL	8450		CARBONDALE	413	CASCADA
2630	CAMEL	7816		CARBONDALE	10534	CASTLEROCK
2631	CAMEL	7832		CARBONDALE	3706	CAUTHORN
2634	CAMEL	4201		CARDINAL	3824	CAUTHORN
2706	CAMEL	4205		CARDINAL	3907	CAUTHORN
2708	CAMEL	4221		CARDINAL	3614	CAUTHORN
2710	CAMEL	4229		CARDINAL	3718	CAUTHORN
2732	CAMEL	4310		CARDINAL	2229	CEDAR CREST
2736	CAMEL	4410		CARDINAL	2237	CEDAR CREST
2741	CAMEL	4309		CARDINAL	2322	CEDAR CREST
2743	CAMEL	3201		CARL	2536	CEDAR CREST
2510	CAMEL	3709		CARL	2536	CEDAR CREST
2611	CAMEL	3802		CARL	3303	CEDAR LAKE
6218	CANAAN	4214		CARL	1421	CEDAR OAKS
1505	CANADA	4230		CARL	1427	CEDAR OAKS
1902	CANADA	4231		CARL	5405	CEDAR RIDGE
3018	CANADA	4245		CARL	4571	CEDARDALE

3511	CANADA	5800	CARLTON GARRETT	4736		CEDARDALE
3523	CANADA	5814	CARLTON GARRETT	4820		CEDARDALE
3845	CANADA	5902	CARLTON GARRETT	3711	S	CENTRAL
3931	CANADA	5908	CARLTON GARRETT	3713	S	CENTRAL
4023	CANADA	5914	CARLTON GARRETT	3717	S	CENTRAL
4643	CANADA	6200	CARLTON GARRETT	3741	S	CENTRAL
3837	CANADA	6205	CARLTON GARRETT	7615	S	CENTRAL EXPY
4425	CANADA	6207	CARLTON GARRETT	2103		CHALK HILL
4429	CANADA	6212	CARLTON GARRETT	2123		CHALK HILL
4443	CANADA	6306	CARLTON GARRETT	2623		CHALK HILL
4007	CANAL	6307	CARLTON GARRETT	2		CHAMBLIN
4233	CANAL	6310	CARLTON GARRETT	2711		CHARBA
1204	CHARLOTTE	3610	CHICAGO	1204		CLAUDE
1205	CHARLOTTE	2818	CHICAGO	1209		CLAUDE
1302	CHARLOTTE	2902	CHICAGO	1222		CLAUDE
1332	CHARLOTTE	2797	CHIESA RD	1229		CLAUDE
5910	CHELSEA	3314	CHIHUAHUA	1432		CLAUDIA
5918	CHELSEA	3400	CHIHUAHUA	810		CLEARFIELD
5922	CHELSEA	3429	CHIHUAHUA	944		CLEARFIELD
5934	CHELSEA	3438	CHIHUAHUA	2563		CLEARVIEW
5935	CHELSEA	3502	CHIHUAHUA	401		CLEAVES
5941	CHELSEA	3407	CHIHUAHUA	419		CLEAVES
5945	CHELSEA	2709	CHILDS	437		CLEAVES
6003	CHELSEA	5308	CHIPPEWA	438		CLEAVES
6006	CHELSEA	2723	CHOICE	439		CLEAVES
4346	CHERBOURG	2402	CHRYSLER	447		CLEAVES
4514	CHERBOURG	2411	CHRYSLER	2705		CLEVELAND
4525	CHERBOURG	2415	CHRYSLER	2814		CLEVELAND
4535	CHERBOURG	2518	CHRYSLER	2818		CLEVELAND
4549	CHERBOURG	1027	CHURCH	3216		CLEVELAND
4608	CHERBOURG	1028	CHURCH	3512		CLEVELAND
4612	CHERBOURG	1030	CHURCH	3512		CLEVELAND
4627	CHERBOURG	1033	CHURCH	3642		CLEVELAND
4636	CHERBOURG	1103	CHURCH	4100		CLEVELAND
4639	CHERBOURG	1109	CHURCH	4521		CLEVELAND
4643	CHERBOURG	1124	CHURCH	222	S	CLIFF
4647	CHERBOURG	1136	CHURCH	612	N	CLIFF
4515	CHERBOURG	1403	CHURCH	616	N	CLIFF
4545	CHERBOURG	1410	CHURCH	715	N	CLIFF
4561	CHERBOURG	1415	CHURCH	510	S	CLINTON

4611	CHERBOURG	4322	CICERO	818	S	CLINTON
4534	CHERBOURG	9	CIRCLEWOOD	1521	N	CLINTON
4538	CHERBOURG	9538	CIRCLEWOOD	2036		CLOUDCROFT
4640	CHERBOURG	3220	CLAIBOURNE	7339		CLOVERGLEN
238	E CHERRY POINT	3222	CLAIBOURNE	2974		CLOVIS
307	E CHERRY POINT	2612	CLARENCE	2987		CLOVIS
315	E CHERRY POINT	2616	CLARENCE	5525		CLUB CREST
323	E CHERRY POINT	2630	CLARENCE	2203		CLYMER
331	E CHERRY POINT	2704	CLARENCE	2407		CLYMER
339	E CHERRY POINT	2737	CLARENCE	2411		CLYMER
2659	CHERRY VALLEY	911	W CLARENDON	2607		CLYMER
2919	CHERRY VALLEY	915	W CLARENDON	3306		CLYMER
425	CHEYENNE	1316	E CLARENDON	3310		CLYMER
1335	CHEYENNE	1403	E CLARENDON	24		COLDBROOK
1933	CHEYENNE	914	CLAUDE	28		COLDBROOK
1939	CHEYENNE	1009	CLAUDE	2247		COLDBROOK
3102	CHICAGO	1102	CLAUDE	1216		COLEMAN
3222	CHICAGO	1104	CLAUDE	1220		COLEMAN
3338	CHICAGO	1201	CLAUDE	1307		COLEMAN
1314	COLEMAN	1208	COMANCHE	4005		COPELAND
6917	COLESHIRE	1209	COMANCHE	4104		COPELAND
4505	COLLINS	1212	COMANCHE	4114		COPELAND
4611	COLLINS	1213	COMANCHE	4210		COPELAND
4818	COLLINS	1216	COMANCHE	4302		COPELAND
4904	COLLINS	1202	COMPTON	4322		COPELAND
2815	COLONIAL	1311	COMPTON	4322		COPELAND
3600	COLONIAL	1315	COMPTON	4323		COPELAND
3613	COLONIAL	1316	COMPTON	4326		COPELAND
3717	COLONIAL	1325	COMPTON	4335		COPELAND
4522	COLONIAL	1228	COMPTON	224	S	CORINTH
4600	COLONIAL	1123	COMPTON	611	S	CORINTH
4902	COLONIAL	1522	COMPTON	615	S	CORINTH
4904	COLONIAL	7506	CONCORD	621	S	CORINTH
4919	COLONIAL	1	CONCORDIA	800	S	CORINTH
5003	COLONIAL	2403	CONKLIN	1331		CORINTH
5012	COLONIAL	2409	CONKLIN	1630		CORINTH
5019	COLONIAL	2411	CONKLIN	1910		CORINTH
5031	COLONIAL	2614	CONKLIN	1912		CORINTH
5218	COLONIAL	1612	CONNER	7440		CORONADO
5323	COLONIAL	2046	COOL MIST	3341		CORONET
3504	COLONIAL	2058	COOL MIST	4515		CORREGIDOR
3627	COLONIAL	2140	COOL MIST	4516		CORREGIDOR
3820	COLONIAL	2147	COOL MIST	4519		CORREGIDOR
3830	COLONIAL	2157	COOL MIST	4520		CORREGIDOR
3815	COLONIAL	2170	COOL MIST	4523		CORREGIDOR



4114	COLONIAL	2191	COOL MIST	4524	CORREGIDOR
4224	COLONIAL	2200	COOL MIST	4525	CORREGIDOR
4317	COLONIAL	2247	COOL MIST	4538	CORREGIDOR
4318	COLONIAL	2364	COOL MIST	4552	CORREGIDOR
4422	COLONIAL	3906	COOLIDGE	4553	CORREGIDOR
4810	COLONIAL	3907	COOLIDGE	4556	CORREGIDOR
4811	COLONIAL	3922	COOLIDGE	4559	CORREGIDOR
5007	COLONIAL	3938	COOLIDGE	4603	CORREGIDOR
5102	COLONIAL	3942	COOLIDGE	4604	CORREGIDOR
5318	COLONIAL	2704	COOMBS	4607	CORREGIDOR
202	N COLSON	2708	COOMBS	4623	CORREGIDOR
3020	COLUMBINE	2712	COOMBS	4627	CORREGIDOR
3034	COLUMBINE	2716	COOMBS	4631	CORREGIDOR
3040	COLUMBINE	2702	COOMBSVILLE	4639	CORREGIDOR
3048	COLUMBINE	1817	COOPER	4643	CORREGIDOR
1100	COMAL	2210	COOPER	4644	CORREGIDOR
1102	COMAL	2216	COOPER	4647	CORREGIDOR
1102	COMAL	3714	COPELAND	4648	CORREGIDOR
1110	COMAL	3807	COPELAND	4539	CORREGIDOR
1204	COMANCHE	3918	COPELAND	4543	CORREGIDOR
1205	COMANCHE	4003	COPELAND	4551	CORREGIDOR
4520	CORREGIDOR	9643	CROWNFIELD	2610	DATHE
4538	CORREGIDOR	9649	CROWNFIELD	2611	DATHE
4540	CORREGIDOR	4303	CROZIER	2238	DATHE
4628	CORREGIDOR	4524	CROZIER	2705	DATHE
4632	CORREGIDOR	4934	CROZIER	2810	DATHE
4636	CORREGIDOR	3907	CROZIER	2838	DATHE
4640	CORREGIDOR	3919	CROZIER	2814	DAWSON
10436	CORY	4930	CROZIER	2822	DAWSON
8926	COTTONVALLEY	2613	CRYSTAL	3804	DE MAGGIO
9008	COTTONVALLEY	601	CUMBERLAND	3806	DE MAGGIO
2718	COUNCIL	115	CUNEY	3811	DE MAGGIO
2710	COUNCIL	119	CUNEY	3900	DE MAGGIO
2731	COUNCIL	2018	CUSTER	1611	DEAN
2723	COUNCIL	2123	CUSTER	202	DEBRA
2729	COUNCIL	2127	CUSTER	203	DEBRA
800	COUNTRY CLUB PL	2130	CUSTER	7	DEEP GREEN
816	COUNTRY CLUB PL	2202	CUSTER	3506	DEL REY
4827	COWAN AVE	2214	CUSTER	3534	DEL REY
2518	CRADDOCK	2503	CUSTER	3811	DELHI
3615	CRANE	2511	CUSTER	3922	DELHI
3623	CRANE	2519	CUSTER	2510	DELL VIEW
3629	CRANE	2543	CUSTER	6283	DENHAM CIR
3639	CRANE	2623	CUSTER	100	S DENLEY
3716	CRANE	2656	CUSTER	336	N DENLEY

1	CRANFILL	1317	DACKI	419	N	DENLEY
4419	CRANFILL	3231	DAHLIA	421	N	DENLEY
4508	CRANFILL	917	DALE	425	N	DENLEY
4517	CRANFILL	22	DALVIEW	427	N	DENLEY
4525	CRANFILL	1250	DALVIEW	505	N	DENLEY
800	N CRAWFORD	1254	DALVIEW	507	N	DENLEY
8471	CREEKWOOD	1258	DALVIEW	527	N	DENLEY
3835	CREPE MYRTLE	1307	DALVIEW	603	N	DENLEY
2523	CREST	1315	DALVIEW	632	N	DENLEY
502	CRETE	1319	DALVIEW	635	S	DENLEY
1	CRIMNSON	1428	DALVIEW	1356	S	DENLEY
3670	CRIPPLE CREEK	1435	DALVIEW	1410	S	DENLEY
2311	CROSS	353	DANIELDALE	1414	S	DENLEY
2710	CROSS	365	DANIELDALE	1438	S	DENLEY
2715	CROSS	431	DANIELDALE	1732	S	DENLEY
2719	CROSS	803	DANIELDALE	2416	S	DENLEY
2725	CROSS	1636	DANUBE DR	2719	S	DENLEY
2404	CROSSMAN	3634	DARIEN	2907	S	DENLEY
2415	CROSSMAN	4027	DARIEN	3011	S	DENLEY
2603	CROSSMAN	2225	DATHE	3910	S	DENLEY
2615	CROSSMAN	2241	DATHE	4011	S	DENLEY
3105	CROSSMAN	2403	DATHE	4019	S	DENLEY
3438	CROSSMAN	2411	DATHE	4021	S	DENLEY
4030	S DENLEY	2716	DORRIS	2523		DYSON
4502	S DENLEY	2718	DORRIS	2311		DYSON
4506	S DENLEY	2825	DORRIS	2218		DYSON
4515	S DENLEY	2901	DORRIS	812		EADS
4631	S DENLEY	2902	DORRIS	816		EADS
4718	S DENLEY	2909	DORRIS	818		EADS
2104	DENMARK	2914	DORRIS	2937		EAGLE
2116	DENMARK	2930	DORRIS	2941		EAGLE
2122	DENMARK	2931	DORRIS	2961		EAGLE
2171	DENMARK	3006	DORRIS	4309		EAST GRAND
2317	DENMARK	220	DOWDY FERRY	4729		EAST SIDE
1831	DENNISON	512	DOWDY FERRY	4932		EAST SIDE
1966	DENNISON	708	DOWDY FERRY	2724		EASTER
1822	DENNISON	710	DOWDY FERRY	2806		EASTER
1954	DENNISON	1344	DOWDY FERRY	4114		EASTER
2029	DENNISON	1723	DOWDY FERRY	4150		EASTER
1	DEPAUL AVE	2028	DOWDY FERRY	4162		EASTER
3322	DETONTE	2111	DOWDY FERRY	4166		EASTER
3330	DETONTE	1418	DOYLE AVE	4204		EASTER
3911	DIAMOND	1506	DOYLE AVE	4218		EASTER
3919	DIAMOND	1507	DOYLE AVE	4219		EASTER
4000	DIAMOND	1521	DOYLE AVE	4234		EASTER

1303	DICEMAN	1526	DOYLE	4246	EASTER
1418	DICEMAN	1530	DOYLE	1915	EBBTIDE
1424	DICEMAN	1111	DRAGON	2106	EBBTIDE
1429	DICEMAN	1726	DRISKELL	4930	ECHO
1125	DICEMAN	11570	DRUMMOND	4935	ECHO
3714	DILDOCK	319	DU BOIS	5018	ECHO
3521	DIXON	407	DU BOIS	5027	ECHO
3707	DIXON	523	DU BOIS	5107	ECHO
7830	DOAK	2031	DUDLEY	2054	ECHO LAKE
1026	DODD	810	DULUTH	2147	ECHO LAKE
4701	DOLPHIN	1110	DULUTH	2170	ECHO LAKE
4705	DOLPHIN	1826	DULUTH	2182	ECHO LAKE
4709	DOLPHIN	1910	DULUTH	2188	ECHO LAKE
4714	DOLPHIN	1915	DULUTH	2194	ECHO LAKE
4827	DOLPHIN	1926	DULUTH	2204	ECHO LAKE
2847	DON	3512	DUNBAR	2217	ECHO LAKE
2935	DON	8529	DUNLAP	2323	ECHO LAKE
2939	DON	8730	DUNLAP	2050	EDD
2623	DONALD	2613	DURHAM	2058	EDD
2627	DONALD	2626	DURHAM	2111	EDD
2712	DONALD	2628	DURHAM	2147	EDD
2716	DONALD	706	N DWIGHT	2341	EDD
8943	DONNYBROOK	1024	DWIGHT	2341	EDD
11626	DORCHESTER	2334	N DYSON	2347	EDD
2608	DORRIS	2400	DYSON	3041	EDD
9999	EDD	659	ELSBERRY	2015	S EWING
1222	EDGEFIELD	726	ELSBETH	2315	S EWING
317	EDGEMONT	653	ELSTON	2324	S EWING
914	EDGEMONT	711	ELSTON	2505	S EWING
1316	S EDGEMONT	3012	ELVA	2617	S EWING
1322	EDGEMONT	3108	ELVA	2625	S EWING
1421	EDGEMONT	3110	ELVA	2702	S EWING
1627	EDGEMONT	3202	ELVA	2704	S EWING
3117	EDGEWOOD	522	ELWAYNE	2731	S EWING
3410	EDGEWOOD	548	ELWAYNE	4407	S EWING
3502	EDGEWOOD	610	ELWAYNE	1318	EXETER
2829	EISENHOWER	631	ELWAYNE	1346	EXETER
3203	EISENHOWER	650	ELWAYNE	1349	EXETER
3000	EL BENITO	659	ELWAYNE	1414	EXETER
3506	EL BENITO	706	ELWAYNE	1423	EXETER
14	EL SOL ST	734	ELWAYNE	1502	EXETER
2961	EL TOVAR	746	ELWAYNE	1550	EXETER
2969	EL TOVAR	747	ELWAYNE	2322	EXETER
2973	EL TOVAR	770	ELWAYNE	2522	EXETER
6413	ELAM	759	EMBERWOOD	2538	EXETER

6419	ELAM	547	EMBREY	2626	EXETER
6520	ELAM	559	EMBREY	2631	EXETER
8300	ELAM	1303	EMILY	2743	EXETER
8314	ELAM	8400	ENDICOTT	2615	EXETER
4311	ELECTRA	1307	ENGLEWOOD	2327	EXETER
623	ELI	2720	S ERVAY ST	2726	EXLINE
33200	ELIHU	4021	ESMALDA	2730	EXLINE
1400	ELK CREEK	4048	ESMALDA	2734	EXLINE
1410	ELK CREEK	4107	ESMALDA	2735	EXLINE
1425	ELK CREEK	6519	ETHEL	2510	EXLINE
1507	ELK CREEK	1735	EUGENE	2514	EXLINE
730	ELKHART	1743	EUGENE	2534	EXLINE
619	ELLA	2226	EUGENE	2535	EXLINE
638	ELLA	2228	EUGENE	2540	EXLINE
738	ELLA	2235	EUGENE	2722	EXLINE
746	ELLA	2306	EUGENE	2731	EXLINE
1207	ELLENWOOD	6120	EVERGLADE	2515	EXLINE
915	ELMDALE	6300	EVERGLADE	2650	EXLINE
107	ELMORE	604	N EWING	526	EZEKIAL
231	E ELMORE	1202	S EWING	540	EZEKIAL
338	W ELMORE	1204	S EWING	610	EZEKIAL
1507	E ELMORE	1214	S EWING	618	EZEKIAL
1542	E ELMORE	1216	S EWING	722	EZEKIAL
1618	E ELMORE	1226	S EWING	731	EZEKIAL
1622	E ELMORE	1631	S EWING	734	EZEKIAL
1743	E ELMORE	1818	S EWING	746	EZEKIAL
1711	W ELMWOOD	1827	S EWING	747	EZEKIAL
750	EZEKIAL	2722	FATIMA	4011	FINIS
754	EZEKIAL	2723	FATIMA	2402	FINKLEA
7817	FAIRPORT	2724	FATIMA	2406	FINKLEA
7909	FAIRPORT	2737	FATIMA	2410	FINKLEA
8123	FAIRPORT	2315	FATIMA	2414	FINKLEA
5903	FAIRWAY	2403	FATIMA	2418	FINKLEA
5306	FANNIE	521	FAULK	2430	FINKLEA
5406	FANNIE	531	FAULK	4500	FIRESIDE
5410	FANNIE	508	FAULK	9305	FIRESIDE
5524	FANNIE	544	FAULK	9309	FIRESIDE
5608	FANNIE	1411	FAYETTE	1	FISH
5608	FANNIE	1415	FAYETTE	2708	FISH TRAP
2812	FARRAGUT	4629	FELLOWS	2714	FISH TRAP
2823	FARRAGUT	4724	FELLOWS	5124	FITCHBURG
2825	FARRAGUT	4728	FELLOWS	5512	FITCHBURG
2844	FARRAGUT	4732	FELLOWS	1315	FITZHUGH
2845	FARRAGUT	4736	FELLOWS	1520	S FITZHUGH
2861	FARRAGUT	4752	FELLOWS	1625	S FITZHUGH

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2870	FARRAGUT	4816	FELLOWS	1627	S	FITZHUGH
2807	FARRAGUT	4820	FELLOWS	3311	S	FITZHUGH
2810	FARRAGUT	4836	FELLOWS	3608	S	FITZHUGH
2842	FARRAGUT	4844	FELLOWS	3706	S	FITZHUGH
2311	FATIMA	4533	FELLOWS	4222	S	FITZHUGH
2319	FATIMA	4812	FELLOWS	1014	S	FIVE MILE
2323	FATIMA	4832	FELLOWS	1022	W	FIVE MILE
2328	FATIMA	2414	FELTON	1531	W	FLEETWOOD
2336	FATIMA	806	FERNWOOD	1630		FLEETWOOD
2339	FATIMA	1527	FERNWOOD	304		FLEMING
2350	FATIMA	1835	FERNWOOD	312		FLEMING
2354	FATIMA	2521	FERNWOOD	1218		FLETCHER
2358	FATIMA	2526	FERNWOOD	1300		FLETCHER
2362	FATIMA	2603	FERNWOOD	1308		FLETCHER
2363	FATIMA	2639	FERNWOOD	1325		FLETCHER
2366	FATIMA	2719	FERNWOOD	1330		FLETCHER
2367	FATIMA	3001	FERNWOOD	1000		FLETCHER
2371	FATIMA	3217	FERNWOOD	1212		FLETCHER
2375	FATIMA	3922	FERNWOOD	1302		FOLEY
2407	FATIMA	3930	FERNWOOD	1310		FOLEY
2420	FATIMA	2519	FERNWOOD	2423		FONVILLE
2523	FATIMA	1835	FERNWOOD	12800		FOOTHILL
2639	FATIMA	2638	FERNWOOD	1335		FORDHAM
2709	FATIMA	2612	FERRIS	1526		FORDHAM
2714	FATIMA	2620	FERRIS	1746		FORDHAM
2717	FATIMA	301	FIDELIS	2110		FORDHAM
2718	FATIMA	8820	FILES	2218		FORDHAM
2719	FATIMA	8919	FILES	2246		FORDHAM
2720	FATIMA	4008	FINIS	2522		FORDHAM
2729	FORDHAM	4347	FRANK	2254		GARDEN DR
2733	FORDHAM	4326	FRANK	2345		GARDEN DR
2751	FORDHAM	4435	FRANK	2403		GARDEN DR
2819	FORDHAM	4431	FRANK	2407		GARDEN DR
2826	FORDHAM	4414	FRANK	2424		GARDEN DR
2839	FORDHAM	2726	FRAZIER	2425		GARDEN DR
3217	FORDHAM	2739	FRAZIER	13600		GARDEN GROVE
3223	FORDHAM	2915	FRAZIER	13826		GARDEN GROVE
3300	FORDHAM	1321	FRIENDSHIP	942		GARDENVIEW
2302	FORDHAM	4838	FRIO	4600		GARLAND
2406	FORDHAM	1000	FRONT	4611		GARLAND
2403	FORDHAM	1219	FRONT	4818		GARLAND
2227	FORDHAM	2817	FROST	4822		GARLAND
2826	FORDHAM	2834	FROST	5409		GARLAND
3304	FORDHAM	2850	FROST	4414		GARRISON
2627	FOREMAN	2858	FROST	4516		GARRISON

2923	FOREMAN	2859	FROST	4520	GARRISON
12026	FOREST GLEN CT	2859	FROST	4601	GARRISON
3407	FORNEY	2870	FROST	4602	GARRISON
3423	FORNEY	2874	FROST	4609	GARRISON
3427	FORNEY	9351	FROSTWOOD	4618	GARRISON
3511	FORNEY	3507	FUREY	4710	GARRISON
1900	FORT WORTH	3919	FUREY	4711	GARRISON
114	FRANCES	4002	FUREY	4712	GARRISON
210	N FRANCES	4014	FUREY	4713	GARRISON
215	N FRANCES	4015	FUREY	1523	GARZA
218	N FRANCES	4031	FUREY	1529	GARZA
218	N FRANCES	4109	FUREY	1610	GARZA
315	S FRANCES	4127	FUREY	1618	GARZA
2726	FRANK	4130	FUREY	1630	GARZA
3510	FRANK	4131	FUREY	1634	GARZA
3607	FRANK	2651	GADBERRY	1730	GARZA
3714	FRANK	1843	GALLAGHER	1733	GARZA
3807	FRANK	1910	GALLAGHER	1735	GARZA
4010	FRANK	1950	GALLAGHER	1742	GARZA
4117	FRANK	2026	GALLAGHER	1823	GARZA
4328	FRANK	3404	GALLAGHER	2231	GARZA
4414	FRANK	3510	GALLAGHER	2900	GAY
4504	FRANK	3710	GALLAGHER	2909	GAY
4535	FRANK	5215	GALLAGHER	2910	GAY
4602	FRANK	2207	GALLATIN	2910	GAY
4611	FRANK	1626	GARDEN	2911	GAY
3604	FRANK	1715	GARDEN	2914	GAY
3610	FRANK	2223	GARDEN	1238	GEORGIA
3710	FRANK	2231	GARDEN	1410	GEORGIA
4303	FRANK	2238	GARDEN	1514	GEORGIA
4343	FRANK	2246	GARDEN	1537	GEORGIA
2723	GERTRUDE	2503	GOOCH	2218	GREER
2515	GHENT	2701	GOOCH	2226	GREER
2522	GHENT	2809	GOOCH	2325	GREER
2526	GHENT	2814	GOOCH	3126	GREGG
2542	GHENT	2820	GOOCH	3128	GREGG
2555	GHENT	2825	GOOCH	3141	GREGG
2634	GHENT	2412	GOOD LATIMER	620	GRIFFITH
2401	GIBBS WILLIAMS	2425	S GOOD LATIMER	1626	GRINNELL
2445	GIBBS WILLIAMS	2715	GOODWILL	1630	GRINNELL
2521	GIBBS WILLIAMS	2716	GOODWILL	10404	GROVE OAKS
3526	GIBSONDELL	2722	GOODWILL	200	E GRUBB
4513	GINGER	2723	GOODWILL	3738	GUARANTY
4539	GINGER	1900	GOULD	3212	GUNTER
2434	GIVENDALE	2608	GOULD	3224	GUNTER

2502	GIVENDALE	2700	GOULD	4845	GURLEY
2506	GIVENDALE	2716	GOULD	2811	GUYMON
2510	GIVENDALE	2724	GOULD	3325	HALLETT
9	GLADEWATER	2727	GOULD	3333	HALLETT
4116	GLADEWATER	2829	GOULD	3507	HALLETT
4126	GLADEWATER	9700	GRADY	3515	HALLETT
4154	GLADEWATER	10706	GRADY	3200	HAMILTON
4170	GLADEWATER	2703	GRAFTON	3306	HAMILTON
4227	GLADEWATER	608	GRAHAM	3523	HAMILTON
4247	GLADEWATER	702	GRAHAM	3702	HAMILTON
4327	GLADEWATER	710	GRAHAM	3706	HAMILTON
1415	GLEN	1502	GRAND	3726	HAMILTON
5722	GLEN FOREST	1507	GRAND	3815	HAMILTON
2519	GLENFIELD	1910	GRAND	3909	HAMILTON
2524	GLENFIELD	2524	GRAND	3925	HAMILTON
2711	GLENFIELD	2534	GRAND	4105	HAMILTON
2719	GLENFIELD	2723	GRAND	4309	HAMILTON
9	GLIDDEN	4309	GRAND	4343	HAMILTON
19	GLIDDEN	1101	E GRANT	4400	HAMILTON
20	GLIDDEN	1231	GRANT	4414	HAMILTON
1331	GLIDDEN	1307	GRANT	4508	HAMILTON
1338	GLIDDEN	3017	GRAYSON	4510	HAMILTON
2919	GLOYD	1	GREAT TRINITY FOREST	1858	HAMLET
2945	GLOYD	804	GREEN CASTLE	4013	HAMMERLY
2730	GOLDMAN	9999	GREENGROVE	4033	HAMMERLY
3206	GOLDSPIER	13101	GREENGROVE	3303	HAMPTON
2310	GOOCH	13305	GREENGROVE	3601	HANCOCK
2315	GOOCH	214	GREENHAVEN	3617	S HANCOCK
2333	GOOCH	234	GREENHAVEN	3621	HANCOCK
2339	GOOCH	1611	GREENLAWN	3625	HANCOCK
2346	GOOCH	1615	GREENLAWN	3906	HANCOCK
2403	GOOCH	1619	GREENLAWN	3910	HANCOCK
2420	GOOCH	1406	GREENVILLE	3926	HANCOCK
4004	HANCOCK	1644	S HASKELL	619	HELENA
24	HARBOR CT	3212	S HASKELL	731	HELENA
2301	HARDING	2310	S HASLETT	734	HELENA
2327	HARDING ST	2711	HASTINGS	747	HELENA
2343	HARDING ST	1624	HATCHER	402	HENDERSON
1522	HARLANDALE	1632	HATCHER	1311	S HENDRICKS
1735	HARLANDALE	1705	HATCHER	1327	HENDRICKS
2314	HARLANDALE	2255	HATCHER	1401	HENDRICKS
2318	HARLANDALE	2303	HATCHER	1419	HENDRICKS
2431	HARLANDALE	2503	HATCHER	1631	HERALD
2644	HARLANDALE	2525	HATCHER	1635	HERALD

2923	HARLANDALE	2541	HATCHER	1638	HERALD
3121	HARLANDALE	2551	HATCHER	1621	HERALD
3135	HARLANDALE	2561	HATCHER	1635	HERALD
3328	HARLANDALE	2600	HATCHER	3819	HERRLING
3105	HARMON	2603	HATCHER	4817	HEYWORTH
3108	HARMON	2615	HATCHER	5726	HIAWATHA
3130	HARMON	2645	HATCHER	5732	HIAWATHA
3143	HARMON	2819	HATCHER	523	HIGH
1538	HARRIS CT	3112	HATCHER	718	HIGHFALL
1550	HARRIS CT	3801	HATCHER	1960	HIGHLAND
1579	HARRIS CT	3814	HATCHER	3420	HIGHLAND WOODS
1600	HARRIS CT	3926	HATCHER	3421	HIGHLAND WOODS
1602	HARRIS CT	3930	HATCHER	3426	HIGHLAND WOODS
2315	HARRISON	533	HATTON	3430	HIGHLAND WOODS
2605	HARRISON	538	HATTON	3436	HIGHLAND WOODS
2609	HARRISON	772	HAVENWOOD	3440	HIGHLAND WOODS
2611	HARRISON	929	HAVENWOOD	3444	HIGHLAND WOODS
2819	HARSTON	4412	HAVERTY	3504	HIGHLAND WOODS
2823	HARSTON	728	HAYMARKET	3505	HIGHLAND WOODS
3631	HARSTON	1019	HAYMARKET	3510	HIGHLAND WOODS
401	HART	2021	HAYMARKET	3511	HIGHLAND WOODS
407	HART	2045	HAYMARKET	3516	HIGHLAND WOODS
409	HART	2071	HAYMARKET	3517	HIGHLAND WOODS
411	HART	2101	HAYMARKET	3521	HIGHLAND WOODS
444	HART	2161	HAYMARKET	3525	HIGHLAND WOODS
452	HART	7610	HAZEL	3526	HIGHLAND WOODS
457	HART	2003	HEARNE	3529	HIGHLAND WOODS
608	HARTSDALE	2707	HECTOR	3533	HIGHLAND WOODS
9800	HARWELL	2714	HECTOR	3536	HIGHLAND WOODS
3308	HARWOOD	2720	HECTOR	3537	HIGHLAND WOODS
3409	S HARWOOD	4430	HEDGDON	940	HILLBURN
3513	S HARWOOD	4511	HEDGDON	1227	HILLBURN
3521	S HARWOOD	538	HELENA	1231	HILLBURN
4926	S HARWOOD	542	HELENA	9999	HILLBURN
3516	S HARWOOD	602	HELENA	227	HILLVALE
1205	S HASKELL	611	HELENA	917	E HOBSON
1010	HOBSON	2222	HOOPER	7935	HULL
1115	E HOBSON	2435	HOOPER	7944	HULL
1144	E HOBSON	2615	HOOPER	7958	HULL
5019	HOHEN	2618	HOOPER	8024	HUME
5023	HOHEN	2629	HOOPER	3746	HUMPHREY
841	HOLCOMB	2622	HOOPER	4404	HUMPHREY
846	HOLCOMB	2530	HOOPER	2711	HUNTER
851	HOLCOMB	2532	HOOPER	1930	HUNTINGDON
930	HOLCOMB	2538	HOOPER	2002	HUNTINGDON



942		HOLCOMB	2555	HOOPER	2006	HUNTINGDON
950		HOLCOMB	2403	HOOPER	1321	HUTCHINS
1032	E	HOLCOMB	18	HORIZON HILLS	1401	HUTCHINS
1032		HOLCOMB	19	HORIZON HILLS	1403	HUTCHINS
1224		HOLCOMB	2	HORTENSE	1404	HUTCHINS
1224		HOLCOMB	1334	HORTENSE	1503	HUTCHINS
7459		HOLLY HILL	1342	HORTENSE	1810	IDAHO
2703		HOLMES	1506	HORTENSE	1918	IDAHO
2715		HOLMES	1510	HORTENSE	2018	IDAHO
2820		HOLMES	1511	HORTENSE	2222	IDAHO
2824		HOLMES	5406	HOUSTON SCHOOL	2223	IDAHO
2913		HOLMES	1306	HUDSPETH	2323	IDAHO
3012		HOLMES	1422	HUDSPETH	2515	IDAHO
3105		HOLMES	1607	HUDSPETH	2630	IDAHO
3522		HOLMES	1611	HUDSPETH	3110	IDAHO
3720		HOLMES	1710	HUDSPETH	3915	IDAHO
3734		HOLMES	1714	HUDSPETH	4023	IDAHO
3821		HOLMES	2135	HUDSPETH	4228	IDAHO
3826		HOLMES	2159	HUDSPETH	4407	IDAHO
3826		HOLMES	2203	HUDSPETH	1121	E ILLINOIS
3830		HOLMES	2550	HUDSPETH	2716	ILLINOIS
3833		HOLMES	2706	HUDSPETH	2720	E ILLINOIS
3847		HOLMES	2708	HUDSPETH	3437	E ILLINOIS
1722		HOMELAND	2710	HUDSPETH	2100	E INADALE
3642		HOMELAND	2733	HUDSPETH	3105	INDIANOLA
3642		HOMELAND	2735	HUDSPETH	1927	INGERSOLL
3702		HOMELAND	2820	HUDSPETH	1928	INGERSOLL
3730		HOMELAND	4702	HUEY	1930	INGERSOLL
9429		HOMEPLACE	4712	HUEY	1934	INGERSOLL
35		HONEYSUCKLE	4716	HUEY	1935	INGERSOLL
8317		HONEYSUCKLE	4718	HUEY	1938	INGERSOLL
8321		HONEYSUCKLE	4806	HUEY	1939	INGERSOLL
8327		HONEYSUCKLE	4807	HUEY	2434	INGERSOLL
8331		HONEYSUCKLE	7740	HULL	2622	INGERSOLL
8521		HONEYSUCKLE	7904	HULL	3402	INGERSOLL
8607		HONEYSUCKLE	7905	HULL	3615	INGERSOLL
8611		HONEYSUCKLE	7911	HULL	3722	INGERSOLL
8617		HONEYSUCKLE	7935	HULL	4010	INGERSOLL
4026		INGERSOLL	2502	JEFFRIES	2225	JORDAN
1503		IOWA	2505	JEFFRIES	2234	JORDAN
111		IRA	2506	JEFFRIES	2019	JORDAN VALLEY
118	N	IRA	2513	JEFFRIES	2104	JORDAN VALLEY
10899	N	IRIS	2514	JEFFRIES	429	JOSEPHINE
2507		IROQUOIS	2515	JEFFRIES	503	JOSEPHINE
2622		IROQUOIS	2517	JEFFRIES	519	JOSEPHINE

2807	IROQUOIS	2606	JEFFRIES	3610	JULIUS SCHEPPS
3520	IROQUOIS	2610	JEFFRIES	3614	JULIUS SCHEPPS
2015	IVANHOE	2621	JEFFRIES	315	JUSTIN
4010	IVANHOE	2629	JEFFRIES	2418	N KAHN
4022	IVANHOE	2636	JEFFRIES	2115	KATHLEEN
7924	IVORY	3406	JEFFRIES	2125	KATHLEEN
7927	IVORY	2741	JENNINGS	2135	KATHLEEN
7944	IVORY	2747	JENNINGS	2141	KATHLEEN
5035	IVY	2753	JENNINGS	2407	KATHLEEN
5041	IVY	2759	JENNINGS	2655	KATHLEEN
5103	IVY	3117	JESSIE BELL	2736	KAVASAR
5156	IVY	2406	JEWELL	2807	KAVASAR
1702	J B JACKSON	2402	JIM	2814	KAVASAR
1916	J B JACKSON	1250	JIM	2818	KAVASAR
1917	J B JACKSON	137	N JIM MILLER	2831	KAVASAR
1921	J B JACKSON	307	S JIM MILLER	2906	KAVASAR
944	JADEWOOD	1021	JIM MILLER	2914	KAVASAR
3526	JAMAICA	4708	N JIM MILLER	2918	KAVASAR
4018	JAMAICA	8107	N JOHN	2919	KAVASAR
4202	JAMAICA	8111	JOHN	2935	KAVASAR
4352	JAMAICA	8115	JOHN	2936	KAVASAR
4518	JAMAICA	8116	JOHN	2939	KAVASAR
4606	JAMAICA	5739	JOHNSON	2942	KAVASAR
3711	JAMAICA	5818	JOHNSON	2952	KAVASAR
3715	JAMAICA	5921	JOHNSON	2962	KAVASAR
4346	JAMAICA	9999	JOHNSON	2963	KAVASAR
4406	JAMAICA	604	JONELLE	9999	KAVASAR
4426	JAMAICA	627	JONELLE	201	E KEARNEY
4431	JAMAICA	632	JONELLE	2728	KEELER
6616	JEANE	648	JONELLE	2732	KEELER
2430	JEFF	660	JONELLE	2732	KELLER
3347	JEFFERSON	711	JONELLE	5300	KEENLAND
1601	W JEFFRIES	715	JONELLE	2913	KELLOGG
2401	JEFFRIES	746	JONELLE	2419	KEMP
2410	JEFFRIES	4731	JONES	2457	KEMP
2413	JEFFRIES	2215	JORDAN	2462	KEMP
2414	JEFFRIES	2224	JORDAN	2466	KEMP
2426	JEFFRIES	2234	JORDAN	1	KEMROCK
2431	JEFFRIES	2235	JORDAN	11	KEMROCK
2501	JEFFRIES	18	JORDAN RIDGE	6015	KEMROCK
6030	KEMROCK	4943	KILDARE	2626	KOOL
6039	KEMROCK	1231	KILLOUGH	2631	KOOL
6043	KEMROCK	1329	KILLOUGH	2635	KOOL
6107	KEMROCK	1339	KILLOUGH	2708	KOOL
6109	KEMROCK	1427	KILLOUGH	2717	KOOL

6121	KEMROCK	1505	KILLOUGH	2719	KOOL
6125	KEMROCK	1545	KILLOUGH	2726	KOOL
6131	KEMROCK	3819	KIMBALLDALE	2740	KOOL
6216	KEMROCK	2606	KIMSEY	1928	KRAFT
6222	KEMROCK	2718	KINGBRIDGE	1938	KRAFT
6311	KEMROCK	2810	KINGBRIDGE	2006	KRAFT
6411	KEMROCK	1038	KINGS	2012	KRAFT
6419	KEMROCK	2200	KINGS	2024	KRAFT
6427	KEMROCK	8325	KINGSFIELD	2031	KRAFT
6434	KEMROCK	8345	KINGSFIELD	302	KRAMER
6454	KEMROCK	8353	KINGSFIELD	322	N KRAMER
6505	KEMROCK	3617	KINGSFORD	3420	N KRISTEN
6511	KEMROCK	1507	KINGSLEY	3819	KYNARD
6042	KEMROCK	1511	KINGSLEY	3304	KYSER
6040	KEMROCK	1815	KINGSLEY	6810	LACY
2811	KENESAW	2522	KINGSTON	6816	LACY
3509	KENILWORTH	2503	KIRKLEY	4122	LADALE
3623	KENILWORTH	2517	KIRKLEY	3411	LADD
3706	KENILWORTH	1317	KIRNWOOD	2403	LAGOW
3723	KENILWORTH	1800	KIRNWOOD	2628	LAGOW
3916	KENILWORTH	408	KIRSAN DR	2720	LAGOW
700	KESSLER LAKE	2627	KIRVEN	2820	LAGOW
3418	KEYRIDGE	7919	KISKA	2902	LAGOW
3422	KEYRIDGE	8111	KISKA	2906	LAGOW
3511	KEYRIDGE	8112	KISKA	8322	LAKE ANNA
3515	KEYRIDGE	9030	KISSELL	421	LAKE CLIFF
3516	KEYRIDGE	5806	KITTY	7420	LAKE JUNE
1409	E Kiest	12	KIWANIS	8745	LAKE JUNE
1700	E Kiest	11800	KLEBERG	9501	LAKE JUNE
1713	E Kiest	12239	KLEBERG	103	LAKE ST
1805	E Kiest	12611	KLEBERG	405	LAKE ST
2720	E Kiest	2438	KNIGHT	1608	LAKEVIEW
3517	E Kiest	3733	KOLLOCH	2118	LAKEVIEW
2503	E KILBURN	3742	KOLLOCH	2724	S LAMAR
2606	KILBURN	3907	KOLLOCH	4910	S LAMAR
2615	KILBURN	4308	KOLLOCH	834	LAMBERT
2623	KILBURN	4609	KOLLOCH	22	LANARK
2846	KILBURN	4720	KOLLOCH	2434	LANARK
4833	KILDARE	4726	KOLLOCH	619	S LANCASTER
4914	KILDARE	2517	KOOL	623	N LANCASTER
4926	KILDARE	2611	KOOL	2410	S LANCASTER
4935	KILDARE	2622	KOOL	4226	LANCASTER
4226	S LANCASTER	3318	LAPSLEY	2426	LAWRENCE
6318	N LANCASTER	3319	LAPSLEY	2719	LAWRENCE
6322	S LANCASTER	3322	LAPSLEY	2700	LAWRENCE

6326	S	LANCASTER	3323	LAPSLEY	2418	LAWRENCE
6620	S	LANCASTER	3326	LAPSLEY	2318	LAWRENCE
7422	S	LANCASTER	3327	LAPSLEY	2410	LAWRENCE
7536	S	LANCASTER	3330	LAPSLEY	336	LAWSON
13122	S	LAND	3331	LAPSLEY	3818	LE FORGE
202		LANDIS	3334	LAPSLEY	3902	LE FORGE
208		LANDIS	3335	LAPSLEY	1905	LEACREST
215		LANDIS	3338	LAPSLEY	2000	LEACREST
216		LANDIS	3339	LAPSLEY	2132	LEACREST
218		LANDIS	3342	LAPSLEY	2533	LEACREST
227		LANDIS	3345	LAPSLEY	325	LEADS ST
229		LANDIS	3346	LAPSLEY	336	LEADS ST
4202		LANDRUM	3349	LAPSLEY	6315	LEANA
4206		LANDRUM	3350	LAPSLEY	6413	LEANA
4210		LANDRUM	3354	LAPSLEY	1819	LEATH
4217		LANDRUM	3356	LAPSLEY	2035	LEATH
4220		LANDRUM	4727	LARUE	2046	LEATH
4222		LANDRUM	910	LASALLE	2711	LEBROCK
4224		LANDRUM	3015	LATIMER	2718	LEBROCK
4227		LANDRUM	3414	LATIMER	2719	LEBROCK
4233		LANDRUM	3504	LATIMER	2720	LEBROCK
4300		LANDRUM	3513	LATIMER	2724	LEBROCK
4304		LANDRUM	3521	LATIMER	2728	LEBROCK
4309		LANDRUM	3730	LATIMER	2733	LEBROCK
4317		LANDRUM	3732	LATIMER	2736	LEBROCK
4402		LANDRUM	3815	LATIMER	2737	LEBROCK
9212		LANEYVALE	3922	LATIMER	2745	LEBROCK
9219		LANEYVALE	2327	LAUREL HILL	2749	LEBROCK
9426		LANEYVALE	10	LAURELAND	2807	LEBROCK
2507		LANGDON	546	E LAURELAND	2815	LEBROCK
8502		LAPANTO	62	LAWLER RD	2822	LEBROCK
2202		LAPSLEY	51	LAWLER RD	2823	LEBROCK
2626		LAPSLEY	2422	LAWRENCE	2826	LEBROCK
3123		LAPSLEY	2503	LAWRENCE	2827	LEBROCK
3203		LAPSLEY	2601	LAWRENCE	2838	LEBROCK
3207		LAPSLEY	2628	LAWRENCE	2843	LEBROCK
3211		LAPSLEY	2710	LAWRENCE	2854	LEBROCK
3215		LAPSLEY	2711	LAWRENCE	2855	LEBROCK
3219		LAPSLEY	2535	LAWRENCE	1048	LEDBETTER
3302		LAPSLEY	2218	LAWRENCE	1915	E LEDBETTER
3306		LAPSLEY	2454	LAWRENCE	2003	E LEDBETTER
3310		LAPSLEY	2446	LAWRENCE	2007	E LEDBETTER
3314		LAPSLEY	2442	LAWRENCE	2346	E LEDBETTER
3315		LAPSLEY	2434	LAWRENCE	2615	E LEDBETTER
3307	E	LEDBETTER	3523	LOCKETT	4504	LUZON

3311	E	LEDBETTER	3527		LOCKETT	4531		LUZON
3427	E	LEDBETTER	6806		LOCKHEED	4540		LUZON
3540	E	LEDBETTER	2226		LOCUST	4623		LUZON
5538	S	LEEWOOD	2238		LOCUST	4640		LUZON
4417		LELAND	2250		LOCUST	4644		LUZON
4506		LELAND	2739		LOCUST	4647		LUZON
4519		LELAND	2266		LOLITA	4531		LUZON
4911		LELAND	2740		LOLITA	4535		LUZON
4918		LELAND	2914		LOLITA	4611		LUZON
3823		LEMAY	2915		LOLITA	4639		LUZON
3903		LEMAY	850		LONG ACRE	4504		LUZON
3915		LEMAY	319		LONGRIDGE	4528		LUZON
13328		LENOSA	1220		LONSDALE	4648		LUZON
1307		LENWAY	1233		LONSDALE	4631		LUZON
1708		LENWAY	1		LOOP 12	1410		LYNN HAVEN
1710		LENWAY	13		LOOP 12	2426		LYOLA
2412		LENWAY	14		LOOP 12	2433		LYOLA
2501		LENWAY	15		LOOP 12	2441		LYOLA
2601		LENWAY	7455		LOOP 12	2716		LYOLA
1922		LEROY	1617	S	LORIS	2726		LYOLA
2042		LEROY	1300		LOTUS	2804		LYOLA
2904		LEWISTON	1302		LOTUS	2808		LYOLA
1619		LIFE	1309		LOTUS	2814		LYOLA
1619		LIFE	1311		LOTUS	2821		LYOLA
2023		LIFE	1313		LOTUS	2838		LYOLA
1816		LINCOLN	2214		LOTUS	2845		LYOLA
7436		LINDA	2226		LOTUS	2849		LYOLA
7507		LINDA	799		LOTUS	2853		LYOLA
5002		LINDER	1300		LOTUS	2854		LYOLA
5006		LINDER	210	E	LOUISIANA	11050	N	MACARTHUR
5035		LINDER	224	E	LOUISIANA	2141		MACK
4702		LINDSLEY	300	W	LOUISIANA	2249		MACON
5319		LINDSLEY	319	W	LOUISIANA	2310		MACON
4718		LINDSLEY	1423	E	LOUISIANA	2338		MACON
2816		LINFIELD	1616		LOUISIANA	2402		MACON
3023		LINFIELD	7012	W	LOVETT	2451		MACON
3514		LINFIELD	3716		LOVINGOOD	2622		MACON
3518		LINFIELD	3810		LOVINGOOD	2633		MACON
4632		LINFIELD	2302		LOWERY	2637		MACON
4816		LINFIELD	2308		LOWERY	2711		MACON
11518		LIPPITT	2331		LOWERY	2715		MACON
4532		LIVE OAK	2406		LOWERY	2718		MACON
2631		LOBDELL	2510		LOWERY	2726		MACON
2638		LOBDELL	2605		LOWERY	2731		MACON
2539		LOBDELL	6623		LUCY	2732		MACON

3300		LOCKETT	6627		LUCY	2807		MACON
2810		MACON	3311		MARCOLE	507	S	MARLBOROUGH
2826		MACON	3312		MARCOLE	902	S	MARLBOROUGH
2835		MACON	3315		MARCOLE	5001	S	MARNE
8233		MADDOX	3316		MARCOLE	5006		MARNE
2139		MAIL	3319		MARCOLE	5007		MARNE
2143		MAIL	3320		MARCOLE	5012		MARNE
245		MAIN	3323		MARCOLE	5021		MARNE
266	W	MAIN	3324		MARCOLE	5026		MARNE
2014		MAIN	3327		MARCOLE	5039		MARNE
4321	S	MALCOLM X	3328		MARCOLE	5102		MARNE
4400	S	MALCOLM X	3331		MARCOLE	2116		MARS RD
5003	S	MALCOLM X	3332		MARCOLE	825	S	MARSALIS
5007	S	MALCOLM X	3335		MARCOLE	1331		MARSALIS
5023	S	MALCOLM X	3342		MARCOLE	1342	S	MARSALIS
5031	S	MALCOLM X	2618		MARDER	1703	S	MARSALIS
5041	S	MALCOLM X	2802		MARDER	1903	S	MARSALIS
5124	S	MALCOLM X	1212		MARFA	2002	S	MARSALIS
5307	S	MALCOLM X	1236		MARFA	2415	S	MARSALIS
3815		MALDEN	1242		MARFA	2818	S	MARSALIS
3014	S	MALLORY	1247		MARFA	2823	S	MARSALIS
3122		MALLORY	1415		MARFA	2830	S	MARSALIS
2703		MANILA	1502		MARFA	2911	S	MARSALIS
6718		MANITOBA	1514		MARFA	2915	S	MARSALIS
1610		MARBURG	1527		MARFA	2923	S	MARSALIS
2231		MARBURG	1530		MARFA	2935	S	MARSALIS
2318		MARBURG	1531		MARFA	3107	S	MARSALIS
2539		MARBURG	1610		MARFA	4915	S	MARSALIS
2618		MARBURG	18		MARGEWOOD	3709		MARSHALL
2727		MARBURG	20		MARGEWOOD	4002		MARSHALL
2730		MARBURG	5714		MARGEWOOD	4103		MARSHALL
2731		MARBURG	2900		MARIDEEN	4220		MARSHALL
2735		MARBURG	2934		MARIDEEN	4302		MARSHALL
2738		MARBURG	2938		MARIDEEN	4315		MARSHALL
2739		MARBURG	8619		MARIGOLD	3919		MARSHALL
3001		MARBURG	8701		MARIGOLD	4335		MARSHALL
3010		MARBURG	9		MARINE	4338		MARSHALL
2318		MARBURG	10		MARINE	4002		MARSHALL
2524		MARBURG	2431		MARJORIE	412		MARTIN LUTHER KING JR
2614		MARBURG	2515		MARJORIE	2633		MARTIN LUTHER KING JR
2622		MARBURG	2521		MARJORIE	2714		MARTIN LUTHER KING JR
2706		MARBURG	2747		MARJORIE	5700		MARTINEZ
2723		MARBURG	2804		MARJORIE	515		MARTINIQUE
2827		MARBURG	3021		MARJORIE	811		MARTINIQUE

2843	MARBURG	3115	MARJORIE	3402	MARVIN D LOVE
4538	MARCELL	140	MARKS	7446	MARY DAN
3301	MARCOLE	150	MARKS	1704	MARY ELLEN
3307	MARCOLE	208	MARKS	1726	MARYLAND
2418	MARYLAND	1325	MCKENZIE	4230	S MESA GLEN
2419	MARYLAND	1332	MCKENZIE	2237	METROPOLITAN
2635	MARYLAND	1334	MCKENZIE	3514	METROPOLITAN
2915	MARYLAND	1336	MCKENZIE	3526	METROPOLITAN
4129	MARYLAND	1338	MCKENZIE	3803	METROPOLITAN
4216	MARYLAND	1428	MCKENZIE	3809	METROPOLITAN
4250	MARYLAND	1414	MCKENZIE	3905	METROPOLITAN
200	MASTERS	3018	MCNEIL	3926	METROPOLITAN
322	S MASTERS	3333	MCNEIL	4015	METROPOLITAN
1608	N MATAGORDA	2800	MEADOW	4213	METROPOLITAN
1608	MATAGORDA	2816	MEADOW	4301	METROPOLITAN
2711	MAURINE F BAILEY	2820	MEADOW	4507	METROPOLITAN
2723	MAURINE F BAILEY	3410	MEADOW	4522	METROPOLITAN
2726	MAURINE F BAILEY	4618	MEADOW	4602	METROPOLITAN
2746	MAURINE F BAILEY	2742	MEADOW DAWN	1607	METROPOLITAN
3315	MAYBETH	2816	MEADOW	1611	METROPOLITAN
3806	MAYBETH	2900	MEADOW	2240	METROPOLITAN
3930	MAYBETH	3414	MEADOW	2319	METROPOLITAN
1426	MAYWOOD	4921	MEADOW VIEW	4105	METROPOLITAN
1509	MAYWOOD	304	MEADOWCREEK	3821	METROPOLITAN
1515	MAYWOOD	428	MELBA	4339	METROPOLITAN
1413	MCBROOM	1206	MELBOURNE AVE	3614	METROPOLITAN
1414	MCBROOM	201	MELINDA	2826	METROPOLITAN
1721	MCBROOM	202	MELINDA	2821	METROPOLITAN
1729	MCBROOM	4220	MEMORY	2827	METROPOLITAN
1834	MCBROOM	4234	MEMORY	4523	METROPOLITAN
1906	MCBROOM	4400	MEMORY	4517	METROPOLITAN
1939	MCBROOM	4414	MEMORY	4515	METROPOLITAN
1956	MCBROOM	4520	MEMORY	4618	METROPOLITAN
2012	MCBROOM	1600	MENTOR	9120	METZ
2015	MCBROOM	1610	MENTOR	9211	METZ
2016	MCBROOM	1734	MENTOR	4825	MEXICANA
2017	MCBROOM	2405	MERLIN	4911	MEXICANA
2029	MCBROOM	2406	MERLIN	4934	MEXICANA
3402	MCBROOM	2412	MERLIN	5015	MEXICANA
3610	MCBROOM	2435	MERLIN	2414	MEYERS
3615	MCBROOM	2510	MERLIN	2423	MEYERS
3618	MCBROOM	2514	MERLIN	2506	MEYERS
3630	MCBROOM	2518	MERLIN	2509	MEYERS
3705	MCBROOM	2409	MERLIN	2515	MEYERS
3723	MCBROOM	2415	MERLIN	2522	MEYERS

3734	MCBROOM	2418	MERLIN	2526	MEYERS
3143	MCDERMOTT	2518	MERLIN	2527	MEYERS
3150	MCDERMOTT	2435	MERLIN	2602	MEYERS
739	MCDOWELL	206	MERRIFIELD	2609	MEYERS
1509	MCKEE	5535	MESA	2611	MEYERS
1315	MCKENZIE	5507	MESA CIR	2612	MEYERS
2621	MEYERS	2222	MOFFATT	420	N MOORE
2622	MEYERS	2226	MOFFATT	423	N MOORE
2641	MEYERS	2230	MOFFATT	424	N MOORE
3314	MEYERS	2235	MOFFATT	426	N MOORE
3519	MEYERS	2242	MOFFATT	427	N MOORE
3630	MEYERS	2246	MOFFATT	428	N MOORE
2704	MEYERSVILLE	2302	MOFFATT	501	N MOORE
1251	MICHIGAN	2303	MOFFATT	503	N MOORE
1610	MICHIGAN	2314	MOFFATT	506	N MOORE
1632	MICHIGAN	2319	MOFFATT	507	N MOORE
1735	MICHIGAN	2322	MOFFATT	508	N MOORE
2642	MICHIGAN	2327	MOFFATT	509	N MOORE
2710	MICHIGAN	2410	MOFFATT	511	N MOORE
2926	MICHIGAN	2415	MOFFATT	513	N MOORE
2938	MICHIGAN	2422	MOFFATT	515	N MOORE
3011	MICHIGAN	2431	MOFFATT	602	N MOORE
3051	MICHIGAN	2656	MOJAVE	607	N MOORE
3055	MICHIGAN	2724	MOJAVE	612	S MOORE
3302	MICHIGAN	2839	MOJAVE	2554	N MORGAN
3300	MIDDLEFIELD	2906	MOJAVE	2728	MORGAN
1015	MILDRED ST	2921	MOJAVE	3046	MORGAN
4715	MILITARY	3139	MOJAVE	3115	MORGAN
4727	MILITARY	4542	MOLER	3210	MORGAN
4819	MILITARY	345	MONTANA	3107	MORGAN
10011	MILL VALLEY	1122	E MONTCLAIR	2738	MORNING
5625	MILLAR	1220	S MONTCLAIR	2811	MORNING
623	MILLARD	2017	N MONTCLAIR	3902	MORNING
808	MILLARD	2021	S MONTCLAIR	1018	MOROCCO
813	MILLARD	4003	MONTIE	1210	N MOROCCO
825	MILLARD	4018	MONTIE	1250	N MOROCCO
2807	MILLBROOK	4311	MONTIE	1303	MORRELL
3502	MINGO	2300	MOONLIGHT	1307	MORRELL
3510	MINGO	2317	MOONLIGHT	1311	MORRELL
3531	MINGO	106	N MOORE	1420	N MORRELL
3539	MINGO	110	S MOORE	1722	MORRELL
3547	MINGO	114	S MOORE	1726	MORRELL
3516	MINGO	118	S MOORE	1735	MORRELL
3558	MINGO	122	S MOORE	1802	MORRELL
1143	MISSOURI	135	MOORE	2803	MORRELL



1143		MISSOURI	310	S	MOORE	1506	MORRIS
1643	E	MISSOURI	329	N	MOORE	1512	MORRIS
2718	E	MITCHELL	333	N	MOORE	1516	MORRIS
2728		MITCHELL	338	N	MOORE	1714	MORRIS
8200		MOBERLY	340	N	MOORE	1901	MORRIS
2106		MOFFATT	402	N	MOORE	1912	MORRIS
2110		MOFFATT	406	N	MOORE	1920	MORRIS
2111		MOFFATT	413	N	MOORE	1925	MORRIS
1929		MORRIS	4316		MYRTLE	6534	NO NAME
2011		MORRIS	6310		MYRTLE	9011	NO NAME
2017		MORRIS	6318		MYRTLE	1224	NOAH
2020		MORRIS	123		NACHITA	1100	NOKOMIS
2030		MORRIS	2810		NAMUR	1131	NOLTE
3500		MORRIS	2825	S	NAMUR	1415	NOMAS
3506		MORRIS	3145		NANDINA	1525	NOMAS
3510		MORRIS	3244		NANDINA	1735	NOMAS
3542		MORRIS	9999		NANTUCKET VILLAGE	1842	NOMAS
3602		MORRIS	10311		NANTUCKET VILLAGE	1846	NOMAS
3606		MORRIS	2446		NAOMA	1939	NOMAS
3639		MORRIS	2506		NAOMA	1955	NOMAS
3701		MORRIS	7934		NASSAU	1966	NOMAS
3722		MORRIS	8002	S	NASSAU	2010	NOMAS
3741		MORRIS	3343	S	NAVAJO	3316	NOMAS
1		MOSSGLEN DR	3018		NAVARO	3320	NOMAS
1222		MOUNTAIN LAKE	3116		NAVARO	3321	NOMAS
1405		MOUNTAIN LAKE	3226		NAVARO	3324	NOMAS
1		MOUNTAIN SHORES	3314		NAVARO	3326	NOMAS
2		MOUNTAIN SHORES	3321		NAVARO	3407	NOMAS
3		MOUNTAIN SHORES	3503		NAVARO	3431	NOMAS
4		MOUNTAIN SHORES	5		NAVY	3529	NOMAS
5		MOUNTAIN SHORES	15		NAVY	3615	NOMAS
16		MOUNTAIN SHORES	221		NAVY	3630	NOMAS
2206		MOUSER ST	1909		NEAL	3715	NOMAS
3616		MT EVEREST	111		NECHES	3718	NOMAS
3726		MT RANIER	654		NEELY	3720	NOMAS
3623		MT ROYAL	631	W	NEOMI	5518	NOMAS
804		MUNCIE	722		NEOMI	5521	NOMAS
908		MUNCIE	726		NEOMI	5703	NOMAS
910		MUNCIE	731		NEOMI	5707	NOMAS
913		MUNCIE	9999		NEW BEDFORD	5711	NOMAS
1812		MUNCIE	9325		NEWHALL	5715	NOMAS
1911		MUNCIE	9407		NEWHALL	5719	NOMAS

1923	MUNCIE	1115	NEWPORT AVE	5723	NOMAS
1927	MUNCIE	3115	NICHOLSON	4705	NOME
119	MURDEAUX	5	NO NAME	4711	NOME
547	MURDOCK	8	NO NAME	4716	NOME
605	MURDOCK	363	NO NAME	4720	NOME
609	MURDOCK	999	NO NAME	4723	NOME
720	MURDOCK	1219	NO NAME	4732	NOME
824	MURDOCK	3515	NO NAME	4736	NOME
1624	N MURDOCK	5839	NO NAME	4744	NOME
10019	MUSKOGEE DR	6036	NO NAME	4748	NOME
3015	MYRTLE	6500	NO NAME	4812	NOME
3511	MYRTLE	6524	NO NAME	4820	NOME
3824	MYRTLE	6532	NO NAME	4832	NOME
4836	NOME	4234	OPAL	2620	PALL MALL
4843	NOME	3831	OPAL	2656	PALL MALL
4851	NOME	3810	OPAL	2660	PALL MALL
4123	NORCO	4214	OPAL	2715	PALL MALL
239	NORTH SHORE	800	OSLO	2719	PALL MALL
1201	NORTH	829	OSLO	2723	PALL MALL
1207	NORTH	76	OVERLOOK	2750	PALL MALL
1215	NORTH	1427	OVERTON	2808	PALL MALL
1310	NORTH	1607	E OVERTON	2814	PALL MALL
851	OAK FOREST	1618	E OVERTON	2815	PALL MALL
2826	OAK LN	1623	E OVERTON	2820	PALL MALL
714	OAK PARK	1651	E OVERTON	2824	PALL MALL
2328	OAK PLAZA	2307	E OVERTON	557	PALMETTO
2404	OAK PLAZA	2730	E OVERTON	2741	PALO ALTO
2419	OAK PLAZA	2803	E OVERTON	3155	PALO ALTO
2364	OAKDALE	2835	E OVERTON	3172	PALO ALTO
2370	OAKDALE	3907	OVERTON	9302	PARAMOUNT
2428	OAKDALE	4023	OVERTON	9426	PARAMOUNT
2510	OAKDALE	3915	OVERTON	9502	PARAMOUNT
2514	OAKDALE	4015	OVERTON	1805	PARK ROW
2519	OAKDALE	4007	OVERTON	1819	PARK ROW
2521	OAKDALE	4011	OVERTON	2532	PARK ROW
2542	OAKDALE	1418	OWEGA	2723	PARK ROW
2543	OAKDALE	1422	OWEGA	1409	PARK ROW
2547	OAKDALE	1426	OWEGA	1815	PARK ROW
2834	OAKDALE	1442	OWEGA	1831	PARK ROW
1306	OAKLEY	1446	OWEGA	2445	PARKCLIFF
1308	OAKLEY	1510	OWEGA	5407	PARKDALE
1406	OAKLEY	1542	OWEGA	5411	PARKDALE
1506	OAKLEY	4721	OWENWOOD	6903	PARKDALE
9999	OAKWOOD	4818	OWENWOOD	6919	PARKDALE
2403	OBENCHAIN	4822	OWENWOOD	6927	PARKDALE

4	ODESSA	4838	OWENWOOD	6938	PARKDALE
3431	ODESSA	1179	OXBOW	5008	PARKLAND
4103	ODESSA	1183	OXBOW	721	PARKVIEW
8621	ODOM	4907	PACIFIC	509	PARKWOOD
318	E OHIO	704	PACKARD	516	PARKWOOD
1238	W OHIO	705	PACKARD	605	PARKWOOD
1242	E OHIO	713	PACKARD	611	PARKWOOD
1567	E OHIO	717	PACKARD	617	PARKWOOD
114	OHIO	721	PACKARD	623	PARKWOOD
119	W OHIO	1011	S PACKARD	629	PARKWOOD
1538	E OHIO	1014	PACKARD	740	PARKWOOD
219	W OKLAUNION	3522	PACKARD	1211	PARLAY
900001	OLD MOSS	417	PAGE	1212	PARLAY
3708	OPAL	4022	W PALACIOS	1215	PARLAY
3923	OPAL	2322	PALL MALL	1216	PARLAY
1219	PARLAY	606	PEMBERTON HILL	3049	PERSIMMON
1222	PARLAY	648	PEMBERTON HILL	3053	PERSIMMON
1223	PARLAY	1031	PEMBERTON HILL	3129	PERSIMMON
2708	PARNELL	3533	PENELOPE	3156	PERSIMMON
2722	PARNELL	3603	PENELOPE	3203	PERSIMMON
2724	PARNELL	3606	PENELOPE	4508	PHILIP
2732	PARNELL	3702	PENELOPE	4515	PHILIP
2828	PARNELL	3704	PENELOPE	4520	PHILIP
2901	PARNELL	3707	PENELOPE	4523	PHILIP
2915	PARNELL	3719	PENELOPE	4524	PHILIP
4528	PARRY	3815	PENELOPE	4531	PHILIP
4910	PARRY	3819	PENELOPE	5119	PHILIP
2708	PARSONS	3922	PENELOPE	5509	PICKFAIR CIR
2712	PARSONS	3631	PENELOPE	108	PIN OAK
2711	PARSONS	3532	PENELOPE	112	PIN OAK
3343	PARVIA	3602	PENELOPE	267	PIN OAK
5168	PATONIA	3614	PENELOPE	410	PIN OAK
1307	PEABODY	1313	PENNSYLVANIA	1600	PINE
1319	PEABODY	1317	PENNSYLVANIA	1603	PINE
1325	PEABODY	1325	PENNSYLVANIA	1609	PINE
1812	PEABODY	1415	PENNSYLVANIA	1617	PINE
2311	PEABODY	2414	PENNSYLVANIA	1725	PINE
2408	PEABODY	2504	PENNSYLVANIA	2232	PINE
2413	PEABODY	2525	PENNSYLVANIA	2233	PINE
2509	PEABODY	2710	PENNSYLVANIA	2408	PINE
2524	PEABODY	2722	PENNSYLVANIA	2506	PINE
2525	PEABODY	2812	PENNSYLVANIA	2522	PINE
2529	PEABODY	2822	PENNSYLVANIA	2538	PINE
2533	PEABODY	2834	PENNSYLVANIA	2539	PINE
2610	PEABODY	2908	PENNSYLVANIA	2603	PINE

2612	PEABODY	3105	PENNSYLVANIA	2616	PINE
1637	PEAR	3110	PENNSYLVANIA	2643	PINE
1712	PEAR	3117	PENNSYLVANIA	3218	PINE
1713	PEAR	3203	PENNSYLVANIA	3235	PINE
2819	PEARY	3423	PEORIA	3319	PINE
2823	PEARY	3717	PEORIA	3335	PINE
2859	PEARY	3722	PEORIA	3622	PINE
2875	PEARY	3738	PEORIA	3635	PINE
999	PEBBLE VALLEY	3838	PEORIA	3639	PINE
401	PECAN	3842	PEORIA	3642	PINE
402	PECAN	4528	PERRY	3702	PINE
407	PECAN	2	PERSIMMON	3710	PINE
408	PECAN	2906	PERSIMMON	3714	PINE
413	PECAN	2918	PERSIMMON	3723	PINE
416	PECAN	2937	PERSIMMON	3902	PINE
423	PECAN	3038	PERSIMMON	4002	PINE
431	PECAN	3045	PERSIMMON	4010	PINE
2002	PLAINCREEK	925	POLK	2931	PROSPERITY
2010	PLAINCREEK	9330	POLK	3018	PROSPERITY
2016	PLAINCREEK	9408	S POLK	3019	PROSPERITY
8334	PLAINVIEW	1818	S POLLARD	2931	PROSPERITY
8344	PLAINVIEW	1842	POLLARD	2745	PROSPERITY
8351	PLAINVIEW	1919	S POLLARD	2771	PROSPERITY
8401	PLAINVIEW	3915	POLLY	3710	PROSPERITY
8430	PLAINVIEW	3919	POLLY	1403	PUEBLO
134	PLEASANT MEADOWS	3924	POLLY	1515	PUEBLO
204	PLEASANT MEADOWS	3927	POLLY	1903	PUEBLO
604	PLEASANT	3933	POLLY	1922	PUEBLO
612	PLEASANT VISTA	3425	PONDROM	1933	PUEBLO
613	PLEASANT VISTA	3509	PONDROM	3318	PUEBLO
619	PLEASANT WOODS	708	PONTIAC	3329	PUEBLO
627	PLEASANT WOODS	800	PONTIAC	3423	PUEBLO
1038	PLEASANT	801	PONTIAC	3434	PUEBLO
1813	PLEASANT	903	PONTIAC	3521	PUEBLO
2267	PLEASANT	1023	PONTIAC	3525	PUEBLO
2271	PLEASANT	1624	POPLAR	3541	PUEBLO
2851	PLEASANT	1715	POPLAR	3543	PUEBLO
3105	PLEASANT	2207	POPLAR	3552	PUEBLO
1420	N PLUM	2307	POPLAR	3622	PUEBLO
5734	N PLUM DALE	2206	PORTERFIELD	3623	PUEBLO
5739	PLUM DALE	2210	PORTERFIELD	3624	PUEBLO
5744	PLUM DALE	2213	PORTERFIELD	3626	PUEBLO
5800	PLUM DALE	2214	PORTERFIELD	3700	PUEBLO
5801	PLUM DALE	2218	PORTERFIELD	5618	PUEBLO

5818	PLUM DALE	2221	PORTERFIELD	5622	PUEBLO
5906	PLUM DALE	800	PRAIRIE CREEK	5626	PUEBLO
5908	PLUM DALE	1002	N PRAIRIE CREEK	5630	PUEBLO
6018	PLUM DALE	1	PRAIRIE FLOWER	5633	PUEBLO
6022	PLUM DALE	8509	PRAIRIE HILL LN	5634	PUEBLO
6023	PLUM DALE	900009	PRATER	5637	PUEBLO
6031	PLUM DALE	1432	PRESIDIO	5638	PUEBLO
6035	PLUM DALE	1613	PRESIDIO	5641	PUEBLO
6039	PLUM DALE	1651	PRESIDIO	5642	PUEBLO
6043	PLUM DALE	6526	PROSPER ST	5645	PUEBLO
6047	PLUM DALE	2727	PROSPERITY	5646	PUEBLO
6051	PLUM DALE	2753	PROSPERITY	5649	PUEBLO
6055	PLUM DALE	2761	PROSPERITY	5650	PUEBLO
6059	PLUM DALE	2763	PROSPERITY	5654	PUEBLO
6067	PLUM DALE	2769	PROSPERITY	5658	PUEBLO
6071	PLUM DALE	2781	PROSPERITY	5702	PUEBLO
6072	PLUM DALE	2801	PROSPERITY	5703	PUEBLO
800	PLYMOUTH	2802	PROSPERITY	5706	PUEBLO
4114	POINSETTIA	2910	PROSPERITY	5707	PUEBLO
4105	S POINTER	2918	PROSPERITY	5802	PUEBLO
5805	PUEBLO	3038	RAMSEY	3107	REYNOLDS
5806	PUEBLO	3051	RAMSEY	3119	REYNOLDS
5809	PUEBLO	3106	RAMSEY	3239	REYNOLDS
5810	PUEBLO	3106	RAMSEY	3306	RICH ACRES
5813	PUEBLO	5700	RANCHERO	3312	RICH ACRES
5814	PUEBLO	2453	RANDOLPH	3312	RICH ACRES
5817	PUEBLO	2519	RANDOLPH	1126	RIDGEWOOD
5818	PUEBLO	2551	RANDOLPH	2623	RIPPLE
5821	PUEBLO	4020	RANGER	2627	RIPPLE
5822	PUEBLO	4024	RANGER	2631	RIPPLE
5825	PUEBLO	1411	RANIER	2637	RIPPLE
5826	PUEBLO	110	RAVINIA	2637	RIPPLE
5829	PUEBLO	202	RAVINIA	2640	RIPPLE
5830	PUEBLO	502	S RAYENELL	2641	RIPPLE
5900	PUEBLO	563	S RAYENELL	2919	RIPPLE
1414	PUEBLO	607	RAYENELL	2935	RIPPLE
1947	PUEBLO	623	RAYENELL	5618	RIVERSIDE
3324	PUEBLO	643	RAYENELL	718	RIVERWOOD
3107	PUGET	650	RAYENELL	2506	ROBERT B CULLUM
3221	PUGET	766	RAYENELL	2734	ROBERTA
4011	PUGET	802	RAYENELL	2803	ROBERTA
1201	PURITAN	821	RAYENELL	2807	ROBERTA
1205	PURITAN	2538	RAYMOND	2811	ROBERTA
1208	PURITAN	319	RED WING	3437	ROBERTS
1209	PURITAN	334	RED WING	3501	ROBERTS

1212	PURITAN	7012	REDBUD	3516	ROBERTS
8724	QUINN	7202	REDBUD	3927	ROBERTS
9039	QUINN	2808	REED	4003	ROBERTS
6606	RACINE	2835	REED	4006	ROBERTS
5404	RAILROAD	2919	REED	4010	ROBERTS
5408	RAILROAD	2923	REED	4014	ROBERTS
5412	RAILROAD	3003	REED	2601	ROCHESTER
5416	RAILROAD	3014	REED	2711	ROCHESTER
5420	RAILROAD	3018	REED	2718	ROCHESTER
5438	RAILROAD	3022	REED	2907	ROCHESTER
4219	RAMONA	3220	REED	2910	ROCHESTER
15	RAMSEY	3228	REED	2915	ROCHESTER
1609	RAMSEY	3231	REED	2922	ROCHESTER
1931	RAMSEY	3311	REED	3002	ROCHESTER
2019	RAMSEY	3327	REED	3006	ROCHESTER
2431	RAMSEY	3335	REED	3010	ROCHESTER
2614	RAMSEY	3706	REESE	3016	ROCHESTER
2615	RAMSEY	4625	REIGER	2231	ROCKEFELLER
2716	RAMSEY	4825	REIGER	2203	ROCKEFELLER
2742	RAMSEY	5533	REIGER	10726	ROCKINGHAM
2743	RAMSEY	1200	RENNER	709	ROCKWOOD
2819	RAMSEY	1315	RENNER	713	ROCKWOOD
717	ROCKWOOD	7920	SAIPAN	356	SEAGOVILLE
725	ROCKWOOD	832	SAMIA	9622	SEAGOVILLE
2715	ROGERS	2519	SAMOA AVE	10115	SEAGOVILLE
2719	ROGERS	2515	SAMOA AVE	14100	SEAGOVILLE
2731	ROGERS	3100	SAMUEL	2824	SEATON
2227	ROMINE	7534	SAN JOSE	2827	SEATON
2526	ROMINE	2812	SANDERSON	2845	S SEATON
2530	ROMINE	1104	SANE ST	2924	SEATON
3409	ROSELAND	1518	SANGER	2926	SEATON
4407	ROSELAND	1808	SANGER	2930	SEATON
5	ROSEMONT	1822	SANGER	4427	SEAY
7512	ROSEMONT	2703	SANTA CRUZ	6516	SEBRING
7922	ROSEMONT	2611	SANTA FE	6546	SEBRING
4407	ROSINE	4934	SANTA FE	8906	SEDGEMOOR
4428	ROSINE	7125	SANTA FE	9310	SEDGEMOOR
5120	ROSINE	6221	SARAH LEE	1508	SEEGAR
8003	ROTHINGTON	6227	SARAH LEE	1516	SEEVERS
8005	ROTHINGTON	1001	SARGENT	1615	SEEVERS
1401	ROWAN	2731	SCAMMEL	1723	SEEVERS
1424	ROWAN	15	SCARSDALE	1912	SEEVERS
1616	ROXANA	3902	SCHOFIELD	1918	SEEVERS
2100	ROYAL OAKS	3918	SCHOFIELD	2118	SEEVERS
2200	ROYAL OAKS	3607	SCHUSTER	2502	SEEVERS

5700	ROYAL	2203	SCOTLAND	2518	SEEVERS
10110	ROYCE	2323	SCOTLAND	2522	SEEVERS
10117	ROYCE	2414	SCOTLAND	2624	SEEVERS
4334	RUSK	2754	SCOTLAND	2714	SEEVERS
4411	RUSK	2775	SCOTLAND	2930	SEEVERS
4414	RUSK	2329	SCOTT	3054	SEEVERS
3702	RUSKIN	2341	SCOTT	1331	SELKIRK
3709	RUSKIN	2343	SCOTT	4111	SHADRACK
3724	RUSKIN	2418	SCOTT	2510	SHARON
3238	RUTLEDGE	3407	SCOUT	2512	SHARON
3300	RUTLEDGE	3517	SCOUT	2758	SHARON
3306	RUTLEDGE	4300	SCYENE	1716	SHAW
3310	RUTLEDGE	4401	SCYENE	1846	SHAW
3315	RUTLEDGE	4403	SCYENE	1910	SHAW
3322	RUTLEDGE	7225	SCYENE	1917	SHAW
3323	RUTLEDGE	7331	SCYENE	1964	SHAW
3327	RUTLEDGE	7339	SCYENE	1968	SHAW
3441	RUTZ	7800	SCYENE	2028	SHAW
8143	RYLIE	8000	SCYENE	1702	SHAW
9557	RYLIE CREST	131	SEAGOVILLE	1940	SHAW
10708	RYLIE CREST	134	SEAGOVILLE	7	SHAYNA
506	SABINE	141	N SEAGOVILLE	1222	SHEFFIELD
1020	SABINE	235	N SEAGOVILLE	1402	SHEFFIELD
1031	SABINE	340	SEAGOVILLE	1408	SHEFFIELD
3436	SHELDON	4655	SILVER	4019	SOLOMAN
3444	SHELDON	4701	SILVER	4102	SOLOMAN
3932	SHELLEY	4800	SILVER	4135	SOLOMAN
2113	SHELLHORSE	4806	SILVER	4029	SONNY CIR
2123	SHELLHORSE	4807	SILVER	3703	SONORA
2130	SHELLHORSE	4820	SILVER	3934	SONORA
2140	SHELLHORSE	4831	SILVER	3935	SONORA
2206	SHELLHORSE	9406	SILVER FALLS	1802	SOUTH
2212	SHELLHORSE	4020	SILVERHILL	1804	SOUTH
2218	SHELLHORSE	2411	SIMPSON STUART	1901	SOUTH
23	SHEPHERD	2417	SIMPSON STUART	2516	SOUTH
3906	SHINDOLL	2955	SIMPSON STUART	2524	SOUTH
1711	SHORE	5327	SIMPSON STUART	2934	SOUTH
1715	SHORE	5711	SINGLETON	3101	SOUTH
1719	E SHORE	9700	SKILLMAN	3116	SOUTH
1619	SICILY	14000	SKYFROST	222	SOUTH SHORE
1702	E SICILY	14300	SKYFROST	625	SOUTHEAST
1702	SICILY	14515	SKYFROST	1717	SOUTHERLAND
1715	SICILY	2403	SKYLARK DR	3158	SOUTHERN OAKS
3517	SIDNEY	8746	SLAY	3202	SOUTHERN OAKS
3521	SIDNEY	8752	SLAY	3234	SOUTHERN OAKS

3527	SIDNEY	1514	SMOKE TREE	3292	SOUTHERN OAKS
3529	SIDNEY	1703	SMOKE TREE	2202	SOUTHLAND
3533	SIDNEY	1707	SMOKE TREE	2241	SOUTHLAND
3534	SIDNEY	1711	SMOKE TREE	2319	SOUTHLAND
3601	SIDNEY	1717	SMOKE TREE	2515	SOUTHLAND
3603	SIDNEY	1732	SMOKE TREE	2522	SOUTHLAND
3607	SIDNEY	1852	SMOKE TREE	2607	SOUTHLAND
3621	SIDNEY	1903	SMOKE TREE	2622	SOUTHLAND
3622	SIDNEY	1940	SMOKE TREE	2623	SOUTHLAND
3711	SIDNEY	1948	SMOKE TREE	2631	SOUTHLAND
3802	SIDNEY	3760	SOFT WIND	2714	SOUTHLAND
3926	SIDNEY	3623	SOFTCLOUD	2731	SOUTHLAND
2614	SILKWOOD	4510	SOLAR	2826	SOUTHLAND
2618	SILKWOOD	4534	SOLAR	2838	SOUTHLAND
2620	SILKWOOD	4534	SOLAR	405	SPARKS
2701	SILKWOOD	4535	SOLAR	418	SPARKS
2718	SILKWOOD	4542	SOLAR	433	SPARKS
2726	SILKWOOD	4543	SOLAR	442	SPARKS
2727	SILKWOOD	4550	SOLAR	505	SPARKS
2730	SILKWOOD	4553	SOLAR	622	SPARKS
2802	SILKWOOD	4557	SOLAR	624	SPARKS
2811	SILKWOOD	4600	SOLAR	421	SPARKS
2814	SILKWOOD	4603	SOLAR	6530	SPEIGHT
2818	SILKWOOD	4624	SOLAR	3707	SPENCE
2819	SILKWOOD	4002	SOLOMAN	3809	SPENCE
4635	SILVER	4006	SOLOMAN	3810	SPENCE
3818	SPENCE	4603	SPRING GARDEN	3919	STANLEY SMITH
3819	SPENCE	4611	SPRING GARDEN	6625	STARKEY
3827	SPENCE	4631	SPRING GARDEN	2331	STARKS
3835	SPENCE	5508	SPRING VALLEY	2441	STARKS
3905	SPENCE	2714	SPRINGDALE	2510	STARKS
4006	SPENCE	3021	SPRINGVIEW	2511	STARKS
11521	SPENCE	3026	SPRINGVIEW	2538	STARKS
6105	SPORTSMANS	3211	SPRINGVIEW	2707	STARKS
6111	SPORTSMANS	3240	SPRINGVIEW	2315	STARKS
6115	SPORTSMANS	3327	SPRINGVIEW	2331	STARKS
6121	SPORTSMANS	3337	SPRINGVIEW	2336	STARKS
6125	SPORTSMANS	3347	SPRINGVIEW	2412	STARKS
6131	SPORTSMANS	3350	SPRINGVIEW	2424	STARKS
6135	SPORTSMANS	3360	SPRINGVIEW	2425	STARKS
6141	SPORTSMANS	3361	SPRINGVIEW	2702	STARKS
6145	SPORTSMANS	2865	SPRUCE VALLEY	2635	STARKS
6151	SPORTSMANS	2925	SPRUCE VALLEY	2627	STARKS
6155	SPORTSMANS	2925	SPRUCE VALLEY	2344	STARKS
6165	SPORTSMANS	2925	SPRUCE VALLEY	2415	STARKS



6171	SPORTSMANS	348	S	ST AUGUSTINE	2404	STARKS
6181	SPORTSMANS	1101		ST AUGUSTINE	2406	STARKS
6211	SPORTSMANS	1337		ST AUGUSTINE	2410	STARKS
6221	SPORTSMANS	1619	S	ST AUGUSTINE	2440	STARKS
6231	SPORTSMANS	1925	S	ST AUGUSTINE	319	STARR
6241	SPORTSMANS	2237	N	ST AUGUSTINE	3731	STATE OAK
3303	SPRING	2945	S	ST AUGUSTINE	816	STELLA
3304	SPRING	5259		ST CHARLES	1315	STELLA
3310	SPRING	2411		ST CLAIR	1406	STELLA
3319	SPRING	2415	S	ST CLAIR	1451	STELLA
3331	SPRING	2416		ST CLAIR	2522	STEPHENSON
3335	SPRING	2425		ST CLAIR	2529	STEPHENSON
3524	SPRING	2434		ST CLAIR	2711	STEPHENSON
3619	SPRING	2437		ST CLAIR	2727	STEPHENSON
3623	SPRING	2439		ST CLAIR	4	STILLWELL
3627	SPRING	2521		ST CLAIR	5	STILLWELL
3804	SPRING	2517		ST CLAIR	1425	STIRLING
3808	SPRING	2425		ST CLAIR	1444	STIRLING
3900	SPRING	2421		ST CLAIR	4611	STOKES
3905	SPRING	2413		ST CLAIR	4616	STOKES
4237	SPRING	2414		ST CLAIR	4640	STOKES
4304	SPRING	2422		ST CLAIR	4646	STOKES
4326	SPRING	2428		ST CLAIR	4648	STOKES
4334	SPRING	2506		ST CLAIR	4708	STOKES
4335	SPRING	2418		ST CLAIR	4716	STOKES
4723	SPRING	407		ST MARY	4719	STOKES
4803	SPRING	3820		STANLEY SMITH	4720	STOKES
4927	SPRING	3914		STANLEY SMITH	4723	STOKES
4729	STOKES	2404		SYLVIA	5232	TERRY
4735	STOKES	2432		SYLVIA	2049	THEDFORD
4743	STOKES	2517		SYLVIA	909	THELMA
4748	STOKES	2517		SYLVIA	3209	THOMAS
4751	STOKES	2429		TALCO DR	2431	THROCKMORTON
4752	STOKES	2210		TALLYHO	216	S TILLERY
4803	STOKES	2214		TALLYHO	218	N TILLERY
4804	STOKES	2403		TALLYHO	802	N TILLERY
8123	STONEHURST	2407		TALLYHO	1116	TILLERY
1741	STONEMAN	2410		TALLYHO	1120	TILLERY
1010	STONEWALL	2411		TALLYHO	3502	S TIOGA
1	STRAUS RD	2415		TALLYHO	3312	N TOKAY
1038	STRICKLAND	2419		TALLYHO	3316	TOKAY
1402	STRICKLAND	2430		TALLYHO	3317	TOKAY
1404	STRICKLAND	2435		TALLYHO	3320	TOKAY
1411	STRICKLAND	503		TAMA	3321	TOKAY
4500	STROBEL	524		TAMA	3324	TOKAY

4907	STROBEL	100	TAMALPAIS	3325	TOKAY
4915	STROBEL	99999	TAMALPAIS	3328	TOKAY
4919	STROBEL	2603	TANNER	3329	TOKAY
4	STRONG	2636	TANNER	3332	TOKAY
2416	SUE	2643	TANNER	3333	TOKAY
8116	SUETELLE	812	TARRYALL	3336	TOKAY
1861	SUMMIT	818	TARRYALL	3337	TOKAY
1725	SUNBEAM	925	TARRYALL	3341	TOKAY
1807	SUNBEAM	101	TATUM	3342	TOKAY
2322	SUNBEAM	703	TATUM	3345	TOKAY
2324	SUNBEAM	6907	S TAYLOE	3346	TOKAY
2424	SUNBEAM	8773	N TEAGARDEN	3349	TOKAY
2426	SUNBEAM	6309	TEAGUE	3352	TOKAY
2427	SUNBEAM	6311	TEAGUE	12	TOLUCA
2428	SUNBEAM	6317	TEAGUE	1710	TOLUCA
2430	SUNBEAM	6418	TEAGUE	1720	TOLUCA
2516	SUNBEAM	6419	TEAGUE	3230	TOPEKA
2550	SUNBEAM	6510	TEAGUE	1718	TORONTO
3218	SUNNYVALE	6530	TEAGUE	1731	TORONTO
3814	SUNNYVALE	3906	TELEPHONE	1835	TORONTO
18	SUNSET VILLAGE	1302	TEMPEST	1836	TORONTO
237	SUNSET	1306	TEMPEST	1848	TORONTO
2807	SUTTON	1454	TEMPEST	1950	TORONTO
2819	SUTTON	2940	TERMINAL	2009	TORONTO
2823	SUTTON	116	TERRACE	2014	TORONTO
2728	SWANSON	239	TERRACE	3402	TORONTO
2803	SWANSON	3431	TERRELL	3403	TORONTO
2806	SWANSON	3535	TERRELL	3407	TORONTO
3354	SYLVAN	4801	TERRY	3423	TORONTO
4244	SYLVESTER	5102	TERRY	3519	TORONTO
3540	TORONTO	2561	TUNE	3806	VANDERVOORT
3548	TORONTO	2566	TUNE	3810	VANDERVOORT
3561	TORONTO	2574	TUNE	3914	VANDERVOORT
3618	TORONTO	21	TURFWAY	4010	VANDERVOORT
3619	TORONTO	3107	TUSKEGEE	3129	VANNERSON
3624	TORONTO	3112	TUSKEGEE	3141	VANNERSON
3632	TORONTO	3114	TUSKEGEE	7342	VECINO
3719	TORONTO	3208	TUSKEGEE	114	VENTURA
5803	TORONTO	3217	TUSKEGEE	2	VERDE
900063	TOWNE HOUSE	3224	TUSKEGEE	4	VERDE
6030	TRACY	3226	TUSKEGEE	4610	VERDUN
6034	TRACY	3228	TUSKEGEE	4635	VERDUN
6102	TRACY	1110	TYLER	801	VERMONT
6314	TRACY	2526	TYLER	813	VERMONT
6316	TRACY	5406	UNIVERSITY HILLS	1013	VERMONT

6342	TRACY	9	S	UNKNOWN	1126	VERMONT
9711	TRAVIS	3007		URBAN	5029	VETERANS
9715	TRAVIS	3107	S	URBAN	5143	VETERANS
9719	TRAVIS	3115		URBAN	4213	VICTOR
9723	TRAVIS	2611		VALENTINE	4616	VICTOR
9727	TRAVIS	2726		VALENTINE	9999	VIDA
9731	TRAVIS	2802		VALENTINE	13000	VIDA
4709	TREMONT	2811		VALENTINE	2726	VILBIG
3300	TRINITY GATE	2814		VALENTINE	3106	VILBIG
3400	TRINITY GATE	2822		VALENTINE	3110	VILBIG
7903	TROJAN	2907		VALENTINE	3118	VILBIG
7912	TROJAN	2926		VALENTINE	3205	VILBIG
7928	TROJAN	3027		VALENTINE	3401	VILBIG
7931	TROJAN	3041		VALENTINE	3510	VILBIG
7936	TROJAN	3015		VALENTINE	3705	VILBIG
7955	TROJAN	2702		VALENTINE	3722	VILBIG
7959	TROJAN	2823		VALENTINE	1730	VILBIG
7960	TROJAN	1301		VALLEY	3300	VILBIG
2813	TROY	1303		VALLEY	3502	VILBIG
2819	TROY	1306		VALLEY	3335	VILBIG
2823	TROY	1307		VALLEY	3339	VILBIG
1708	TRUNK	1314		VALLEY	3831	VINEYARD
1818	TRUNK	1316		VALLEY	3922	VINEYARD
1822	TRUNK	1335		VALLEY	4006	VINEYARD
4011	TRUNK	40		VALLEY MILLS	4011	VINEYARD
4042	TUMALO	42		VALLEY MILLS	3826	VINEYARD
1702	TUNE	45		VALLEY MILLS	3906	VINEYARD
1925	TUNE	47		VALLEY MILLS	1413	W AIRPORT FWY
2329	TUNE	9652		VALLEY MILLS	322	W BROWNLEE
2402	TUNE	820		VAN BUREN	202	W MAIN ST
2446	TUNE	5611		VAN WINKLE	1335	WACO
2471	TUNE	3716	N	VANDERVOORT	1415	WACO
1522	WACO	1104		WAYNE ST	2874	WESTRIDGE
1611	WACO	373	N	WEAVER	9013	WESTSIDE
1614	WACO	3122	S	WEISENBERGER	9014	WESTSIDE
1706	WACO	3519		WEISENBERGER	15	WESTWAY
8822	WADLINGTON	3916		WEISENBERGER	1294	WHISPERING
5006	WADSWORTH	3813		WEISENBERGER	1	N WHISPERING OAKS
4503	WAHOO	3017		WEISENBERGER	1507	WHITAKER
4515	WAHOO	4026		WEISENBERGER	1503	WHITAKER
4519	WAHOO	4130		WEISENBERGER	8916	WHITEHALL
4523	WAHOO	2521		WELLS	9216	WHITEHALL
4535	WAHOO	2527		WELLS	9222	WHITEHALL
4531	WAHOO	2531		WELLS	9428	WHITEHALL
3808	WALDRON	2533		WELLS	920	WHITEHALL

3918	WALDRON	2519	WELLS	2837	WHITEWOOD
4039	WALKER	2517	WELLS	1110	WHITLEY
907	WALKWAY	3217	WENDELKIN	1000	WILD BRICK
1012	WALKWAY	3317	WENDELKIN	3806	WILDER
1621	WALMSLEY	3401	WENDELKIN	2234	WILHURT
54	WALNUT	3417	WENDELKIN	2235	WILHURT
1715	WARREN	3624	WENDELKIN	2243	WILHURT
2409	WARREN	3741	WENDELKIN	2246	WILHURT
2413	WARREN	3425	WENDELKIN	2247	WILHURT
2614	WARREN	3514	WENDELKIN	2251	WILHURT
2617	WARREN	3518	WENDELKIN	2314	WILHURT
2625	WARREN	3636	WENDELKIN	2318	WILHURT
2631	WARREN	3722	WENDELKIN	2414	WILHURT
2701	WARREN	3730	WENDELKIN	2507	WILHURT
3021	WARREN	8103	WES HODGES	2515	WILHURT
2625	WARREN	8107	WES HODGES	2535	WILHURT
2631	WARREN	8111	WES HODGES	2607	WILHURT
3004	WARREN	8119	WES HODGES	2619	WILHURT
1627	WARSAW	8120	WES HODGES	2631	WILHURT
1337	WASCO	8123	WES HODGES	2747	WILHURT
1345	WASCO	8124	WES HODGES	2921	WILHURT
1346	WASCO	8127	WES HODGES	2926	WILHURT
1349	WASCO	8128	WES HODGES	3400	WILHURT
1365	WASCO	8131	WES HODGES	3529	WILHURT
1438	WASCO	8132	WES HODGES	9025	WILLOUGHBY
10327	WATERBURY	4242	WESTCLIFF	9031	WILLOUGHBY
5043	WATSON	24	WESTERHAM	121	WILMER KLEBERG
5102	WATSON	25	WESTERHAM	5522	WILSON
5127	WATSON	33	WESTERHAM	5526	WILSON
5018	WATSON	34	WESTERHAM	5530	WILSON
235	S WAVERLY	35	WESTERHAM	5534	WILSON
902	S WAVERLY	36	WESTERHAM	5703	WILSON
1009	WAVERLY	4105	WESTMORELAND	5707	WILSON
1703	WAVERLY	3125	N WESTMORELAND	5711	WILSON
5805	WILSON	603	E WOODIN	4226	YORK
5809	WILSON	822	E WOODIN	434	YOUNGSTOWN
5813	WILSON	907	E WOODIN	525	YOUNGSTOWN
5903	WILSON	915	E WOODIN	8316	YUKON
5907	WILSON	1125	WOODIN	8320	YUKON
5919	WILSON	1227	WOODIN	8324	YUKON
6105	WIN ONLY	1229	E WOODIN	8325	YUKON
6106	WIN ONLY	1239	E WOODIN	8328	YUKON
6110	WIN ONLY	1531	E WOODIN	8332	YUKON
6111	WIN ONLY	1615	E WOODIN	8338	YUKON
6115	WIN ONLY	1619	E WOODIN	8339	YUKON

6116	WIN ONLY	1623	E	WOODIN	8343	YUKON
6121	WIN ONLY	1627	E	WOODIN	8344	YUKON
6122	WIN ONLY	9999	E	WOODLEAF	8350	YUKON
6125	WIN ONLY	515		WOODMONT	8357	YUKON
6130	WIN ONLY	647		WOODMONT	8360	YUKON
6131	WIN ONLY	5316	E	WOODSBORO	708	ZANG
6135	WIN ONLY	1931		WOODY	4705	ZEALAND
6136	WIN ONLY	500		WORTH	4737	ZEALAND
6140	WIN ONLY	5115		WYNELL	4741	ZEALAND
6141	WIN ONLY	5117		WYNELL	4745	ZEALAND
6146	WIN ONLY	5119		WYNELL	4807	ZEALAND
6150	WIN ONLY	9011		WORTH	4812	ZEALAND
6156	WIN ONLY	4511		YANCY	4816	ZEALAND
6160	WIN ONLY	4531		YANCY	4820	ZEALAND
6161	WIN ONLY	4536		YANCY	4824	ZEALAND
6164	WIN ONLY	4543		YANCY	4828	ZEALAND
6165	WIN ONLY	4544		YANCY	3331	ZELMA
6170	WIN ONLY	4548		YANCY		
6171	WIN ONLY	4709		YANCY		
1	WINNETKA	4739		YANCY		
1614	N WINNETKA	4749		YANCY		
1618	N WINNETKA	4754		YANCY		
2411	N WINNETKA	4758		YANCY		
2509	N WINNETKA	4766		YANCY		
3331	N WINNETKA	4808		YANCY		
904	N WINSTON	3510		YORK		
4835	N WISTERIA	3518		YORK		
820	WIXOM	3531		YORK		
830	WIXOM	3615		YORK		
905	WOODACRE	3616		YORK		
508	WOODBINE	3618		YORK		
559	WOODBINE	3622		YORK		
623	WOODBINE	3624		YORK		
709	WOODBINE	3701		YORK		
520	WOODBINE	3703		YORK		
26	WOODED GATE	3719		YORK		

**ATTACHMENT D**  
**POTENTIAL LAND BANK LOTS SUBMITTED**  
**FY 2003-04 TO FY 2014-15**

4210	1 ST	2626	EXETER	3523	MEYERS
4215	1 ST	2631	EXETER	3055	MICHIGAN
4226	1 ST	2743	EXETER	3302	MICHIGAN
2714	1 ST	2515	EXLINE	1143	MISSOURI
329	10TH	2534	EXLINE	1643	MISSOURI
405	10TH	2603	EXLINE	2728	MITCHELL
627	10TH	2607	EXLINE	2111	MOFFATT
1124	10TH E	2622	EXLINE	2211	MOFFATT
1031	11TH	2722	EXLINE	2222	MOFFATT
1125	11TH E	2725	EXLINE	2226	MOFFATT
1709	4 TH	2726	EXLINE	2230	MOFFATT
1916	4 TH	2730	EXLINE	2235	MOFFATT
618	5 TH	2731	EXLINE	2242	MOFFATT
2436	51 ST	2734	EXLINE	2302	MOFFATT
2506	51 ST	2514	EXLINE	2303	MOFFATT
2627	52 ND	2540	EXLINE	2314	MOFFATT
3217	52 ND	2735	EXLINE	2322	MOFFATT
2516	56 TH	2535	EXLINE	2410	MOFFATT
316	6 TH	526	EZEKIAL	2427	MOFFATT
401	8 TH	618	EZEKIAL	2431	MOFFATT
521	8 TH	731	EZEKIAL	1403	MONTAGUE
424	9 TH	746	EZEKIAL	2017	MONTCLAIR
701	9 TH	747	EZEKIAL	2021	MONTCLAIR
731	9 TH	750	EZEKIAL	4003	MONTIE
1439	ADELAIDE	754	EZEKIAL	4018	MONTIE
3907	AGNES	1339	FAIRVIEW	4022	MONTIE
4002	AGNES	1510	FAIRVIEW	4311	MONTIE
2722	ALABAMA	5403	FANNIE	329	MOORE
2847	ALABAMA	5406	FANNIE	333	MOORE
2900	ALABAMA	5410	FANNIE	406	MOORE
2926	ALABAMA	5524	FANNIE	410	MOORE
2935	ALABAMA	2810	FARRAGUT	413	MOORE
2939	ALABAMA	2812	FARRAGUT	424	MOORE
3038	ALABAMA	2315	FATIMA	501	MOORE
3042	ALABAMA	2323	FATIMA	503	MOORE
1514	ALASKA	2403	FATIMA	508	MOORE
1631	ALASKA	2639	FATIMA	523	MOORE
2006	ALASKA	424	FAULK	603	MOORE
2720	ALASKA	508	FAULK	607	MOORE
2927	ALASKA	532	FAULK	612	MOORE
3036	ALASKA	540	FAULK	613	MOORE
3123	ALASKA	544	FAULK	614	MOORE
403	ALBRIGHT	545	FAULK	734	MOORE
405	ALBRIGHT	1407	FAYETTE	2738	MORNING
410	ALBRIGHT	1415	FAYETTE	2811	MORNING
414	ALBRIGHT	4533	FELLOWS	1722	MORRELL
415	ALBRIGHT	4728	FELLOWS	1726	MORRELL

2221	ANDERSON	4752	FELLOWS	1506	MORRIS
2239	ANDERSON	4812	FELLOWS	1512	MORRIS
2241	ANDERSON	4816	FELLOWS	1710	MORRIS
2245	ANDERSON	4820	FELLOWS	1714	MORRIS
2402	ANDERSON	4832	FELLOWS	1838	MORRIS
2629	ANDERSON	2415	FELTON	1847	MORRIS
2663	ANDERSON	2414	FELTON	1901	MORRIS
2715	ANDERSON	728	FERNWOOD	1912	MORRIS
1815	ANGELINA	2521	FERNWOOD	1920	MORRIS
1832	ANGELINA	2638	FERNWOOD	1925	MORRIS
1834	ANGELINA	2709	FERNWOOD	1929	MORRIS
1838	ANGELINA	2712	FERNWOOD	2011	MORRIS
1855	ANGELINA	2719	FERNWOOD	2017	MORRIS
1922	ANGELINA	2900	FERNWOOD	2020	MORRIS
1941	ANGELINA	3001	FERNWOOD	2026	MORRIS
1955	ANGELINA	3217	FERNWOOD	3420	MORRIS
1962	ANGELINA	301	FIDELIS	3542	MORRIS
1966	ANGELINA	1311	FITZHUGH	3606	MORRIS
1967	ANGELINA	1331	FITZHUGH	3610	MORRIS
1974	ANGELINA	1625	FITZHUGH	3639	MORRIS
2005	ANGELINA	3706	FITZHUGH	3701	MORRIS
2017	ANGELINA	3608	FITZHUGH, S.	3741	MORRIS
2024	ANGELINA	1527	FLEETWOOD	4731	MORRIS
2027	ANGELINA	1625	FLEETWOOD	4853	MORRIS
2028	ANGELINA	1634	FLEETWOOD	1018	MORROCO, N.
2032	ANGELINA	1336	FLETCHER	2206	MOUSER
2037	ANGELINA	1322	FOLEY	1809	MUNCIE
2059	ANGELINA	2423	FONVILLE	1922	MUNCIE
1503	ANN ARBOR	1526	FORDHAM	1923	MUNCIE
1514	ANN ARBOR	1531	FORDHAM	4316	MYRTLE
1522	ANN ARBOR	1554	FORDHAM	6318	MYRTLE
1955	ANN ARBOR	1555	FORDHAM	2446	NAOMA
1959	ANN ARBOR	2110	FORDHAM	3116	NAVARO
1961	ANN ARBOR	2118	FORDHAM	3226	NAVARO
1965	ANN ARBOR	2246	FORDHAM	3234	NAVARO
2107	ANN ARBOR	2302	FORDHAM	3406	NAVARO
2219	ANN ARBOR	2406	FORDHAM	731	NEOMI
2251	ANN ARBOR	2806	FORDHAM	531	NOMAS
2528	ANN ARBOR	2807	FORDHAM	1418	NOMAS
2723	ANN ARBOR	1223	FORESTER	1525	NOMAS
2773	ANN ARBOR	3510	FRANK	1710	NOMAS
3827	ARANSAS	3604	FRANK	1714	NOMAS
4103	ARANSAS	3607	FRANK	1730	NOMAS
4114	ARANSAS	3714	FRANK	1816	NOMAS
2111	ARDEN	3807	FRANK	1970	NOMAS
2119	AREBA	4117	FRANK	2010	NOMAS
2609	ARIZONA	4215	FRANK	2014	NOMAS



2914	ARIZONA	4303	FRANK	2021	NOMAS
3047	ARIZONA	4314	FRANK	3316	NOMAS
3328	ARIZONA	4326	FRANK	3320	NOMAS
4510	ASH	4343	FRANK	3321	NOMAS
5407	ASH	4347	FRANK	3324	NOMAS
3604	ATLANTA	4409	FRANK	3431	NOMAS
3619	ATLANTA	4414	FRANK	3528	NOMAS
5301	AUDREY	4415	FRANK	3529	NOMAS
229	AVE A	4418	FRANK	3615	NOMAS
315	AVE A	4431	FRANK	3715	NOMAS
323	AVE A	4435	FRANK	3718	NOMAS
331	AVE A	4504	FRANK	4705	NOME
426	AVE A	4507	FRANK	4711	NOME
427	AVE A	4535	FRANK	4723	NOME
430	AVE A	4602	FRANK	4744	NOME
431	AVE A	4711	FRANK	4832	NOME
441	AVE A	4726	FRANK	4836	NOME
1703	AVE B	3710	FRANK	4843	NOME
1721	AVE B	3610	FRANK	4748	NOME
1727	AVE B	2719	FRAZIER	2834	OAKDALE
1731	AVE B	2726	FRAZIER	1326	OAKLEY
1742	AVE B	2915	FRAZIER	1330	OAKLEY
1806	AVE B	4838	FRIO	1406	OAKLEY
324	AVE E	3507	FUREY	3021	OBENCHAIN
355	AVE E	4002	FUREY	3713	ODESSA
402	AVE E	4010	FUREY	3719	ODESSA
414	AVE E	4015	FUREY	4103	ODESSA
419	AVE E	4103	FUREY	4142	ODESSA
426	AVE E	4109	FUREY	8621	ODOM
435	AVE E	4127	FUREY	1242	OHIO
444	AVE E	4130	FUREY	1539	OHIO
418	AVE F	1723	GALLAGHER	1547	OHIO
323	AVE G	1823	GALLAGHER	1538	OHIO, E.
607	AVE G	1835	GALLAGHER	3708	OPAL
418	AVE H	1843	GALLAGHER	3710	OPAL
419	AVE H	1908	GALLAGHER	3714	OPAL
516	AVE H	1911	GALLAGHER	3723	OPAL
523	AVE H	1913	GALLAGHER	3801	OPAL
402	AVE J	1955	GALLAGHER	3810	OPAL
403	AVE J	1961	GALLAGHER	3816	OPAL
431	AVE J	1967	GALLAGHER	3822	OPAL
316	AVE L	3710	GALLAGHER	3831	OPAL
323	AVE L	3739	GALLAGHER	4117	OPAL
506	AVE L	1107	GALLOWAY	4207	OPAL
510	AVE L	2345	GANDEN	4214	OPAL
518	AVE L	2223	GARDEN	4234	OPAL
4202	AZTEC	2231	GARDEN	4243	OPAL

4249	AZTEC	2238	GARDEN	4507	OTTAWA
3914	BALCH	2246	GARDEN	1618	OVERTON
4422	BALDWIN	2254	GARDEN	1623	OVERTON
4423	BALDWIN	2403	GARDEN	2307	OVERTON
4507	BALDWIN	2407	GARDEN	2730	OVERTON
4518	BALDWIN	2424	GARDEN	2835	OVERTON
4701	BALDWIN	2425	GARDEN	3418	OVERTON
4707	BALDWIN	942	GARDENVIEW	2803	OVERTON, E
4712	BALDWIN	4529	GARLAND	1418	OWEGA
4715	BALDWIN	4531	GARLAND	1442	OWEGA
4723	BALDWIN	4600	GARLAND	1510	OWEGA
4727	BALDWIN	4611	GARLAND	1542	OWEGA
4735	BALDWIN	5409	GARLAND	1422	OWEGA
4803	BALDWIN	4513	GARRISON	1426	OWEGA
4806	BALDWIN	4516	GARRISON	4617	OWENWOOD
4823	BALDWIN	4602	GARRISON	4705	OWENWOOD
4863	BALDWIN	1523	GARZA	4818	OWENWOOD
4869	BALDWIN	1525	GARZA	4822	OWENWOOD
4134	BALL	1529	GARZA	4838	OWENWOOD
4161	BALL	1618	GARZA	1414	PADGITT
1118	BALLARD	1630	GARZA	1534	PADGITT
710	BANK	1634	GARZA	3612	PALACIOS
1401	BANK	1635	GARZA	3719	PALACIOS
1420	BANK	1719	GARZA	4003	PALACIOS
1429	BANK	1723	GARZA	2652	PALL MALL
1641	BANNOCK	1730	GARZA	2656	PALL MALL
1407	BARRY	1733	GARZA	2719	PALL MALL
1437	BARRY	1739	GARZA	2723	PALL MALL
1449	BARRY	1742	GARZA	1805	PARK ROW
1501	BARRY	1751	GARZA	1819	PARK ROW
4844	BARTLETT	1815	GARZA	2723	PARK ROW
805	BAYONNE	1610	GARZA	2532	PARK ROW
811	BAYONNE	2911	GAY	2708	PARNELL
818	BAYONNE	1238	GEORGIA	2722	PARNELL
916	BAYONNE	1410	GEORGIA	2724	PARNELL
1121	BAYONNE	1514	GEORGIA	2820	PARNELL
1610	BAYSIDE	1537	GEORGIA	3510	PARNELL
1619	BAYSIDE	2711	GERTRUDE	4831	PARRY
1623	BAYSIDE	2515	GHENT	4907	PARRY
1702	BAYSIDE	2519	GHENT	4910	PARRY
1711	BAYSIDE	2526	GHENT	2611	PARSONS
1715	BAYSIDE	2542	GHENT	2703	PARSONS
1834	BAYSIDE	2622	GHENT	2712	PARSONS
1836	BAYSIDE	4116	GLADEWATER	2715	PARSONS
1843	BAYSIDE	4126	GLADEWATER	2723	PARSONS
1847	BAYSIDE	4154	GLADEWATER	9999	PARSONS
1909	BAYSIDE	4170	GLADEWATER	2708	PARSONS

1911	BAYSIDE	4227	GLADEWATER	2711	PARSONS
1918	BAYSIDE	5722	GLEN FOREST	3333	PARVIA
2019	BAYSIDE	1306	GLIDDEN	1307	PEABODY
3326	BEALL	1327	GLIDDEN	1313	PEABODY
3330	BEALL	3206	GOLDSPIER	1325	PEABODY
3435	BEALL	3211	GOLDSPIER	1404	PEABODY
3023	BEAUCHAMP	2310	GOOCH	1709	PEABODY
3067	BEAUCHAMP	2403	GOOCH	1812	PEABODY
3421	BEAUCHAMP	2701	GOOCH	2300	PEABODY
724	BECKLEY	2825	GOOCH	2408	PEABODY
728	BECKLEY	2715	GOODWILL	2413	PEABODY
3712	BEDFORD	2722	GOODWILL	2525	PEABODY
5238	BEEMAN	2723	GOODWILL	2529	PEABODY
7041	BENNING	2700	GOULD	2533	PEABODY
3427	BERNAL	2710	GOULD	1637	PEAR
3439	BERNAL	2712	GOULD	1713	PEAR
3508	BERTRAND	2716	GOULD	400	PECAN
3520	BERTRAND	2724	GOULD	402	PECAN
3614	BERTRAND	2727	GOULD	410	PECAN
3723	BERTRAND	2733	GOULD	411	PECAN
4302	BERTRAND	2703	GRAFTON	413	PECAN
4306	BERTRAND	608	GRAHAM	416	PECAN
4318	BERTRAND	702	GRAHAM	606	PEMBERTON
4322	BERTRAND	710	GRAHAM	3533	PENELOPE
634	BETHPAGE	1822	GRAND	3602	PENELOPE
714	BETHPAGE	2524	GRAND	3603	PENELOPE
707	BETHPAGE	1215	GRANT	3627	PENELOPE
2208	BETHURUM	1309	GRANT	3631	PENELOPE
2214	BETHURUM	1313	GRANT	3718	PENELOPE
2216	BETHURUM	1326	GRANT	3719	PENELOPE
2218	BETHURUM	1345	GRANT	3815	PENELOPE
2302	BETHURUM	1361	GRANT	3819	PENELOPE
2311	BETHURUM	2226	GREER	3922	PENELOPE
2313	BETHURUM	2218	GREER	4337	PENELOPE
2336	BETHURUM	3224	GUNTER	3707	PENELOPE
2743	BETHURUM	4538	GURLEY	3614	PENELOPE
903	BETTERTON	3306	HAMILTON	1308	PENNSYLVANIA
6520	BEXAR	3523	HAMILTON	1313	PENNSYLVANIA
6526	BEXAR	3702	HAMILTON	1317	PENNSYLVANIA
6702	BEXAR	3706	HAMILTON	1325	PENNSYLVANIA
6812	BEXAR	3726	HAMILTON	2525	PENNSYLVANIA
1518	BICKERS	3909	HAMILTON	2710	PENNSYLVANIA
1526	BICKERS	3912	HAMILTON	2722	PENNSYLVANIA
1531	BICKERS	3925	HAMILTON	2812	PENNSYLVANIA
1606	BICKERS	4105	HAMILTON	2822	PENNSYLVANIA
1615	BICKERS	4226	HAMILTON	2836	PENNSYLVANIA
1623	BICKERS	4309	HAMILTON	3105	PENNSYLVANIA

1626	BICKERS	4314	HAMILTON	3117	PENNSYLVANIA
1719	BICKERS	4321	HAMILTON	2414	PENNSYLVANIA
1822	BICKERS	4343	HAMILTON	2908	PENNSYLVANIA
1831	BICKERS	4403	HAMILTON	4508	PHILIP
1906	BICKERS	4410	HAMILTON	4515	PHILIP
1910	BICKERS	4414	HAMILTON	4520	PHILIP
1918	BICKERS	4418	HAMILTON	4523	PHILIP
1930	BICKERS	3123	HAMMERLY	4524	PHILIP
1956	BICKERS	3408	HAMMERLY	4530	PHILIP
3634	BICKERS	4013	HAMMERLY	4531	PHILIP
3638	BICKERS	4017	HAMMERLY	4603	PHILIP
3642	BICKERS	4033	HAMMERLY	4717	PHILIP
3702	BICKERS	4123	HAMMERLY	4911	PHILIP
3734	BICKERS	4143	HAMMERLY	5119	PHILIP
3738	BICKERS	3601	HANCOCK	1617	PINE
3317	BIGLOW	3811	HANCOCK	2232	PINE
3907	BIGLOW	3926	HANCOCK	2233	PINE
4002	BIGLOW	3906	HANCOCK	2522	PINE
4151	BIGLOW	3625	HANCOCK	3218	PINE
4155	BIGLOW	3617	HANCOCK	3319	PINE
4159	BIGLOW	2327	HARDING	3335	PINE
4175	BIGLOW	2340	HARDING	3635	PINE
4207	BIGLOW	2344	HARDING	3642	PINE
4208	BIGLOW	2414	HARDING	3710	PINE
4231	BIGLOW	1423	HARLANDALE	3714	PINE
2408	BIRMINGHAM	1907	HARLANDALE	3802	PINE
2521	BIRMINGHAM	2314	HARLANDALE	3817	PINE
2825	BIRMINGHAM	2431	HARLANDALE	3902	PINE
2931	BIRMINGHAM	2915	HARLANDALE	3906	PINE
3020	BIRMINGHAM	3014	HARLANDALE	4002	PINE
3025	BIRMINGHAM	3328	HARLANDALE	4010	PINE
2700	BIRMINGHAM	3714	HARLINGEN	2603	PINE
2401	BIRMINGHAM	3803	HARLINGEN	2643	PINE
3836	BLACK OAK	3130	HARMON	5908	PLUM DALE
5868	BLUFFMAN	2122	HARRELL	5918	PLUM DALE
400	BOBBIE	2819	HARSTON	6043	PLUM DALE
403	BOBBIE	401	HART	6047	PLUM DALE
406	BOBBIE	407	HART	4116	PLUTO
412	BOBBIE	409	HART	3915	POLLY
417	BOBBIE	413	HART	3919	POLLY
418	BOBBIE	445	HART	3927	POLLY
5662	BON AIR	448	HART	3933	POLLY
315	BONNIE VIEW	449	HART	3425	PONDROM
345	BONNIE VIEW	452	HART	1619	POPLAR
349	BONNIE VIEW	455	HART	1717	POPLAR
405	BONNIE VIEW	3513	HARWOOD	2307	POPLAR
406	BONNIE VIEW	3521	HARWOOD	1002	PRAIRIE CREEK, N.

426	BONNIE VIEW	3212	HASKELL	1651	PRESIDIO
431	BONNIE VIEW	3311	HASKELL	2727	PROSPERITY
434	BONNIE VIEW	2701	HASTINGS/Maurine F. Bailey	2759	PROSPERITY
438	BONNIE VIEW	2711	HASTINGS/Maurine F. Bailey	2763	PROSPERITY
443	BONNIE VIEW	2718	HASTINGS/Maurine F. Bailey	2771	PROSPERITY
1011	BONNIE VIEW	2727	HASTINGS/Maurine F. Bailey	2802	PROSPERITY
1235	BONNIE VIEW	2506	HATCHER	3022	PROSPERITY
3515	BOOKER	3515	HATCHER	3706	PROSPERITY
3516	BOOKER	7610	HAZEL	3710	PROSPERITY
3508	BOOKER	2703	HECTOR	1403	PUEBLO
3426	BORGER	2715	HECTOR	1414	PUEBLO
3607	BORGER	542	HELENA	1515	PUEBLO
3623	BORGER	734	HELENA	1720	PUEBLO
3627	BORGER	1331	HENDRICKS	1726	PUEBLO
5011	BOURQUIN	1352	HENDRICKS	1815	PUEBLO
5104	BOURQUIN	1405	HENDRICKS	1818	PUEBLO
5424	BOURQUIN	1612	HERALD	1822	PUEBLO
4711	BOWLING	1621	HERALD	1903	PUEBLO
3320	BRANTLEY	3819	HERRLING	1933	PUEBLO
4826	BRASHEAR	602	HIGH	1947	PUEBLO
4930	BRASHEAR	3536	HIGHLAND WOODS	1973	PUEBLO
6816	BRIERFIELD	1227	HILLBURN	2024	PUEBLO
7005	BRIERFIELD	1115	HOBSON	3314	PUEBLO
2702	BRIGHAM	1032	HOLCOMB	3329	PUEBLO
2708	BRIGHAM	2703	HOLMES	3423	PUEBLO
2806	BRIGHAM	2708	HOLMES	3521	PUEBLO
2807	BRIGHAM	2716	HOLMES	3525	PUEBLO
2814	BRIGHAM	2814	HOLMES	3623	PUEBLO
2838	BRIGHAM	2820	HOLMES	3626	PUEBLO
2906	BRIGHAM	2824	HOLMES	3700	PUEBLO
2918	BRIGHAM	2828	HOLMES	4727	PUEBLO
2924	BRIGHAM	2902	HOLMES	3112	PUGET
1137	BRIGHTON	2913	HOLMES	3116	PUGET
2114	BRITTON	3012	HOLMES	3118	PUGET
2416	BRITTON	3016	HOLMES	3535	PUGET
2519	BRITTON	3221	HOLMES	4011	PUGET
2522	BRITTON	3412	HOLMES	4802	RAMONA
2526	BRITTON	3522	HOLMES	3106	RAMSEY
2610	BRITTON	3526	HOLMES	2453	RANDOLPH
2631	BRITTON	3734	HOLMES	2519	RANDOLPH
2633	BRITTON	3833	HOLMES	2531	RANDOLPH
2715	BRITTON	3826	HOLMES	2551	RANDOLPH
2814	BRITTON	3830	HOLMES	4016	RANGER
2822	BRITTON	1510	HOMELAND	563	RAYNELL
2903	BRITTON	1527	HOMELAND	607	RAYNELL
3106	BRITTON	1631	HOMELAND	650	RAYNELL
1116	BROCK	1716	HOMELAND	2835	REED

1120	BROCK	1722	HOMELAND	2923	REED
1123	BROCK	1811	HOMELAND	3014	REED
118	BROOKLYN	1815	HOMELAND	3018	REED
122	BROOKLYN	1831	HOMELAND	3022	REED
7720	BROWNSVILLE	1835	HOMELAND	3215	REED
7721	BROWNSVILLE	1850	HOMELAND	3220	REED
7724	BROWNSVILLE	1854	HOMELAND	3228	REED
7727	BROWNSVILLE	1918	HOMELAND	3231	REED
7735	BROWNSVILLE	1927	HOMELAND	3327	REED
7736	BROWNSVILLE	3702	HOMELAND	3335	REED
7807	BROWNSVILLE	2230	HOOPER	3600	REESE
7820	BROWNSVILLE	2246	HOOPER	3706	REESE
4018	BRUNDRETTE	2403	HOOPER	1403	RENNER
2313	BUDD	2431	HOOPER	1505	RENNER
2418	BUDD	2434	HOOPER	643	REYENELL
2711	BURGER	2439	HOOPER	2906	REYNOLDS
2818	BURGER	2445	HOOPER	3006	REYNOLDS
4635	BURMA	2510	HOOPER	3107	REYNOLDS
4704	BURMA	2514	HOOPER	3239	REYNOLDS
4726	BURMA	2530	HOOPER	730	RIDGE
4744	BURMA	2531	HOOPER	1221	RING
4745	BURMA	2532	HOOPER	2640	RIPPLE
4914	BURNSIDE	2535	HOOPER	3501	ROBERTS
4710	C.L. VEASEY	2555	HOOPER	3516	ROBERTS
1217	CALDWELL	2563	HOOPER	3927	ROBERTS
1231	CALDWELL	2607	HOOPER	4003	ROBERTS
1403	CALDWELL	2615	HOOPER	4006	ROBERTS
1419	CALDWELL	2622	HOOPER	4010	ROBERTS
1423	CALDWELL	1306	HUDSPETH	4014	ROBERTS
1425	CALDWELL	1314	HUDSPETH	2617	ROCHESTER
1521	CALDWELL	1323	HUDSPETH	2711	ROCHESTER
1530	CALDWELL	1326	HUDSPETH	2718	ROCHESTER
1534	CALDWELL	1415	HUDSPETH	2803	ROCHESTER
1536	CALDWELL	1438	HUDSPETH	2815	ROCHESTER
1542	CALDWELL	1527	HUDSPETH	2827	ROCHESTER
1554	CALDWELL	1606	HUDSPETH	2910	ROCHESTER
1614	CALDWELL	1607	HUDSPETH	2915	ROCHESTER
1814	CALYPSO	1642	HUDSPETH	2918	ROCHESTER
2022	CALYPSO	1710	HUDSPETH	2932	ROCHESTER
2054	CALYPSO	2003	HUDSPETH	3000	ROCHESTER
2058	CALYPSO	2135	HUDSPETH	3002	ROCHESTER
2510	CAMEL	2159	HUDSPETH	3006	ROCHESTER
2611	CAMEL	2203	HUDSPETH	3014	ROCHESTER
2614	CAMEL	7904	HULL	612	ROCKWOOD
2630	CAMEL	7905	HULL	709	ROCKWOOD
2732	CAMEL	7911	HULL	713	ROCKWOOD
2736	CAMEL	3607	HUMPHREY	717	ROCKWOOD

6218	CANAAN	3727	HUMPHREY	725	ROCKWOOD
6906	CANAAN	3731	HUMPHREY	2715	ROGERS
6910	CANAAN	3735	HUMPHREY	2719	ROGERS
1615	CANADA	3746	HUMPHREY	2731	ROGERS
1622	CANADA	1930	HUNTINGDON	2530	ROMINE
1923	CANADA	2002	HUNTINGDON	2526	ROMINE
3343	CANADA	2006	HUNTINGDON	5120	ROSINE
3511	CANADA	832	HUTCHINS	5132	ROSINE
3611	CANADA	836	HUTCHINS	1423	ROWAN
3837	CANADA	910	HUTCHINS	1448	ROWAN
4007	CANAL	1230	HUTCHINS	1520	ROWAN
4215	CANAL	1403	HUTCHINS	1530	ROWAN
4235	CANAL	1321	HUTCHINS	3709	RUSKIN
4317	CANAL	2323	IDAHO	3238	RUTLEDGE
4319	CANAL	1918	IDAHO	3300	RUTLEDGE
4322	CANAL	3915	IDAHO	3314	RUTLEDGE
4328	CANAL	4527	IMPERIAL	3315	RUTLEDGE
4338	CANAL	4622	IMPERIAL	3323	RUTLEDGE
4611	CANAL	4630	IMPERIAL	3122	RUTZ
4615	CANAL	1938	INGERSOLL	3524	RUTZ
213	CANTY, E	2622	INGERSOLL	2515	SAMOA
2012	CANYON	4010	INGERSOLL	2517	SAMOA
2016	CANYON	1934	INGERSOLL	2519	SAMOA
2018	CANYON	1503	IOWA	5424	SANTA FE
2024	CANYON	2622	IROQUOIS	4807	SAPPHIRE
5127	CARDIFF	2807	IROQUOIS	4811	SAPPHIRE
4201	CARDINAL	4003	IVANHOE	2203	SCOTLAND
4205	CARDINAL	4014	IVANHOE	2211	SCOTLAND
4221	CARDINAL	4018	IVANHOE	2410	SCOTLAND
3204	CARL	4026	IVANHOE	2754	SCOTLAND
3208	CARL	7915	IVORY	2775	SCOTLAND
3605	CARL	7924	IVORY	2341	SCOTT
3607	CARL	7927	IVORY	2343	SCOTT
3614	CARL	7944	IVORY	2930	SEATON
3709	CARL	5035	IVY	6516	SEBRING
3724	CARL	5041	IVY	1331	SELKIRK
3802	CARL	5103	IVY	1702	SHAW
3814	CARL	1917	J.B. JACKSON	1707	SHAW
4211	CARL	3526	JAMAICA	1811	SHAW
4214	CARL	3711	JAMAICA	1818	SHAW
4215	CARL	3715	JAMAICA	1826	SHAW
4218	CARL	3803	JAMAICA	1917	SHAW
4230	CARL	3807	JAMAICA	1927	SHAW
4245	CARL	4018	JAMAICA	1940	SHAW
5809	CARLTON GARRETT	4114	JAMAICA	1942	SHAW
5814	CARLTON GARRETT	4343	JAMAICA	1943	SHAW
5902	CARLTON GARRETT	4346	JAMAICA	1964	SHAW



5908	CARLTON GARRETT	4352	JAMAICA	1976	SHAW
6205	CARLTON GARRETT	4406	JAMAICA	2013	SHAW
6207	CARLTON GARRETT	4427	JAMAICA	2020	SHAW
6212	CARLTON GARRETT	4431	JAMAICA	2124	SHELLHORSE
6307	CARLTON GARRETT	4518	JAMAICA	2130	SHELLHORSE
6310	CARLTON GARRETT	4526	JAMAICA	2140	SHELLHORSE
6212	CARLTON GARRETT	4606	JAMAICA	1619	SICILY
2621	CARPENTER	4705	JAMAICA	1623	SICILY
2647	CARPENTER	4426	JAMAICA	1627	SICILY
2719	CARPENTER	1323	JEFFERSON	1631	SICILY
2731	CARPENTER	2401	JEFFRIES	1707	SICILY
2819	CARPENTER	2405	JEFFRIES	3517	SIDNEY
3006	CARPENTER	2410	JEFFRIES	3521	SIDNEY
3205	CARPENTER	2414	JEFFRIES	3529	SIDNEY
3206	CARPENTER	2426	JEFFRIES	3533	SIDNEY
3303	CARPENTER	2431	JEFFRIES	3603	SIDNEY
3531	CARPENTER	2502	JEFFRIES	3621	SIDNEY
3711	CARPENTER	2505	JEFFRIES	3622	SIDNEY
3715	CARPENTER	2506	JEFFRIES	3711	SIDNEY
3801	CARPENTER	2514	JEFFRIES	3534	SIDNEY
4007	CARPENTER	2517	JEFFRIES	1002	SIGNET
4211	CARPENTER	2518	JEFFRIES	1006	SIGNET
4226	CARPENTER	2602	JEFFRIES	2614	SILKWOOD
4229	CARPENTER	2636	JEFFRIES	2618	SILKWOOD
4233	CARPENTER	3406	JEFFRIES	2620	SILKWOOD
1446	CARSON	2406	JEWELL	2718	SILKWOOD
1506	CARSON	604	JONELLE	2726	SILKWOOD
1527	CARSON	627	JONELLE	2727	SILKWOOD
2806	CARTER	648	JONELLE	2730	SILKWOOD
2810	CARTER	4614	JONES	2802	SILKWOOD
2818	CARTER	4731	JONES	2808	SILKWOOD
5815	CARY	2215	JORDAN	2811	SILKWOOD
2818	CASEY	2224	JORDAN	2814	SILKWOOD
3510	CAUTHORN	2225	JORDAN	2819	SILKWOOD
3614	CAUTHORN	2115	KATHLEEN	2820	SILKWOOD
3718	CAUTHORN	2125	KATHLEEN	2906	SILKWOOD
3907	CAUTHORN	2141	KATHLEEN	2922	SILKWOOD
1321	CEDAR HAVEN	2407	KATHLEEN	4600	SILVER
3303	CEDAR LAKE	2607	KATHLEEN	4604	SILVER
2707	CHARBA	2716	KEELER	4605	SILVER
2711	CHARBA	2728	KEELER	4609	SILVER
4514	CHERBOURG	2732	KEELER	4612	SILVER
4515	CHERBOURG	2913	KELLOGG	4631	SILVER
4525	CHERBOURG	6019	KEMROCK	4701	SILVER
4534	CHERBOURG	6434	KEMROCK	4800	SILVER
4538	CHERBOURG	6435	KEMROCK	4806	SILVER
4545	CHERBOURG	6505	KEMROCK	4807	SILVER



4549	CHERBOURG	6511	KEMROCK	4812	SILVER
4608	CHERBOURG	6434	KEMROCK	4831	SILVER
4631	CHERBOURG	3509	KENILWORTH	4835	SILVER
4636	CHERBOURG	3623	KENILWORTH	4838	SILVER
4639	CHERBOURG	3706	KENILWORTH	2403	SKYLARK
4640	CHERBOURG	3723	KENILWORTH	3623	SOFTCLOUD
4643	CHERBOURG	3916	KENILWORTH	4542	SOLAR
4647	CHERBOURG	3432	KEYRIDGE	4534	SOLAR
3610	CHICAGO	3504	KEYRIDGE	4002	SOLOMAN
3615	CHICAGO	3508	KEYRIDGE	4006	SOLOMAN
3523	CHIHUAHUA	3515	KEYRIDGE	4019	SOLOMAN
5426	CHIPPEWA	3516	KEYRIDGE	4102	SOLOMAN
2723	CHOICE	1306	KIEST	4135	SOLOMAN
2724	CHOICE	2606	KILBURN	4013	SONNY
939	CHURCH	2607	KILBURN	3934	SONORA
1030	CHURCH	2623	KILBURN	3935	SONORA
1103	CHURCH	2639	KILBURN	3703	SONORA
1109	CHURCH	2836	KILBURN	3835	SONORA
1124	CHURCH	4833	KILDARE	3843	SONORA
1403	CHURCH	4914	KILDARE	3116	SOUTH
1410	CHURCH	4926	KILDARE	1526	SOUTHERLAND
1415	CHURCH	4935	KILDARE	2623	SOUTHLAND
4322	CICERO	4943	KILDARE	2646	SOUTHLAND
2700	CLARENCE	1507	KINGSLEY	2714	SOUTHLAND
2704	CLARENCE	1511	KINGSLEY	2826	SOUTHLAND
919	CLAUDE	2522	KINGSTON	2731	SOUTHLAND
1010	CLAUDE	1610	KINMORE	2622	SOUTHLAND
1201	CLAUDE	1632	KINMORE	2515	SOUTHLAND
1217	CLAUDE	2517	KIRKLEY	2319	SOUTHLAND
1314	CLAUDE	7919	KISKA	405	SPARKS
1339	CLAUDE	4310	KOLLOCH	441	SPARKS
1422	CLAUDE	3907	KOLLOCH	442	SPARKS
401	CLEAVES	2517	KOOL	443	SPARKS
402	CLEAVES	2611	KOOL	615	SPARKS
412	CLEAVES	2631	KOOL	617	SPARKS
435	CLEAVES	1826	KRAFT	622	SPARKS
437	CLEAVES	1834	KRAFT	624	SPARKS
439	CLEAVES	1842	KRAFT	421	SPARKS
2705	CLEVELAND	1933	KRAFT	3707	SPENCE
2706	CLEVELAND	1938	KRAFT	3809	SPENCE
2712	CLEVELAND	2024	KRAFT	3810	SPENCE
2818	CLEVELAND	2031	KRAFT	3818	SPENCE
3216	CLEVELAND	318	KRAMER	3835	SPENCE
3224	CLEVELAND	322	KRAMER	3905	SPENCE
3512	CLEVELAND	3819	KYNARD	4006	SPENCE
3605	CLEVELAND	3432	LADD	3827	SPENCE
3634	CLEVELAND	2403	LAGOW	3303	SPRING

3306	CLYMER	2628	LAGOW	3304	SPRING
3310	CLYMER	2720	LAGOW	3331	SPRING
1212	COLEMAN	421	LAKE CLIFF	3524	SPRING
1307	COLEMAN	826	LAMBERT	3905	SPRING
6917	COLESHIRE	834	LAMBERT	3310	SPRING
4505	COLLINS	2118	LAMONT	4304	SPRING
4708	COLLINS	421	LANCASTER	4326	SPRING
2731	COLONIAL	601	LANCASTER	4334	SPRING
2807	COLONIAL	609	LANCASTER	4335	SPRING
2815	COLONIAL	618	LANCASTER	4631	SPRING GARDEN
3613	COLONIAL	208	LANDIS	2714	SPRINGDALE
3717	COLONIAL	218	LANDIS	4603	SPRINGGARDEN
3815	COLONIAL	4220	LANDRUM	3027	SPRINGVIEW
4102	COLONIAL	4222	LANDRUM	3103	SPRINGVIEW
4106	COLONIAL	4224	LANDRUM	3347	SPRINGVIEW
4109	COLONIAL	4227	LANDRUM	3350	SPRINGVIEW
4114	COLONIAL	4301	LANDRUM	3360	SPRINGVIEW
4224	COLONIAL	4304	LANDRUM	3361	SPRINGVIEW
4318	COLONIAL	4309	LANDRUM	3367	SPRINGVIEW
4410	COLONIAL	4317	LANDRUM	5259	ST CHARLES
4422	COLONIAL	8502	LAPANTO	2421	ST CLAIR
4522	COLONIAL	2626	LAPSLEY	2506	ST CLAIR
4902	COLONIAL	3513	LATIMER	2521	ST CLAIR
4919	COLONIAL	3922	LATIMER	3814	STANLEY SMITH
5012	COLONIAL	3504	LATIMER	3820	STANLEY SMITH
5031	COLONIAL	2218	LAWRENCE	2331	STARKS
5102	COLONIAL	2227	LAWRENCE	2344	STARKS
4317	COLONIAL	2318	LAWRENCE	2404	STARKS
3830	COLONIAL	2410	LAWRENCE	2410	STARKS
1118	COMPTON	2422	LAWRENCE	2412	STARKS
1228	COMPTON	2446	LAWRENCE	2415	STARKS
1231	COMPTON	2454	LAWRENCE	2430	STARKS
1232	COMPTON	2503	LAWRENCE	2441	STARKS
1522	COMPTON	2530	LAWRENCE	2538	STARKS
1530	COMPTON	2628	LAWRENCE	2543	STARKS
2403	CONKLIN	2700	LAWRENCE	2555	STARKS
2411	CONKLIN	2710	LAWRENCE	2559	STARKS
2614	CONKLIN	2711	LAWRENCE	2563	STARKS
3907	COOLIDGE	2719	LAWRENCE	2627	STARKS
3918	COOLIDGE	2418	LAWRENCE	2702	STARKS
3938	COOLIDGE	2806	LE CLERC	319	STARR
3943	COOLIDGE	2810	LE CLERC	3731	STATE OAK
4006	COOLIDGE	2818	LE CLERC	1439	STELLA
3922	Coolidge	2822	LE CLERC	1627	STELLA
3906	COOLIDGE	1905	LEACREST	2522	STEPHENSON
2214	COOPER	2000	LEACREST	2529	STEPHENSON
3819	COPELAND	335	LEADS	2544	STEPHENSON

3910	COPELAND	325	LEADS	2714	STEPHENSON
3918	COPELAND	336	LEADS	1444	STIRLING
4003	COPELAND	6610	LEANA	4611	STOKES
4114	COPELAND	1819	LEATH	4720	STOKES
4227	COPELAND	1846	LEATH	4723	STOKES
4302	COPELAND	1847	LEATH	4616	STOKES
4335	COPELAND	2003	LEATH	1728	STONEMAN
615	CORINTH	2006	LEATH	1741	STONEMAN
618	CORINTH	2034	LEATH	605	STOREY
3329	CORONET	2046	LEATH	2450	STOVALL
4523	CORREGIDOR	2050	LEATH	1035	STRICKLAND
4524	CORREGIDOR	2605	LEDBETTER	1038	STRICKLAND
4525	CORREGIDOR	3307	LEDBETTER	1223	STRICKLAND
4538	CORREGIDOR	4502	LELAND	1418	STRICKLAND
4539	CORREGIDOR	4506	LELAND	4915	STROBEL
4540	CORREGIDOR	4911	LELAND	2427	SUE
4548	CORREGIDOR	4918	LELAND	3218	SUNNYVALE
4551	CORREGIDOR	1610	LIFE	2703	SWANSON
4559	CORREGIDOR	1619	LIFE	2728	SWANSON
4632	CORREGIDOR	1923	LIFE	2432	SYLVIA
4636	CORREGIDOR	1935	LIFE	4720	TACOMA
4644	CORREGIDOR	1941	LIFE	2429	TALCO
4628	CORREGIDOR	1949	LIFE	10	TAMA
4817	CORRIGAN	1967	LIFE	2643	TANNER
2710	COUNCIL	5002	LINDER	2603	TANNER
2718	COUNCIL	5006	LINDER	6214	TEAGUE
2723	COUNCIL	4702	LINDSLEY	6510	TEAGUE
2729	COUNCIL	4718	LINDSLEY	3535	TERRELL
2731	COUNCIL	5319	LINDSLEY	4801	TERRY
4525	CRANFILL	2820	LINFIELD	5102	TERRY
2319	CREST	3514	LINFIELD	5232	TERRY
2523	CREST	2638	LOBDELL	5420	TERRY
518	CRETE	2539	LOBDELL	802	TILLERY, N.
535	CRETE	2210	LOCUST	3230	TOPEKA
539	CRETE	2214	LOCUST	3234	TOPEKA
2710	CROSS	2226	LOCUST	1718	TORONTO
2603	CROSSMAN	2739	LOCUST	1731	TORONTO
2615	CROSSMAN	2250	LOCUST	1733	TORONTO
3404	CROSSMAN	2740	LOLITA	1737	TORONTO
2415	CROSSMAN	1300	LOTUS	1741	TORONTO
4524	CROZIER	1302	LOTUS	1804	TORONTO
4922	CROZIER	1309	LOTUS	1818	TORONTO
4930	CROZIER	1311	LOTUS	1839	TORONTO
4934	CROZIER	1203	LOUISIANA	1950	TORONTO
216	CUMBERLAND	1226	LOUISIANA	2009	TORONTO
601	CUMBERLAND	1415	LOUISIANA	2014	TORONTO
2018	CUSTER	1423	LOUISIANA	2026	TORONTO

2022	CUSTER	1426	LOUISIANA	3332	TORONTO
2031	CUSTER	2334	LOWERY	3402	TORONTO
2202	CUSTER	2509	LOWERY	3403	TORONTO
2402	CUSTER	2510	LOWERY	3407	TORONTO
2502	CUSTER	4531	LUZON	3411	TORONTO
2511	CUSTER	4535	LUZON	3415	TORONTO
2543	CUSTER	4540	LUZON	3423	TORONTO
2607	CUSTER	4611	LUZON	3519	TORONTO
2623	CUSTER	1325	LYNN HAVEN	3548	TORONTO
2627	CUSTER	1410	LYNN HAVEN	3561	TORONTO
2656	CUSTER	2441	LYOLA	3618	TORONTO
2018	CUSTER	2225	MACON	3619	TORONTO
3231	DAHLIA	2254	MACON	3624	TORONTO
1319	DALVIEW	2310	MACON	3628	TORONTO
3634	DARIEN	2337	MACON	3711	TORONTO
2238	DATHE	2338	MACON	3719	TORONTO
2326	DATHE	2451	MACON	3725	TORONTO
2810	DATHE	2455	MACON	3540	TORONTO
2838	DATHE	2459	MACON	7903	TROJAN
2411	DATHE	2518	MACON	7912	TROJAN
3804	DE MAGGIO	2633	MACON	7928	TROJAN
3808	DE MAGGIO	2637	MACON	7931	TROJAN
3811	DE MAGGIO	2641	MACON	7936	TROJAN
3922	DELHI	2702	MACON	7955	TROJAN
6283	DENHAM	2718	MACON	7960	TROJAN
421	DENLEY	2731	MACON	2813	TROY
425	DENLEY	2732	MACON	2823	TROY
427	DENLEY	2807	MACON	1818	TRUNK
505	DENLEY	2810	MACON	1822	TRUNK
527	DENLEY	2826	MACON	4011	TRUNK
603	DENLEY	2833	MACON	4015	TUMALO
607	DENLEY	2835	MACON	3131	TUSKEGEE
610	DENLEY	2837	MACON	2611	VALENTINE
614	DENLEY	5007	MALCOLM X	2619	VALENTINE
628	DENLEY	5023	MALCOLM X	2625	VALENTINE
1408	DENLEY	5031	MALCOLM X	2722	VALENTINE
1412	DENLEY	5041	MALCOLM X	2726	VALENTINE
1414	DENLEY	5307	MALCOLM X	2727	VALENTINE
1502	DENLEY	5124	MALCOLM X BLVD	2802	VALENTINE
1508	DENLEY	3122	MALLORY	2810	VALENTINE
1527	DENLEY	3429	MALLORY	2811	VALENTINE
2404	DENLEY	2319	MARBURG	2813	VALENTINE
2416	DENLEY	2524	MARBURG	2814	VALENTINE
2629	DENLEY	2539	MARBURG	2822	VALENTINE
2907	DENLEY	2706	MARBURG	2825	VALENTINE
2930	DENLEY	2735	MARBURG	2907	VALENTINE
3011	DENLEY	3010	MARBURG	2914	VALENTINE

3910	DENLEY	2727	MARBURG	2926	VALENTINE
3930	DENLEY	2731	MARBURG	3015	VALENTINE
4021	DENLEY	2723	MARBURG	3027	VALENTINE
4030	DENLEY	2618	MARDER	3035	VALENTINE
4101	DENLEY	2802	MARDER	3041	VALENTINE
4215	DENLEY	1242	MARFA	3720	VANDERVOORT
4403	DENLEY	1247	MARFA	3806	VANDERVOORT
4502	DENLEY	1313	MARFA	3810	VANDERVOORT
4506	DENLEY	1415	MARFA	3917	VANDERVOORT
4515	DENLEY	1419	MARFA	3923	VANDERVOORT
4631	DENLEY	1503	MARFA	4010	VERDERVOOR
4718	DENLEY	1530	MARFA	4635	VERDUN
507	DENLEY, N	1531	MARFA	1126	VERMONT
1703	DENNISON	1610	MARFA	1226	VERMONT
1729	DENNISON	1634	MARFA	1230	VERMONT
1813	DENNISON	1642	MARFA	5029	VETERANS
1822	DENNISON	2134	MARFA	5143	VETERANS
1823	DENNISON	2603	MARJORIE	2	VILBIG
1831	DENNISON	2736	MARJORIE	1730	VILBIG
1911	DENNISON	2747	MARJORIE (13A)	3106	VILBIG
1954	DENNISON	2747	MARJORIE (13B)	3203	VILBIG
1962	DENNISON	2981	MARJORIE	3220	VILBIG
1966	DENNISON	507	MARLBOROUGH	3401	VILBIG
2014	DENNISON	5001	MARNE	3502	VILBIG
2023	DENNISON	5006	MARNE	3510	VILBIG
2029	DENNISON	5007	MARNE	3514	VILBIG
3310	DETONTE	5012	MARNE	3540	VILBIG
3315	DETONTE	5021	MARNE	3614	VILBIG
3322	DETONTE	5027	MARNE	3705	VILBIG
3330	DETONTE	5034	MARNE	3714	VILBIG
3411	DETONTE	5039	MARNE	3722	VILBIG
3714	DILDOCK	5102	MARNE	3721	VINEYARD
4709	DOLPHIN	4103	MARSALIS	3806	VINEYARD
4815	DOLPHIN	3107	MARSALIS, S.	3826	VINEYARD
4819	DOLPHIN	3709	MARSHALL	3906	VINEYARD
2935	DON	3919	MARSHALL	3906	VINEYARD
2843	DON	4002	MARSHALL	2015	VOLGA
2623	DONALD	4103	MARSHALL	2130	VOLGA
2627	DONALD	4302	MARSHALL	1438	WACO
2714	DORRIS	4334	MARSHALL	1706	WACO
2716	DORRIS	4335	MARSHALL	1727	WACO
2718	DORRIS	4338	MARSHALL	4515	WAHOO
2813	DORRIS	4136	MART	4519	WAHOO
2825	DORRIS	515	MARTINIQUE	3809	WALDRON
2902	DORRIS	811	MARTINIQUE	2625	WARREN
2909	DORRIS	1704	MARY ELLEN	2631	WARREN
2914	DORRIS	3921	MARYLAND	3004	WARREN

2918	DORRIS	4030	MARYLAND	2413	WARREN
2922	DORRIS	4250	MARYLAND	2409	WARREN
2930	DORRIS	4216	MARYLAND	5127	WATSON
3017	DORRIS	2723	MAURINE F BAILEY WAY	5131	WATSON
3023	DORRIS	2746	MAURINE F BAILEY WAY	5139	WATSON
3026	DORRIS	1407	MAYWOOD	5043	WATSON
3028	DORRIS	1610	MAYWOOD	5018	WATSON
3029	DORRIS	1426	MAYWOOD	1338	WAWEENOC
3030	DORRIS	1715	MCBROOM	3122	WEISENBERGER
1406	DOYLE	1729	MCBROOM	3322	WEISENBERGER
1409	DOYLE	1835	MCBROOM	3813	WEISENBERGER
1419	DOYLE	1838	MCBROOM	4016	WEISENBERGER
1502	DOYLE	1930	MCBROOM	4026	WEISENBERGER
1503	DOYLE	1934	MCBROOM	2517	WELLS
1506	DOYLE	1948	MCBROOM	2519	WELLS
1507	DOYLE	1956	MCBROOM	2521	WELLS
1510	DOYLE	2015	MCBROOM	2527	WELLS
1515	DOYLE	2016	MCBROOM	2531	WELLS
1521	DOYLE	2017	MCBROOM	2533	WELLS
1525	DOYLE	2022	MCBROOM	3417	WENDELKIN
319	DU BOIS	2027	MCBROOM	3514	WENDELKIN
2031	DUDLEY	2028	MCBROOM	3518	WENDELKIN
1110	DULUTH	3402	MCBROOM	3636	WENDELKIN
1826	DULUTH	3430	MCBROOM	3722	WENDELKIN
1910	DULUTH	3431	MCBROOM	3425	WENDELKIN
1912	DULUTH	3610	MCBROOM	1503	WHITAKER
1915	DULUTH	3615	MCBROOM	1538	WHITAKER
1926	DULUTH	3618	MCBROOM	2234	WILHURT
3634	DUNBAR	3630	MCBROOM	2235	WILHURT
3738	DUNBAR	3705	MCBROOM	2243	WILHURT
8730	DUNLAP DR.	3723	MCBROOM	2246	WILHURT
2311	DYSON	3724	MCBROOM	2247	WILHURT
2400	DYSON	3734	MCBROOM	2251	WILHURT
2218	DYSON	1210	MCKENZIE	2314	WILHURT
2226	DYSON	1304	MCKENZIE	2318	WILHURT
2941	EAGLE	1315	MCKENZIE	2326	WILHURT
2437	EASLEY	1336	MCKENZIE	2410	WILHURT
2441	EASLEY	1410	MCKENZIE	2414	WILHURT
4930	ECHO	1414	MCKENZIE	2418	WILHURT
5015	ECHO	2816	MEADOW	2507	WILHURT
5018	ECHO	2820	MEADOW	2515	WILHURT
5027	ECHO	3604	MEADOW	2535	WILHURT
5107	ECHO	3622	MEADOW	2603	WILHURT
5118	ECHO	3624	MEADOW	2606	WILHURT
1400	EDGEMONT	4921	MEADOW VIEW	2607	WILHURT
1627	EDGEMONT	1610	MENTOR	2619	WILHURT
3502	EDGEWOOD	1734	MENTOR	2631	WILHURT

3218	EL BENITO	2405	MERLIN	2635	WILHURT
3227	EL BENITO	2418	MERLIN	2747	WILHURT
6419	ELAM	2510	MERLIN	2411	WINNETKA
4311	ELECTRA	2514	MERLIN	3611	WINNETKA
4503	ELECTRA	2518	MERLIN	1618	WINNETKA
638	ELLA	2237	METROPOLITAN	511	WOODBINE
738	ELLA	2240	METROPOLITAN	515	WOODBINE
1542	ELMORE	3142	METROPOLITAN	520	WOODBINE
1507	ELMORE	3514	METROPOLITAN	530	WOODBINE
1743	ELMORE	3614	METROPOLITAN	555	WOODBINE
659	ELSBERRY	3615	METROPOLITAN	635	WOODBINE
522	ELWAYNE	3622	METROPOLITAN	709	WOODBINE
610	ELWAYNE	3715	METROPOLITAN	603	WOODIN
650	ELWAYNE	3803	METROPOLITAN	1226	WOODIN
734	ELWAYNE	3809	METROPOLITAN	1239	WOODIN
631	ELWAYNE	3905	METROPOLITAN	1554	WOODIN
1323	EMILY	3926	METROPOLITAN	1615	WOODIN
2226	EUGENE	4000	METROPOLITAN	1619	WOODIN
2228	EUGENE	4011	METROPOLITAN	647	WOODMONT
2235	EUGENE	4106	METROPOLITAN	515	WOODMONT
2306	EUGENE	4223	METROPOLITAN	5117	WYNELL
609	EWING	4301	METROPOLITAN	5119	WYNELL
619	EWING	4415	METROPOLITAN	3510	YORK
906	EWING	4422	METROPOLITAN	3518	YORK
1216	EWING	4427	METROPOLITAN	3531	YORK
2324	EWING	4507	METROPOLITAN	3615	YORK
4407	EWING	4515	METROPOLITAN	3618	YORK
1318	EXETER	4517	METROPOLITAN	3622	YORK
1349	EXETER	4523	METROPOLITAN	3624	YORK
1414	EXETER	4602	METROPOLITAN	3719	YORK
1423	EXETER	4606	METROPOLITAN	3807	YORK
1502	EXETER	4618	METROPOLITAN	4226	YORK
2314	EXETER	2414	MEYERS	4705	ZEALAND
2319	EXETER	2422	MEYERS	4737	ZEALAND
2322	EXETER	2423	MEYERS	4741	ZEALAND
2327	EXETER	2505	MEYERS	4742	ZEALAND
2510	EXETER	2506	MEYERS	4745	ZEALAND
2522	EXETER	2509	MEYERS	4807	ZEALAND
2530	EXETER	2522	MEYERS	4812	ZEALAND
2538	EXETER	2602	MEYERS	4816	ZEALAND
2602	EXETER	2609	MEYERS	4820	ZEALAND
2610	EXETER	2612	MEYERS	4824	ZEALAND
2614	EXETER	2641	MEYERS		



**KEY FOCUS AREA:** Economic Vibrancy  
**AGENDA DATE:** August 12, 2015  
**COUNCIL DISTRICT(S):** 7  
**DEPARTMENT:** Housing/Community Services  
**CMO:** A. C. Gonzalez, 670-3297  
**MAPSCO:** 45R

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## **SUBJECT**

Authorize an amendment to Resolution No. 13-0993, previously approved on June 12, 2013, for the conditional grant agreement in the amount of \$1,500,000 with Central Dallas Community Development Corporation to extend the completion date to March 31, 2016 for construction of the 50 permanent supportive housing units located at 1531 Malcolm X Boulevard - Financing: No cost consideration to the City

## **BACKGROUND**

On June 29, 2015, Central Dallas Community Development Corporation (CDC), requested to extend the completion date to March 31, 2016 for the conditional grant to Central Dallas Community Development Corporation in the amount of \$1,500,000 for the development of 50 permanent supportive housing units located at 1531 Malcolm X Blvd. for construction costs. Central Dallas Community Development Corporation will have a 10-year deed restriction on the units to maintain affordability at 140% Area Median Family Income.

Central Dallas Community Development Corporation has completed construction on the underground electrical, plumbing, piers, and foundations. Remaining to be done are framing, sheetrock, insulation, paint, cabinets, windows, trim, HVAC & flooring. Delays occurred due to weather, including ice and rain that created excessive mud conditions that hindered setting underground utilities and pouring the foundations.

## **PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On June 12, 2013, City Council approved the conditional grant to Central Dallas Community Development Corporation in the amount of \$1,500,000 for the development to include acquisition, demolition, relocation, predevelopment and construction costs of the project at 1531 Malcolm X Blvd., by Resolution No. 13-0993.



**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS) (Continued)**

On May 28, 2014, City Council approved an amendment to the conditional grant to Central Dallas Community Development Corporation, by Resolution No. 14-0850.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

No cost consideration to the City

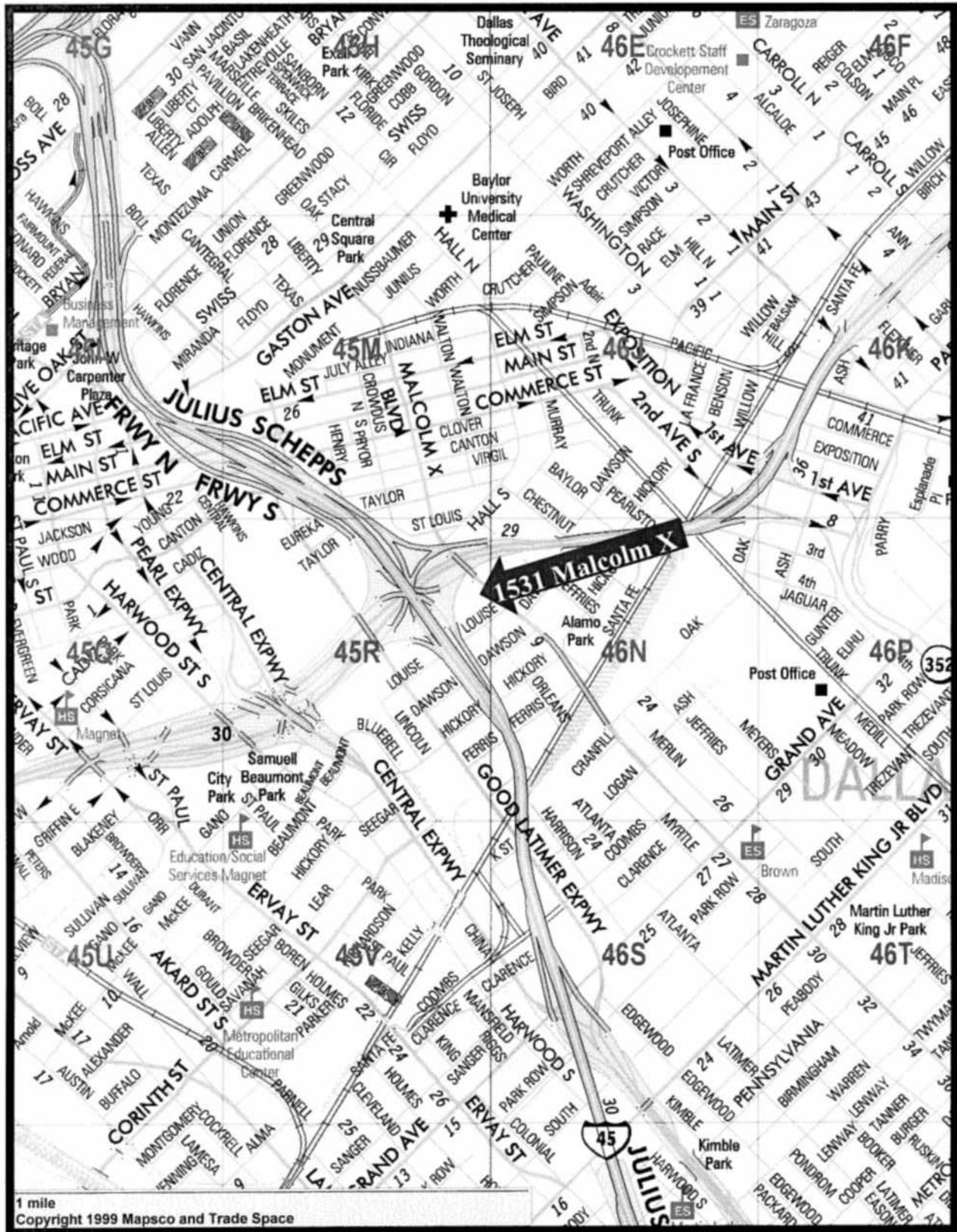
**OWNER/DEVELOPER**

**Central Dallas Community Development Corporation**

John Greenan, Executive Director

**MAP**

Attached



MAPSCO 45R

August 12, 2015

**WHEREAS**, the City of Dallas seeks to support economic growth in the Southern area of the city and economic development; and

**WHEREAS**, Central Dallas Community Development Corporation wishes to partner with the City of Dallas to provide 50 permanent supportive housing units in the South Dallas area; and

**WHEREAS**, on June 12, 2013, City Council approved the conditional grant to Central Dallas Community Development Corporation in the amount of \$1,500,000 for the development to include acquisition, demolition, relocation, predevelopment and construction costs of the project at 1531 Malcolm X Blvd., by Resolution No. 13-0993; and

**WHEREAS**, on May 28, 2014, City Council approved an amendment to the conditional grant to Central Dallas Community Development Corporation, by Resolution No. 14-0850; and

**WHEREAS**, the City requests a modification to the conditional grant agreement as part of the City's ongoing efforts to promote housing as a part of greater economic development plans in the city; **NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**SECTION 1.** That the City Manager, upon approval as to form by the City Attorney, is authorized to amend Resolution No. 13-0993, previously approved on June 12, 2013, for the conditional grant agreement in the amount of \$1,500,000 with Central Dallas Community Development Corporation to extend the completion date to March 31, 2016 for construction of the 50 permanent supportive housing units located at 1531 Malcolm X Blvd.

**SECTION 2.** That the grant agreement is hereby expressly made subject to all of the following contingencies which must be performed or occur:

- a. Central Dallas Community Development Corporation consents to and files deed restrictions requiring 100% of the units to be rented to low income people for a period of ten (10) years.
- b. The City will subordinate first lien position to the interim construction lender.
- c. Central Dallas CDC shall complete construction and occupancy by March 31, 2016.
- d. Central Dallas CDC must present documentation for all of the renters to have incomes at or below 140% Area Median Family Income through full lease-up.

August 12, 2015

**SECTION 2.** (Continued)

- e. Central Dallas CDC shall make best efforts to promote the hiring of neighborhood residents for any new jobs created.
- f. Borrower will be released from liability on the Note at the same time the low-to-moderate income renters are approved.

**SECTION 3.** That the City Manager or designee may extend the start and completion dates for a period up to three months for just cause.

**SECTION 4.** That this resolution does not constitute a binding agreement upon the City or subject the City to any liability or obligation with respect to the loans, until such time as the Deed of Trust Lien and deed restrictions are duly approved by all parties and executed.

**SECTION 5.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Economic Vibrancy  
**AGENDA DATE:** August 12, 2015  
**COUNCIL DISTRICT(S):** 7  
**DEPARTMENT:** Housing/Community Services  
**CMO:** A. C. Gonzalez, 670-3297  
**MAPSCO:** 46P

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## **SUBJECT**

Authorize an amendment to Resolution No. 13-2116, previously approved on December 11, 2013, for the conditional grant agreement in the amount of \$1,150,000 with Urban Mixed Use, LLC to extend the completion date to June 30, 2016 for the predevelopment and construction of the 38-unit multifamily project located at 3221 Elihu Street - Financing: No cost consideration to the City

## **BACKGROUND**

On June 9, 2015, Devon Hall, Member of Urban Mixed Use, LLC, requested to extend the completion date to June 30, 2016 for the conditional grant to Urban Mixed Use, LLC in the amount of \$1,150,000 for the development of the 38-unit multifamily project located at 3221 Elihu Street for acquisition, demolition, relocation, predevelopment and construction costs. Urban Mixed Use, LLC will have a 10-year deed restriction on the multifamily units to maintain affordability at 140% Area Median Family Income.

Urban Mixed Use, LLC completed construction on the parking lot, exterior, framing, mechanical, electrical, fire suppression, roof and windows. Remaining to be done in the interior of the building is sheetrock, insulation, paint, cabinets, plumbing, trim, HVAC & flooring. Delays occurred due to a change in the superintendent overseeing the project and weather.

## **PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On January 11, 2012, City Council approved the conditional grant to Urban Mixed Use, LLC in the amount of \$500,000 for the development to include acquisition, demolition, relocation, predevelopment and construction costs of the project at 3221 Elihu, by Resolution No. 12-0167.

On December 11, 2013, City Council approved an amendment, increasing funding by \$650,000, from \$500,000 to \$1,500,000 to the conditional grant to Urban Mixed Use, LLC, by Resolution No. 13-2116.

**FISCAL INFORMATION**

Information about this item will be provided to the Housing Committee on August 3, 2015.

**OWNER)/DEVELOPER**

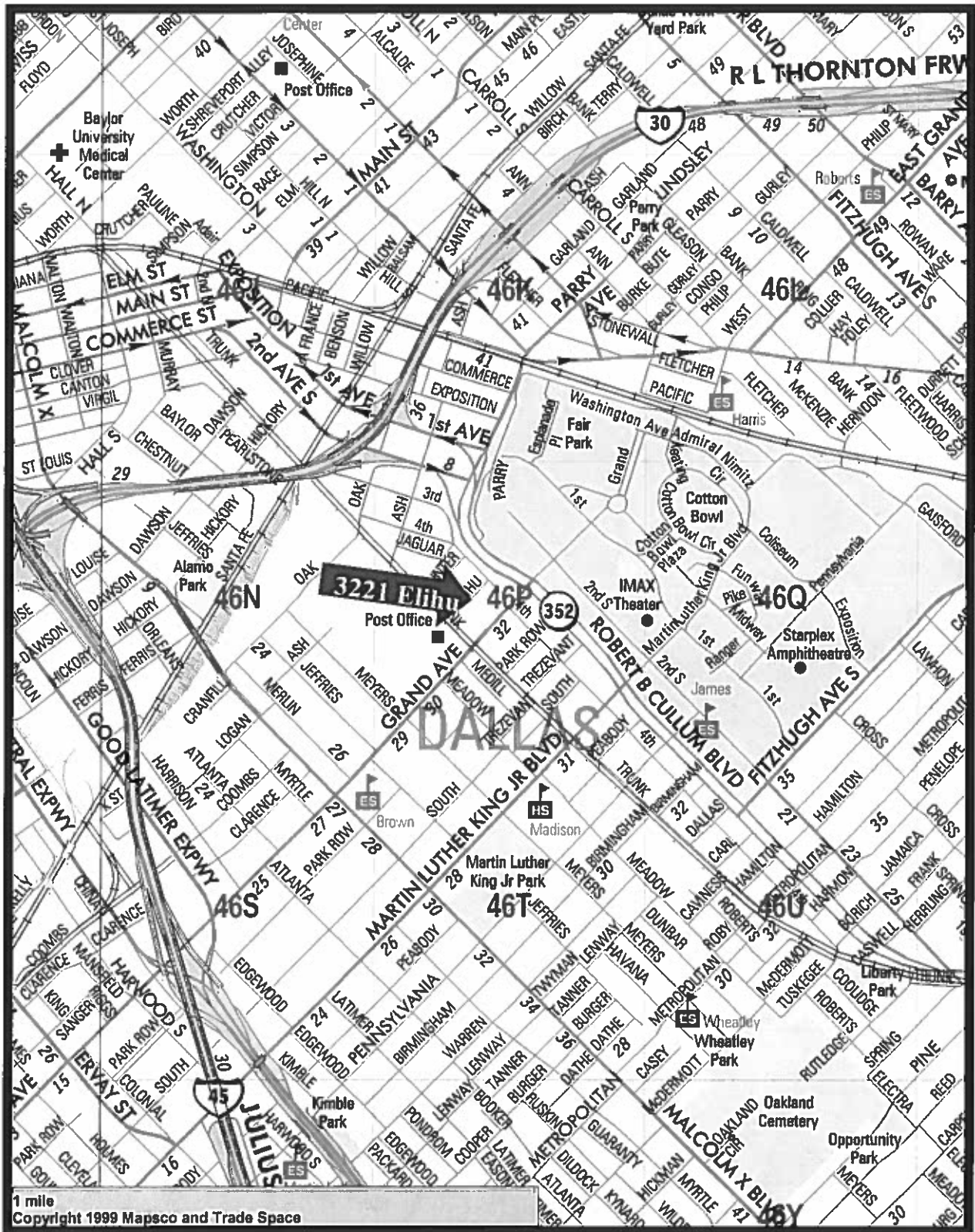
**Urban Mixed Use, LLC**

Floydell Hall, Member

**MAP**

Attached





**MAPSCO 46P**

August 12, 2015

**WHEREAS**, the City of Dallas seeks to support economic growth in the Southern area of the city and economic development; and

**WHEREAS**, Urban Mixed Use, LLC wishes to partner with the City of Dallas to provide 38 multifamily units in the Fair Park area; and

**WHEREAS**, on January 11, 2012, City Council approved the conditional grant to Urban Mixed Use, LLC in the amount of \$500,000 for the development to include predevelopment and construction costs of the project at 3221 Elihu, by Resolution No. 12-0167; and

**WHEREAS**, on December 11, 2013, City Council approved an amendment, increasing funding by \$650,000, from \$500,000 to \$1,500,000 to the conditional grant to Urban Mixed Use, LLC, by Resolution No. 13-2116; and

**WHEREAS**, the City requests a modification to the conditional grant agreement as part of the City's ongoing efforts to promote housing as a part of greater economic development plans in the city; **NOW, THEREFORE**,

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**SECTION 1.** That the City Manager, upon approval as to form by the City Attorney, is authorized to amend Resolution No. 13-2116, previously approved on December 11, 2013, for the conditional grant agreement in the amount of \$1,150,000 with Urban Mixed Use, LLC to extend the completion date to June 30, 2016 for the acquisition, demolition, relocation, predevelopment and construction of the 38-unit multifamily project located on 3221 Elihu Street.

**SECTION 2.** That the grant agreement is hereby expressly made subject to all of the following contingencies which must be performed or occur:

- a. Urban Mixed Use, LLC will invest a minimum of \$400,000 into the Project.
- b. Project will contain a minimum of 38 units.
- c. Urban Mixed Use, LLC shall complete construction and occupancy by June 30, 2016.
- d. Urban Mixed Use, LLC must present documentation for all of the renters to have incomes at or below 140% Area Median Family Income through full lease-up.
- e. Urban Mixed Use, LLC shall make best efforts to promote the hiring of neighborhood residents for any new jobs created.
- f. Urban Mixed Use, LLC must execute a Deed of Trust Lien and Deed Restrictions on the property for the \$1,150,000 which will carry a 10-year term forgiven annually at 1/10<sup>th</sup> per year.
- g. The City will subordinate its lien position to the Lender for interim construction.



August 12, 2015

**SECTION 3.** That the City Manager or designee may extend the start and completion dates for a period up to three months for just cause.

**SECTION 4.** That this resolution does not constitute a binding agreement upon the City or subject the City to any liability or obligation with respect to the loans, until such time as the Deed of Trust Lien and deed restrictions are duly approved by all parties and executed.

**SECTION 5.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Economic Vibrancy  
**AGENDA DATE:** August 12, 2015  
**COUNCIL DISTRICT(S):** 4  
**DEPARTMENT:** Housing/Community Services  
**CMO:** A. C. Gonzalez, 670-3297  
**MAPSCO:** 55B

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## **SUBJECT**

Authorize an amendment to Resolution No. 14-1375, previously approved on August 27, 2014, for the conditional grant agreement in the amount of \$85,000 with 2000 Roses Foundation, Inc. to extend the completion date to March 31, 2016 for construction of one single family unit located at 220 North Cliff Street - Financing: No cost consideration to the City

## **BACKGROUND**

On June 10, 2015, Alonzo Harris, President of 2000 Roses Foundation, Inc., requested to extend the completion date to March 31, 2016 for the conditional grant to 2000 Roses Foundation, Inc. in the amount of \$85,000 for the development of one single family unit located at 220 N. Cliff Street for construction costs. Upon completion, 2000 Roses Foundation, Inc. will have a 10-year deed restriction on the unit to maintain affordability at 140% Area Median Family Income.

The 2000 Roses Foundation, Inc. has completed construction on the exterior siding, framing, mechanical, electrical, roof, windows, flooring and cabinets. Remaining to be done is the interior trim, HVAC, porches and driveway. Delays occurred due to stringent historical requirements and bad weather.

## **PRIOR ACTION/REVIEW (Council, Boards, Commissions)**

On June 12, 2013, City Council approved the conditional grant to 2000 Roses Foundation, Inc. in the amount of \$85,000 for the development to include acquisition, demolition, relocation, predevelopment and construction costs of the project at 220 N. Cliff Street, by Resolution No. 13-0994.

**PRIOR ACTION/REVIEW (Council, Boards, Commissions) (continued)**

On August 27, 2014, City Council approved an amendment to the conditional grant to 2000 Roses Foundation, Inc., by Resolution No. 14-1375.

Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

No cost consideration to the City

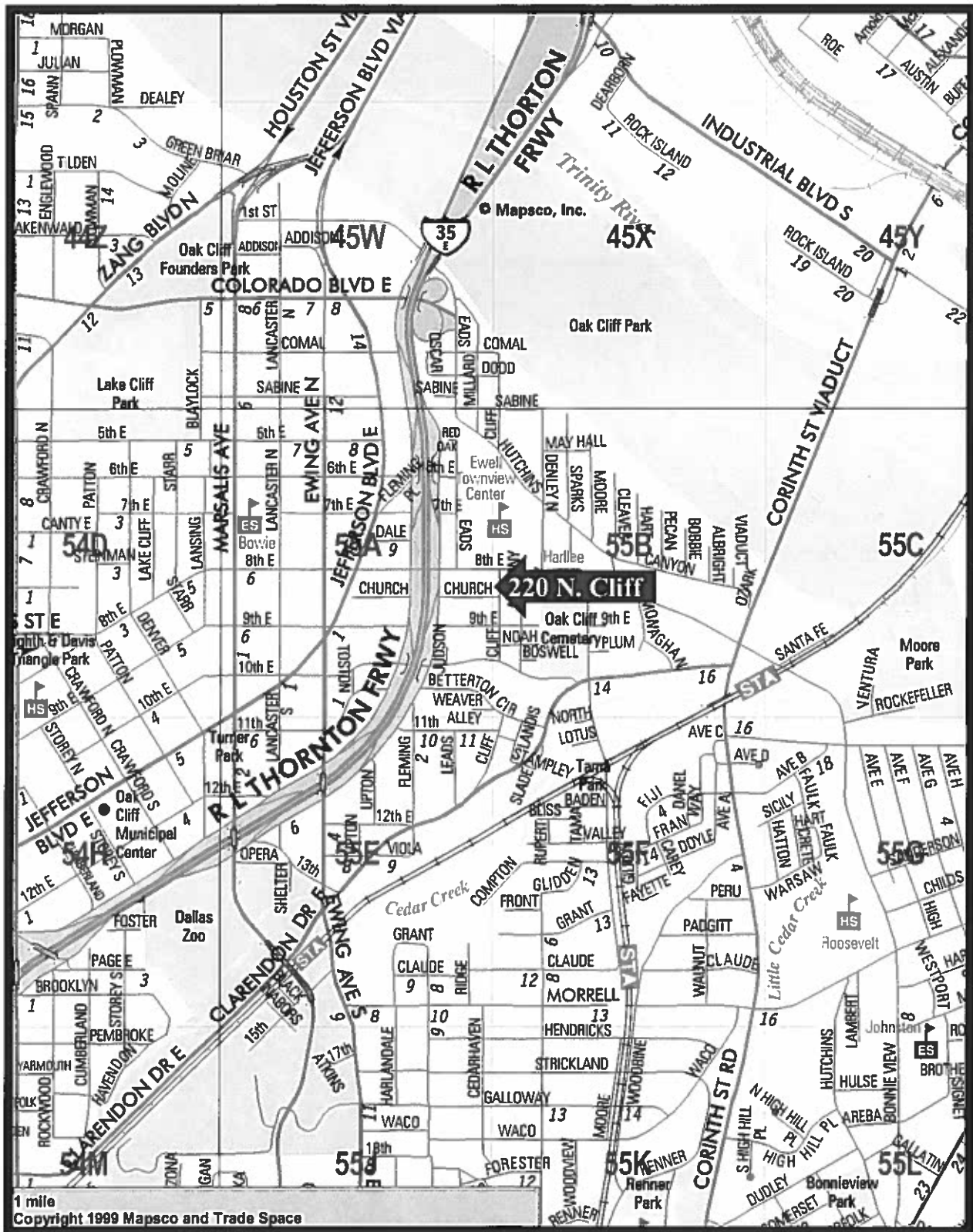
**OWNER/DEVELOPER**

**2000 Roses Foundation, Inc.**

Alonzo Harris, President

**MAP**

Attached



MAPSCO 55B

August 12, 2015

**WHEREAS**, the City of Dallas seeks to support economic growth in the Southern area of the city and economic development; and

**WHEREAS**, 2000 Roses Foundation, Inc. wishes to partner with the City of Dallas to provide one single family unit in the 9<sup>th</sup> Street historical area; and

**WHEREAS**, on June 12, 2013, City Council approved the conditional grant to 2000 Roses Foundation, Inc. in the amount of \$85,000 for the development to include acquisition, demolition, relocation, predevelopment and construction costs of the project at 220 N. Cliff Street, by Resolution No. 13-0994; and

**WHEREAS**, on August 27, 2014, City Council approved an amendment to the conditional grant to 2000 Roses Foundation, Inc., by Resolution No. 14-1375; and

**WHEREAS**, the City requests a modification to the conditional grant agreement as part of the City's ongoing efforts to promote housing as a part of greater economic development plans in the city; **NOW, THEREFORE**,

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**SECTION 1.** That the City Manager, upon approval as to form by the City Attorney, is authorized to amend Resolution No. 14-1375, previously approved on August 27, 2014, for the conditional grant agreement in the amount of \$85,000 with 2000 Roses Foundation, Inc. to extend the completion date to March 31, 2016 for construction of one single family unit located at 220 N. Cliff Street.

**SECTION 2.** That the grant agreement is hereby expressly made subject to all of the following contingencies which must be performed or occur:

- a. Borrower must execute an amendment to the Note
- b. 2000 Roses Foundation, Inc. shall complete construction and occupancy by March 31, 2016
- c. 2000 Roses Foundation, Inc. must present documentation for the homebuyer to have an income at or below 140% Area Median Family Income
- d. Borrower will be released from liability on the Note at the same time the low-to-moderate income family closes on the sale of the home
- e. 2000 Roses Foundation, Inc. shall make best efforts to promote the hiring of neighborhood residents for any new jobs created
- f. Property will be deed restricted for affordability at 140% or less of Area Median Family Income for sale and resale to eligible homebuyers for a period of ten years

August 12, 2015

**SECTION 3.** That the City Manager or designee may extend the start and completion dates for a period up to three months for just cause.

**SECTION 4.** That this resolution does not constitute a binding agreement upon the City or subject the City to any liability or obligation with respect to the loans, until such time as the Deed of Trust Lien and deed restrictions are duly approved by all parties and executed.

**SECTION 5.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** 1

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** 45W

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## **SUBJECT**

Authorize Supplemental Agreement No. 2 to the contract with Hillcrest House Partnership, Ltd. and PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas, funded by the FY2013 Continuum of Care Grant for the Hillcrest House project providing permanent supportive housing for homeless persons living with HIV/AIDS, to amend the budget line items with no net change in the contract amount - Financing: No cost consideration to the City

## **BACKGROUND**

On June 25, 2014, by Resolution No. 14-1000, City Council authorized acceptance of the FY2013 Continuum of Care renewal grant in the amount of \$370,737, to provide rental assistance for single room occupancy for homeless persons living with HIV/AIDS at Hillcrest House located at 834 North Marsalis Avenue, and a related contract with Hillcrest House Partnership, Ltd. and its non-profit parent corporation, PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas (ASD), for \$330,000 of the grant amount. The approved budget line items for the ASD contract were as follows:

	<u>Original</u>
Rental Assistance	\$309,000
Administrative Costs	<u>\$ 21,000</u>
Total	\$330,000

**BACKGROUND** (Continued)

On February 11, 2015, by Resolution No. 15-0276, City Council authorized an amendment to the FY2013 Continuum of Care grant agreement, to create a new budget line item for Supportive Services and shift funds in the amount of \$132,096 from Rental Assistance to Supportive Services, as well as a corresponding amendment and budget revision under the contract with ASD. With this resolution, the approved budget line items for the ASD contract were as follows, with no net change in the contract amount:

	<b><u>Original</u></b>	<b><u>SA#1</u></b>	<b><u>Revised</u></b>
Rental Assistance	\$309,000	(\$132,096)	\$176,904
Supportive Services	\$0	\$ 132,096	\$132,096
Administrative Costs	<u>\$ 21,000</u>	<u>\$ 0</u>	<u>\$ 21,000</u>
Total	\$330,000	\$ 0	\$330,000

However, costs incurred by ASD in Rental Assistance have been slightly more than anticipated, while funds remain unspent in Supportive Services, which will cover those costs. With this change, the approved budget line items for the ASD contract will be revised to reallocate \$16,635 back to Rental Assistance, with no net change in the contract amount and no change to the grant budget:

	<b><u>Original</u></b>	<b><u>SA#1</u></b>	<b><u>SA#2</u></b>	<b><u>Revised</u></b>
Rental Assistance	\$309,000	(\$132,096)	\$ 16,635	\$193,539
Supportive Services	\$0	\$ 132,096	(\$16,635)	\$115,461
Administrative Costs	<u>\$ 21,000</u>	<u>\$ 0</u>	<u>\$ 0</u>	<u>\$ 21,000</u>
Total	\$330,000	\$ 0	\$ 0	\$330,000

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

Authorized the FY2013 renewal of a Continuum of Care Grant (formerly Shelter Plus Care Grant) to provide rental assistance funds for single room occupancy for homeless persons living with HIV/AIDS at Hillcrest House located at 834 North Marsalis Avenue on June 25, 2014, by Resolution No. 14-1000.

Authorized an amendment to the FY2013 renewal of a Continuum of Care Grant (formerly Shelter Plus Care Grant) to provide rental assistance funds for single room occupancy for homeless persons living with HIV/AIDS at Hillcrest House located at 834 North Marsalis Avenue on February 11, 2015, by Resolution No. 15-0276.

Information about this item will be provided to the Housing Committee on August 3, 2015.



**ETHNIC COMPOSITION****PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas (Board)**

Black Female	1	Black Male	2
White Female	4	White Male	17
Hispanic Female	2	Hispanic Male	1
Other Female	0	Other Male	2

**OWNER(S)****PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas**

## Board of Directors

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Domingo Jimenez	Hon. Ernie White
Matthew Jones	William Young, Jr.
Dennis Kershner	

August 12, 2015

**WHEREAS**, on June 25, 2014, by Resolution No. 14-1000, City Council authorized acceptance of the FY2013 Continuum of Care Grant (formerly Shelter Plus Care Grant), in the amount of \$370,737, to provide rental assistance for single room occupancy for homeless persons living with HIV/AIDS at Hillcrest House located at 834 North Marsalis Avenue, for the period May 12, 2014 through May 11, 2015; and

**WHEREAS**, on February 11, 2015, by Resolution No. 15-0276, City Council authorized an amendment to the FY2013 Continuum of Care Grant Agreement, to create a new budget line item for Supportive Services and shift funds in the amount of \$132,096 from Rental Assistance to Supportive Services, as well as a corresponding amendment and budget reallocation under the contract with Hillcrest House Partnership, Ltd. and PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas (ASD); and

**WHEREAS**, actual costs incurred by ASD in Rental Assistance were more than anticipated, and the ASD contract budget needs to be revised, with no net change in the contract amount and no change to the grant budget;

**NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**Section 1.** That following approval as to form by the City Attorney, the City Manager is hereby authorized to enter into Supplemental Agreement No. 2 to the contract with Hillcrest House Partnership, Ltd. and PWA Coalition of Dallas, Inc. dba AIDS Services of Dallas, funded by the FY2013 Continuum of Care Grant for the Hillcrest House project providing permanent supportive housing for homeless persons living with HIV/AIDS, to amend the budget line items as follows:

		<b>Object Encumbrance</b>			<b>SA#1</b>	<b>SA#2</b>	
<b>Fund</b>	<b>Unit Code</b>	<b>Number</b>	<b>Description</b>	<b>Original</b>	<b>Change</b>	<b>Change</b>	<b>Revised</b>
F425	15313099	CTGH184636	Rental Assistance	\$309,000	(\$132,096)	\$ 0	\$176,904
F425	15313099	CTGH184688	Rental Assistance	\$ 0	\$ 0	\$16,635	\$ 16,635
F425	15313099	CTGH184688	Supportive Services	\$ 0	\$132,096	(\$16,635)	\$115,461
F425	15313099	CTGH184637	Administration	\$ 21,000	\$ 0	\$ 0	\$ 21,000
Total				\$330,000	\$ 0	\$ 0	\$330,000

**Section 2.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** 4, 7

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** 56G 65K

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## **SUBJECT**

Authorize an amendment to Resolution No. 15-0414, previously approved on February 25, 2015, to **(1)** change the awarded reconstruction contractor of two homes located at 1435 Adelaide Drive and 2516 Lowery Street from Torres Construction to Opportunity Construction; and **(2)** increase the amount of the reconstruction loan from \$103,000 to \$110,000 - Total not to exceed \$14,000 - Financing: 2014-15 Community Development Block Grant Funds

## **BACKGROUND**

The homeowners and properties herein described are eligible and qualified for the Reconstruction Program loan. The homeowners are at 80% or below Area Median Family Income: Lorna Mathis, a disabled female, 62 years old, residing at 1435 Adelaide Drive; and Barbara Nixon, an elderly female, 82 years old, residing at 2516 Lowery Street.

Lorna Mathis & Barbara Nixon originally selected Torres Construction to rebuild their homes but requested that another contractor be assigned, because the contractor could not offer designs that they wanted. The increase in loan amount is attributed to an increased supply and labor costs.

## **PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On February 25, 2015, the City Council authorized on-site reconstruction for the properties located at 1435 Adelaide Drive in the amount of \$103,000; and 2516 Lowery Street in the amount of \$103,000, by Resolution No. 15-0414.

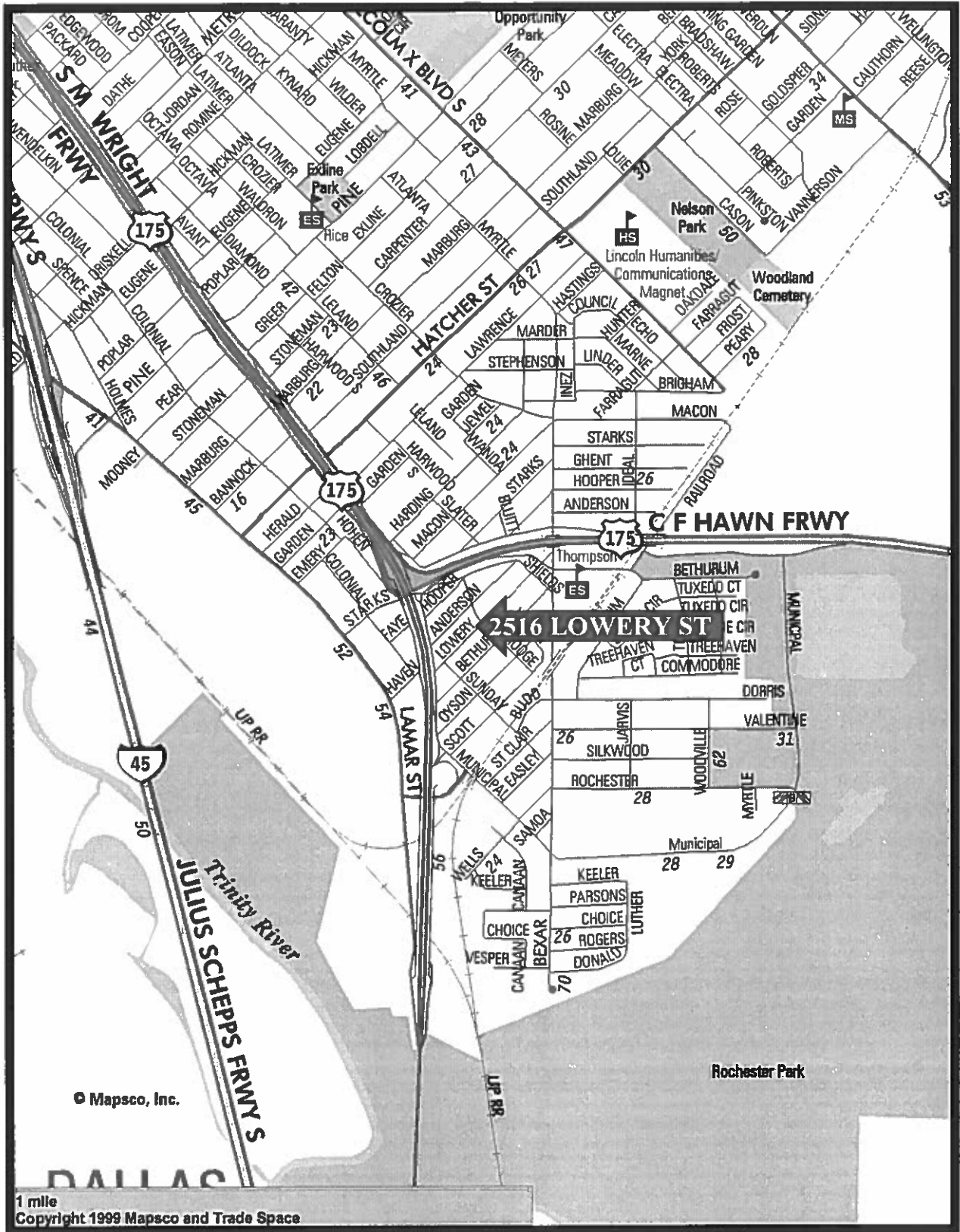
Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

2014-15 Community Development Block Grant Funds - \$14,000

**MAP(S)**

Attached

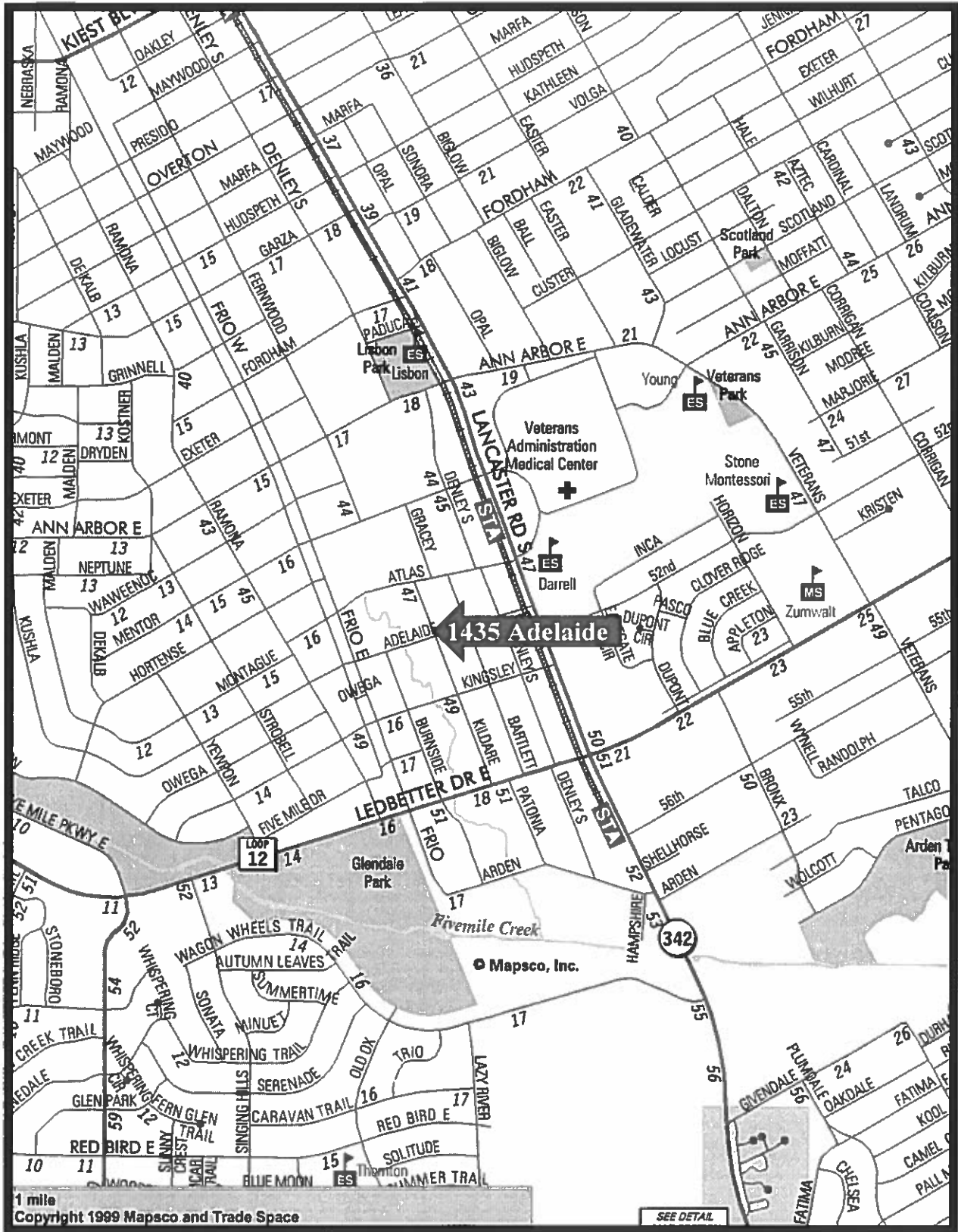


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MAPSCO 56G





**MAPSCO 65K**

August 12, 2015

**WHEREAS**, on September 22, 2010, by Resolution No. 10-2465, the City Council authorized modifications to the Program Statement for the Reconstruction/SHARE Program to allow for 10% of available funding to be used for homeowners that are not seniors or disabled ; and

**WHEREAS**, on May 25, 2011, by Resolution No. 11-1349, the City Council authorized modifications to the Reconstruction/SHARE Program Statement to increase the maximum Reconstruction Program Assistance Type One loan amount from up to \$93,400 to up to \$103,000 ; and

**WHEREAS**, on January 22, 2014, by Resolution No. 14-0180, the City Council authorized modifications to the Reconstruction Program Statement to provide assistance as a twenty-year forgivable loan; and

**WHEREAS**, on February 18, 2015, Lorna Mathis and Barbara Nixon requested contractor changes to rebuild their homes located at 1435 Adelaide Drive & 2516 Lowery Street; **NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**SECTION 1.** That the City Manager, upon approval as to form by the City Attorney, is authorized to (1) change the awarded reconstruction contractor of two homes located at 1435 Adelaide Drive and 2516 Lowery Street from Torres Construction to Opportunity Construction and; (2) increase the amount of the reconstruction loan from \$103,000 to \$110,000.

**SECTION 2.** That the City Manager, upon approval as to form by the City Attorney, is authorized to amend the loan documents as deemed necessary to complete the reconstruction of said home, allowing expenditures above the program statement limit of \$103,000.

**SECTION 3.** That the Chief Financial Officer is authorized to make payments for reconstruction of the homes in accordance with the funding information listed:

Fund CD14, Dept HOU, Unit 455G, Obj 3100 CT HOU455GD137 ~~(\$103,000)~~ (\$110,000)  
Vendor # ~~337798 VC14284 Torres Construction~~ Opportunity Construction LLC –  
1435 Adelaide Drive

Fund ~~12R1, Dept HOU, Unit 954E, Obj 3100 CT HOU954ED138 (\$94,389)~~  
Fund ~~CD13, Dept HOU, Unit 225F, Obj 3100 CT HOU954ED138 (\$ 8,614)~~  
Fund CD14, Dept HOU, Unit 455G, Obj 3100, CT HOU954ED138 (\$110,000)  
Vendor # ~~337798 VC14284 Torres Construction~~ Opportunity Construction LLC – 2516  
Lowery Street

August 12, 2015

**SECTION 4.** That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.



**KEY FOCUS AREA:** Clean, Healthy Environment

**AGENDA DATE:** August 12, 2015

**COUNCIL DISTRICT(S):** 4, 5, 6, 7

**DEPARTMENT:** Housing/Community Services

**CMO:** A. C. Gonzalez, 670-3297

**MAPSCO:** 43F 46Z 55F 55W 55Y 59L 65A

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## **SUBJECT**

Authorize an amendment to Resolution No. 15-0414, previously approved on February 25, 2015, to **(1)** increase the amount of the seven reconstruction loans from \$103,000 to \$110,000; and **(2)** allow five contracts awarded to Opportunity Developers LP to also include the dba Opportunity Construction - Total not to exceed \$49,000 - Financing: 2014-15 Community Development Block Grant Funds

## **BACKGROUND**

The homeowners and properties herein described are eligible and qualified for the Reconstruction Program loan. The homeowners are at 80% or below AMFI: Juliett Greer, an disabled female, 56 years old, residing at 4134 Aransas Street; Horace Minafee, an elderly male, 74 years old, residing at 3530 Hancock Street; Dan Jones & Yvonne Jones, an elderly couple, 70 & 72 years old, residing at 2139 Hudspeth Avenue; Roy DeBreau & Vesta DeBreau, an elderly couple, 71 & 63 years old, residing at 3902 South Marsalis Avenue; Alfred Futch & Pearlle Futch, an elderly couple, 71 & 73 years old, residing at 3003 Harlandale Avenue; Willie McCallister, 54 year old female, residing at 1323 Hendricks Avenue; and Ricardo Alvarado & Aida Alvarado, a married couple, 44 & 43 years old, residing at 1318 Amity Lane.

This action would increase the reconstruction budgets to cover increased construction supply and labor costs. Additionally, due to a partnership change within the corporation Opportunity Developers LP is also doing business as Opportunity Construction.

## **PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On February 25, 2015, the City Council authorized on-site reconstruction for the properties located at 4134 Aransas Street; 3530 Hancock Street; 1323 Hendricks Avenue; 2139 Hudspeth Avenue; 1318 Amity Lane; 3902 South Marsalis Avenue; and 3003 Harlandale Avenue by Resolution No. 15-0414.

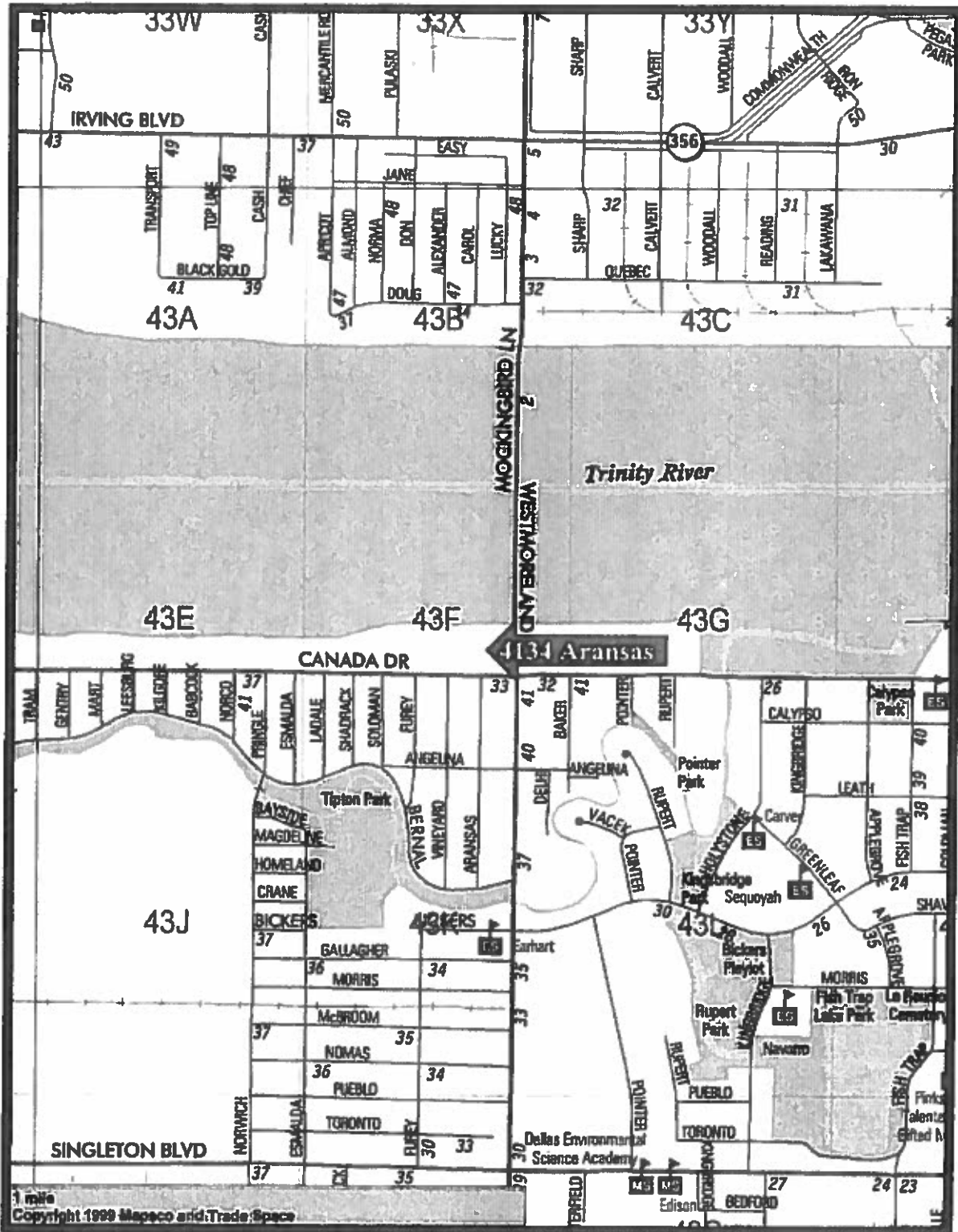
Information about this item will be provided to the Housing Committee on August 3, 2015.

**FISCAL INFORMATION**

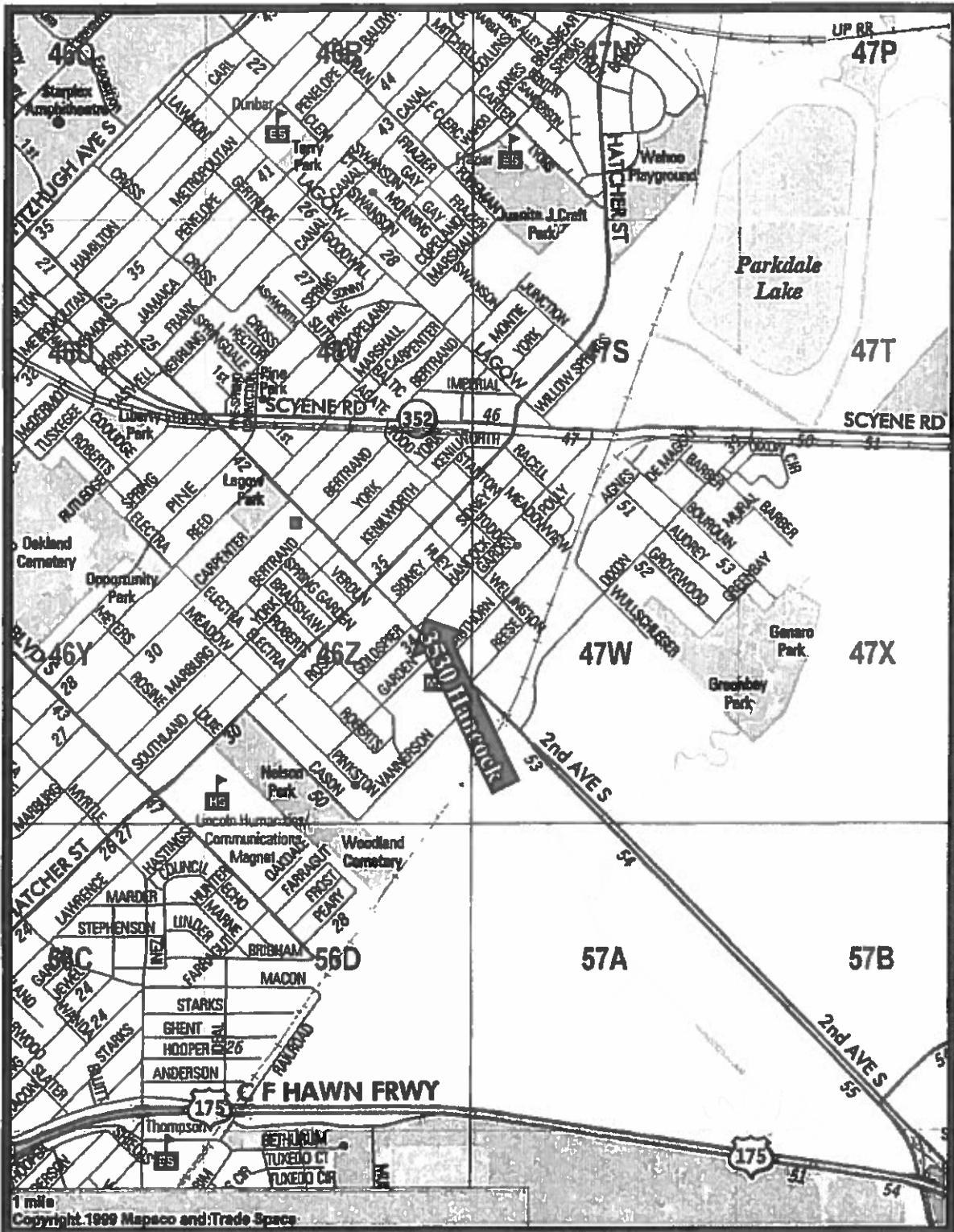
2014-15 Community Development Block Grant Funds - \$49,000

**MAP(S)**

Attached

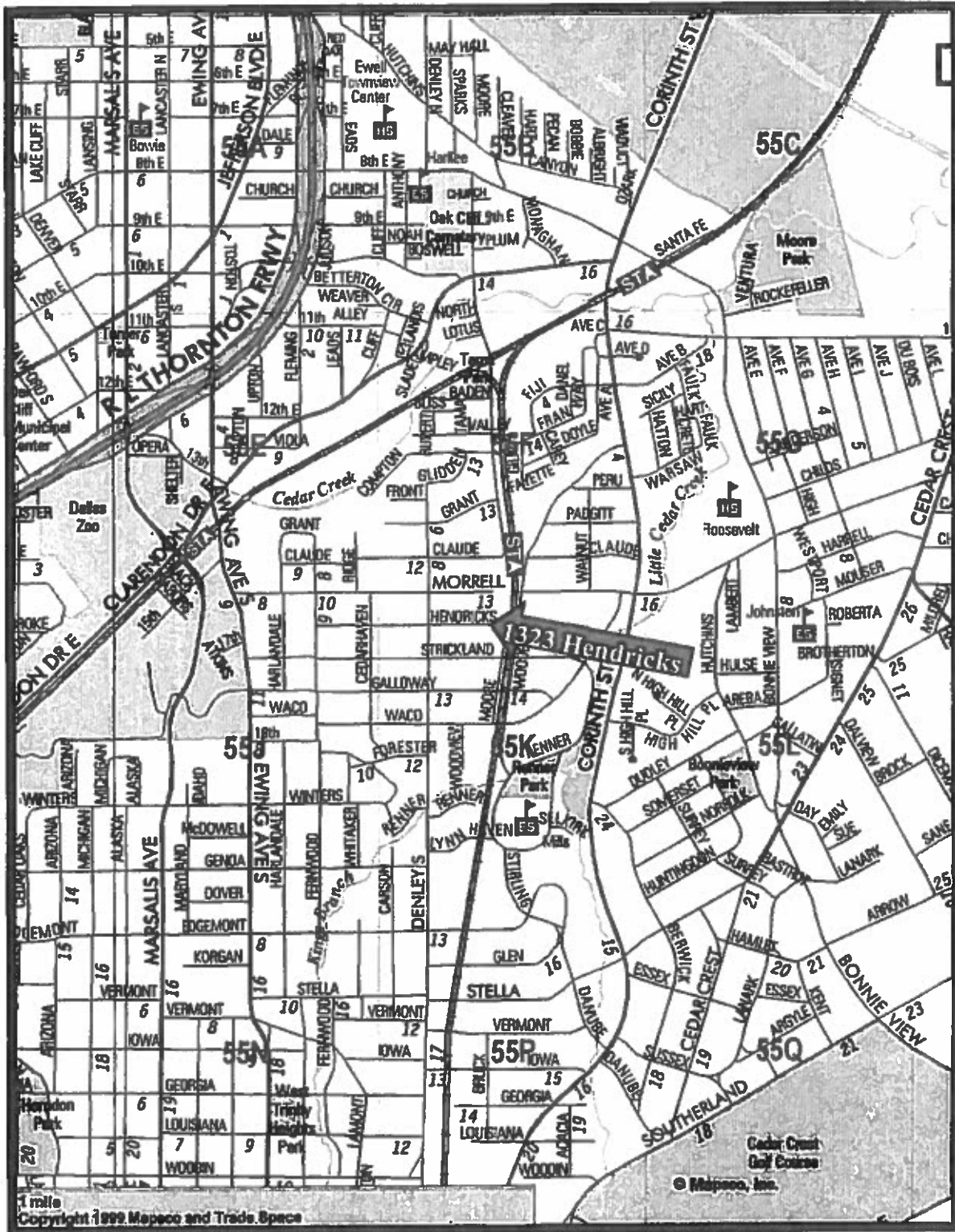


MAPSCO 43-F

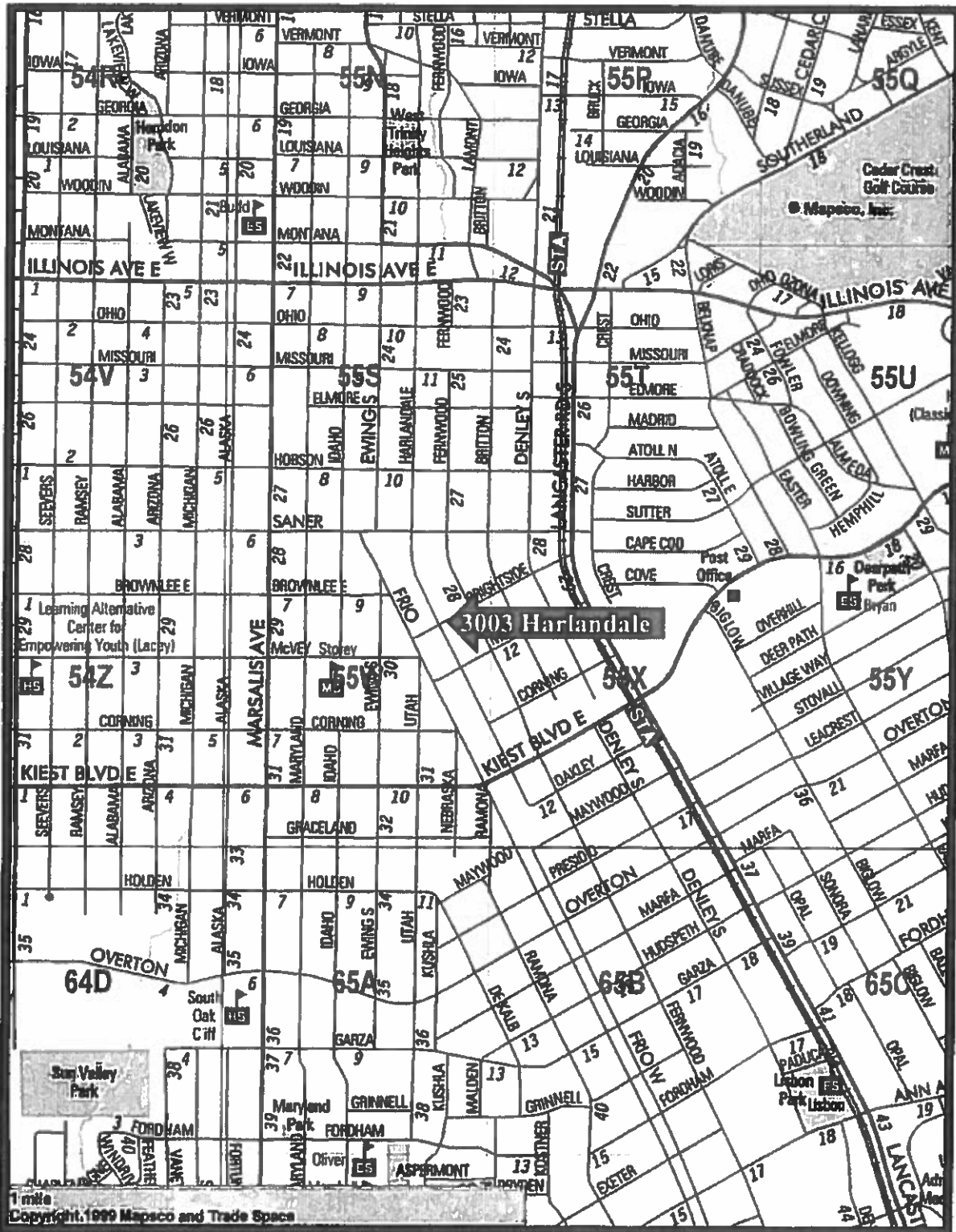


MAPSCO 46-Z



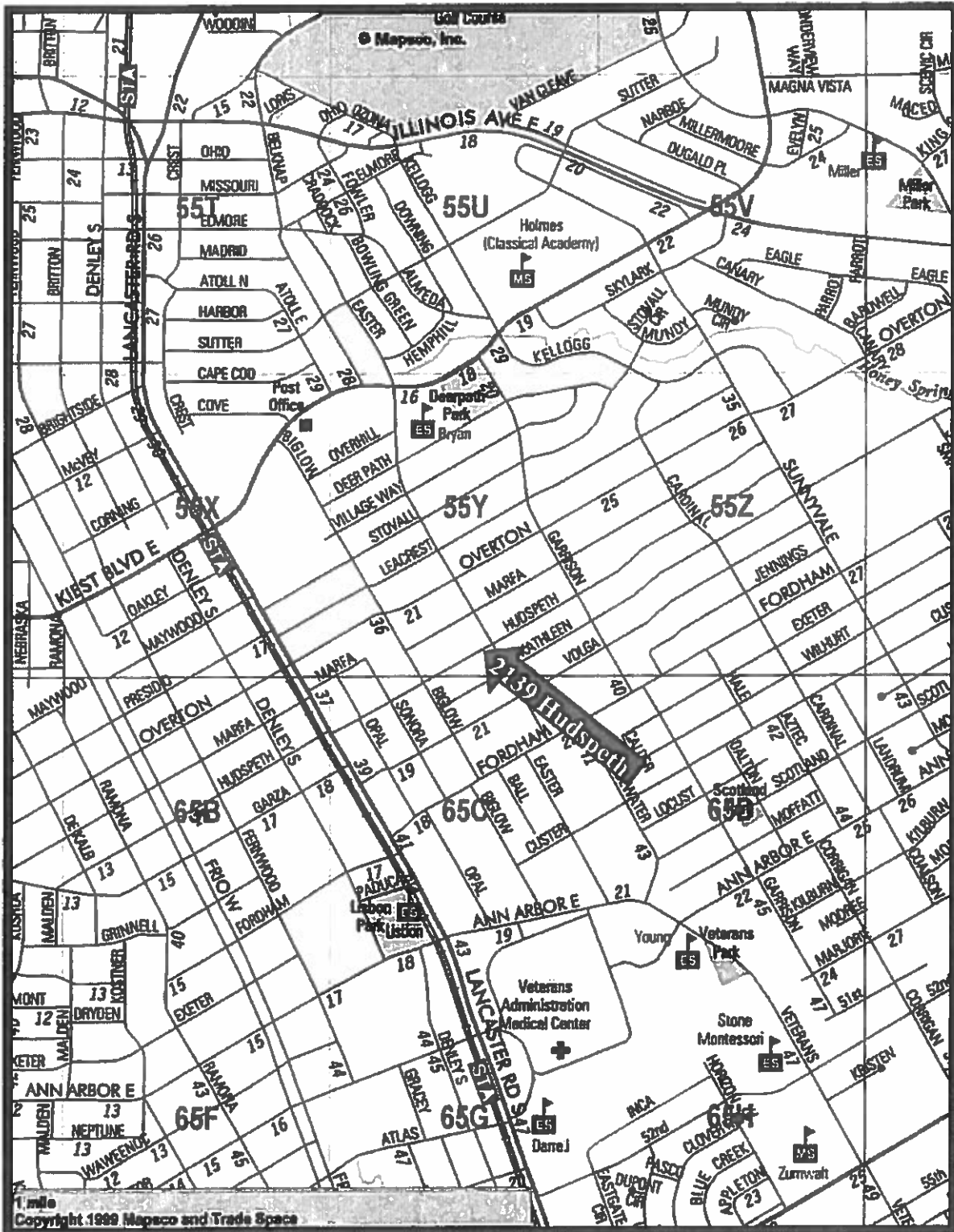


MAPSCO 55-F



**MAPSCO 55W**

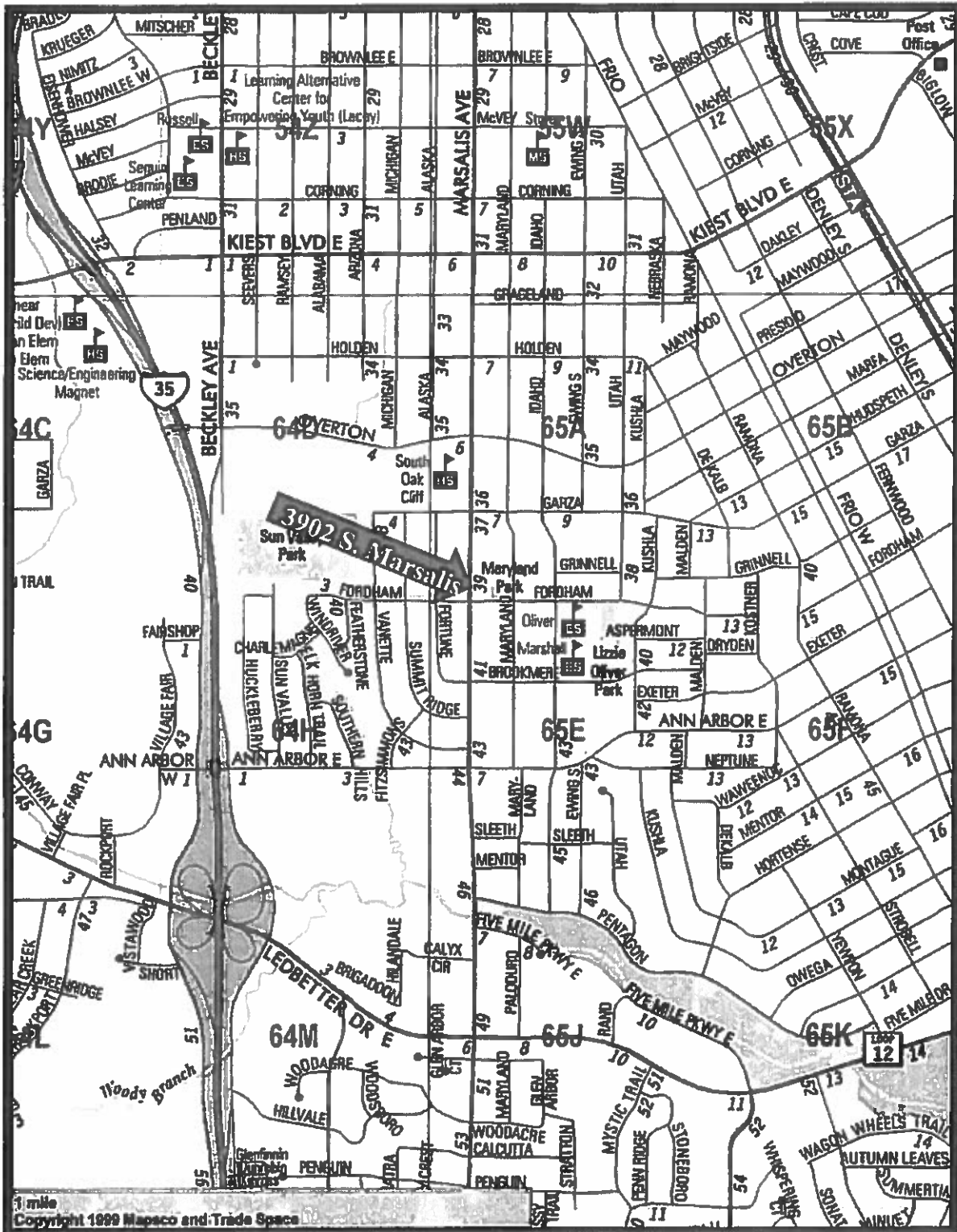




MAPSCO 55-Y







MAPSCO 65-A

August 12, 2015

**WHEREAS**, on September 22, 2010, the City Council authorized modifications to the Program Statement for the Reconstruction/SHARE Program to allow for 10 % of available funding to be used for homeowners that are not seniors or disabled by Resolution No. 10-2465; and

**WHEREAS**, on May 25, 2011, City Council authorized modifications to the Reconstruction/SHARE Program Statement to increase the maximum Reconstruction Program Assistance Type One loan amount from up to \$93,400 to up to \$103,000 by Resolution No. 11-1349; and

**WHEREAS**, on January 22, 2014, City Council authorized modifications to the Reconstruction Program Statement to provide assistance as a twenty-year forgivable loan by Resolution No. 14-0180; and

**WHEREAS**, on February 25, 2015, City Council authorized these reconstruction loans by Resolution No. 15-0414; **NOW, THEREFORE,**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:**

**SECTION 1.** The City Manager, upon approval as to form by the City Attorney, the City Manager is authorized to (1) Increase the amount of the seven reconstruction loans from \$103,000 to \$110,000 for the properties at: 4134 Aransas Street; 3530 Hancock Street; 2139 Hudspeth Avenue; 3902 S. Marsalis Avenue; 3003 Harlandale Avenue; 1323 Hendricks Avenue; and 1318 Amity Lane and (2) Allow five contracts awarded to Opportunity Developers LP to also include the dba Opportunity Construction.

**SECTION 2.** That the City Manager, upon approval as to form by the City Attorney, is authorized to amend the loan documents as deemed necessary to complete the reconstruction of said home, allowing expenditures above the program statement limit of \$103,000.

**SECTION 3.** That the Chief Financial Officer is authorized to make payments for reconstruction of the homes in accordance with the funding information listed:

Fund CD14, Dept HOU, Unit 455G, Obj 3100 CT HOU455GD132  
(~~\$103,000~~-\$110,000)

Vendor # 516779 – Opportunity Developers LP – 4134 Aransas Street

Fund HM12, Dept HOU, Unit 896E, Obj 3100 CT HOU896ED133 (\$80,008)

Fund CD13, Dept HOU, Unit 225F, Obj 3100 CT HOU896ED133 (\$ 1,715)

Fund CD14, Dept HOU, Unit 455G, Obj 3100 CT HOU896ED133  
(~~\$21,277~~ \$28,277)

Vendor # 516779 – Opportunity Developers LP – 3530 Hancock Street

August 12, 2015

Fund CD14, Dept HOU, Unit 455G, Obj 3100 CT HOU455GD134  
(~~\$103,000~~ \$110,000)

Vendor # 516779 – Opportunity Developers LP – 2139 Hudspeth Avenue

Fund CD13, Dept HOU, Unit 225F, Obj 3100 CT HOU225FD135 (\$103,000)

Fund CD14, Dept HOU, Unit 455G, Obj 3100 CT HOU225FD135(\$ 7,000)

Vendor # 516779 – Opportunity Developers – 3902 S Marsalis Avenue

Fund CD14, Dept HOU, Unit 455G, Obj 3100 CT HOU455GD136

(~~\$103,000~~ \$110,000)

Vendor # 337798 – Torres Construction – 3003 Harlandale Avenue

Fund CD14, Dept HOU, Unit 455G, Obj 3100 CT HOU455GD139

(~~\$103,000~~ \$110,000)

Vendor # 516779 – Opportunity Developers LP – 1323 Hendricks Avenue

Fund CD14, Dept HOU, Unit 455G, Obj 3100 CT HOU455GD140

(~~\$103,000~~ \$110,000)

Vendor # 337798 – Torres Construction – 1318 Amity Lane

**SECTION 4.** That this resolution shall take effect immediately from and after its passage in accordance with the Charter of the City of Dallas, and it is accordingly so resolved.