

RECEIVED

HOUSING COMMITTEE
DALLAS CITY COUNCIL COMMITTEE AGENDA

2016 DEC 29 AM 8: 53

CITY SECRETARY
DALLAS, TEXAS

TUESDAY, JANUARY 3, 2017
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. Dallas Commission on Homelessness
All Districts
Bernadette Mitchell
Director
Housing/Community Services
3. Speakers on Homeless Commission
4. Land Bank Program
All Districts
Alan Sims
Chief of Neighborhood Plus
5. Emergency Solution Grant
All Districts
Bernadette Mitchell
Director
Housing/Community Services

6. **UPCOMING AGENDA ITEMS**

January 11, 2017

- A. Agenda Item - Authorize contracts with fully-licensed child care providers pursuant to the Child Care Services Program for the period October 1, 2016 through September 30, 2017 (list attached) and with other fully-licensed child care providers selected by eligible parents during the fiscal year – *Districts - All*
- B. Agenda Item - Authorize a public hearing to be held on February 8, 2017 to receive comments on the proposed sale of one unimproved property (list attached) acquired by the taxing authorities from the Sheriff to City Wide Community Development Corporation, a qualified non-

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

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 – *District 4*

- C. Agenda Item - Authorize a public hearing to be held on February 8, 2017 to receive comments on the proposed sale of four unimproved properties (list attached) acquired by the taxing authorities from the Sheriff to South Dallas Fair Park Innercity Community Development Corporation, 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 – *District 7*

Adjourn



Scott Griggs, Chair
Housing Committee

EXECUTIVE SESSION NOTICE

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

1. seeking the advice of its attorney about pending or contemplated litigation, settlement offers, or any matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act. [Tex. Govt. Code §551.071]
2. deliberating the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.072]
3. deliberating a negotiated contract for a prospective gift or donation to the city if deliberation in an open meeting would have a detrimental effect on the position of the city in negotiations with a third person. [Tex. Govt. Code §551.073]
4. deliberating the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee unless the officer or employee who is the subject of the deliberation or hearing requests a public hearing. [Tex. Govt. Code §551.074]
5. deliberating the deployment, or specific occasions for implementation, of security personnel or devices. [Tex. Govt. Code §551.076]
6. discussing or deliberating commercial or financial information that the city has received from a business prospect that the city seeks to have locate, stay or expand in or near the city and with which the city is conducting economic development negotiations; or deliberating the offer of a financial or other incentive to a business prospect. [Tex Govt. Code §551.087]

Handgun Prohibition Notice for Meetings Of Governmental Entities

Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."

"De acuerdo con la sección 30.06 del código penal (ingreso sin autorización de un titular de una licencia con una pistola oculta), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a esta propiedad con una pistola oculta."

"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."

"De acuerdo con la sección 30.07 del código penal (ingreso sin autorización de un titular de una licencia con una pistola a la vista), una persona con licencia según el subcapítulo h, capítulo 411, código del gobierno (ley sobre licencias para portar pistolas), no puede ingresar a propiedad con una pistola a la vista."

Housing Committee

Meeting Record December 5, 2016

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: December 5, 2016

Meeting Start time: 11:00 A.M.

<p>Committee Members Present: Scott Griggs (Chair) Carolyn King Arnold (Vice Chair) Tiffinni A. Young Monica R. Alonzo Mark Clayton Casey Thomas, II</p> <p>Other Council Members Present: Rickey D. Callahan Jennifer S. Gates Philip T. Kingston B. Adam McGough</p> <p>Committee Members Absent</p>	<p>Staff Present: Alan Sims, Chief of Neighborhood Plus Bernadette Mitchell, Director/H/CS M. Elizabeth Reich, Chief Financial Officer/OFS Chan Williams, Assist. Director/OFS</p> <p>Other Presenters:</p>
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AGENDA:

Housing Committee Meeting Called to Order by CM Scott Griggs

1. **Approval of November 7, 2016 Minutes of the Housing Committee Meeting**
Presenter(s): CM Scott Griggs

Action Taken/Committee Recommendation(s): Motion made to approve the minutes.

Motion made by: CM Monica R. Alonzo	Motion seconded by: CM Casey Thomas, II
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):

2. **Community Development in Dallas-All Districts**
Presenter(s): Alan Sims, Chief of Neighborhood Plus/Bernadette Mitchell, Director of Housing/Community Services/M. Elizabeth Reich, Chief Financial Officer, Office of Financial Services/Chan Williams, Assist. Director of Office of Financial Services

Information Only: X

Action Taken/Committee Recommendation(s):

Motion made by:	Motion seconded by:
Item passed unanimously: _____	Item passed on a divided vote: _____
Item failed unanimously: _____	Item failed on a divided vote: _____

Follow-up (if necessary):

Housing Committee

December 5, 2016

Meeting Record

Follow-up (if necessary):

3. **Multifamily Housing Development Notice of Funding Availability-All Districts**

Presenter(s): Alan Sims, Chief of Neighborhood Plus/Bernadette Mitchell, Director of Housing/Community Services

Information Only: X

Action Taken/Committee Recommendation(s):

Motion made by: _____	Motion seconded by: _____
Item passed unanimously: _____	Item passed on a divided vote: _____
Item failed unanimously: _____	Item failed on a divided vote: _____

Follow-up (if necessary):

4. **Briefing Memo-All Districts**

Presenter(s): Alan Sims, Chief of Neighborhood Plus/Bernadette Mitchell, Director of Housing/Community Services

Information Only: X

Action Taken/Committee Recommendation(s):

Motion made by: _____	Motion seconded by: _____
Item passed unanimously: _____	Item passed on a divided vote: _____
Item failed unanimously: _____	Item failed on a divided vote: _____

Follow-up (if necessary):

5. **UPCOMING AGENDA ITEMS**

Housing
December 14, 2016

- A. Agenda Item - Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by C & C Corporation for the construction of houses; (2) the sale of 10 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to C & C Corporation; and (3) execution of a release of lien for any non-tax liens on the 10 properties that may have been filed by the City – District 7,8
- B. Agenda Item - Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Confia Homes, L.L.C. for the construction of houses; (2) the sale of 10 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Confia Homes, L.L.C.; and (3) execution of a release of lien for any non-tax liens on the 10 properties that may have been filed by the City – Districts 2, 5, 6, 7, 8
- C. Agenda Item - Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by KW New Vision Properties and Land, Inc. for the construction of houses; (2) the sale of 2 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to KW New Vision Properties and Land, Inc.; 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 – Districts 4, 8

**Housing Committee
December 5, 2016
Meeting Record**

- D. Agenda Item - Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Meredith Investment Properties for the construction of a house; (2) the sale of 1 vacant lot (list attached) from Dallas Housing Acquisition and Development Corporation to Meredith Investment Properties; and (3) execution of a release of lien for any non-tax liens on the 1 property that may have been filed by the City - *District 4*
- E. Agenda Item - Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Meredith Investment Properties for the construction of a house; (2) the sale of 1 vacant lot (list attached) from Dallas Housing Acquisition and Development Corporation to Meredith Investment Properties; and (3) execution of a release of lien for any non-tax liens on the 1 property that may have been filed by the City - *District 8*
- F. Agenda Item - Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Sterling Oasis Community and Economic Development Corporation for the construction of houses; (2) the sale of 7 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Sterling Oasis Community and Economic Development Corporation; 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 - *District 4*
- G. Agenda Item - Authorize an amendment to the Performance Grant Agreement for the FY 2011 Housing Opportunities for Persons with AIDS (HOPWA) Competitive Grant No. TX-H11-0001 from the U.S. Department of Housing and Urban Development for the period January 1, 2012 through December 31, 2016, which funds programs that provide housing for ex-offenders living with HIV/AIDS and HIV/AIDS community planning, to reallocate funds remaining in the community planning activity in the amount of \$165,175 to the housing activity to better reflect the nature of the services provided, with no change in the grant amount - *Districts All*

**Addendum Items
December 14, 2016**

- H. DRAFT Addendum Item - This item authorizes an amendment to Resolution No. 08-3056, previously approved on November 10, 2008 (1) to provide for refinancing of the developer's first lien loan for development of the Carpenter's Point Senior Apartments project located at 4645 Dolphin Rd. to increase the senior loan from \$2.1M to \$3.3M and authorize subordination of the City's lien to the first lender; (2) to accept partial payment of \$256,306.75 in principal and interest toward the City's current loan amount of \$995,478.73 for the seven and a half year period that has lapsed, note that this amount could change subject to closing on the loan; and (3) to change the terms of the loan to (a) a new loan balance of \$745,041.13 after the current payment of \$256,306.75; (b) include an annual accrued interest payment in the amount of \$7,450.41 due on January 15th starting January 15, 2018 and out of available cash flow for the term of the loan until 2040 and (b) increase the replacement reserves at closing of the refinance by \$110,000 for a total of \$250,000 to be maintained through the life of the loan - *District 7*
- I. DRAFT Addendum Item - This item authorizes an amendment to Resolution No. 11-1391, previously approved on May 25, 2011, to (1) consent to the sale of the property located at 4515 Live Oak Street to RP Wales Hotel Partnership; (2) allow RP Wales Hotel Partnership to assume the City's loan with LifeNet Community Behavioral Healthcare, (3) amend the Loan Agreement to require certain repairs to the property and additional reserve contributions by the purchaser; and (4) authorize subordination of the City's lien, as amended and assumed, to the new senior lender, Happy State Bank - *District 2*

**Housing Committee
December 5, 2016
Meeting Record**

- J. DRAFT Addendum Item - Authorize an amendment to Resolution No. 10-0498, previously approved on February 10, 2010, for multifamily projects seeking City of Dallas support for Housing Tax Credit financing to include the Housing Placement Policy and to ensure the projects affirmatively further fair housing— *Districts All*

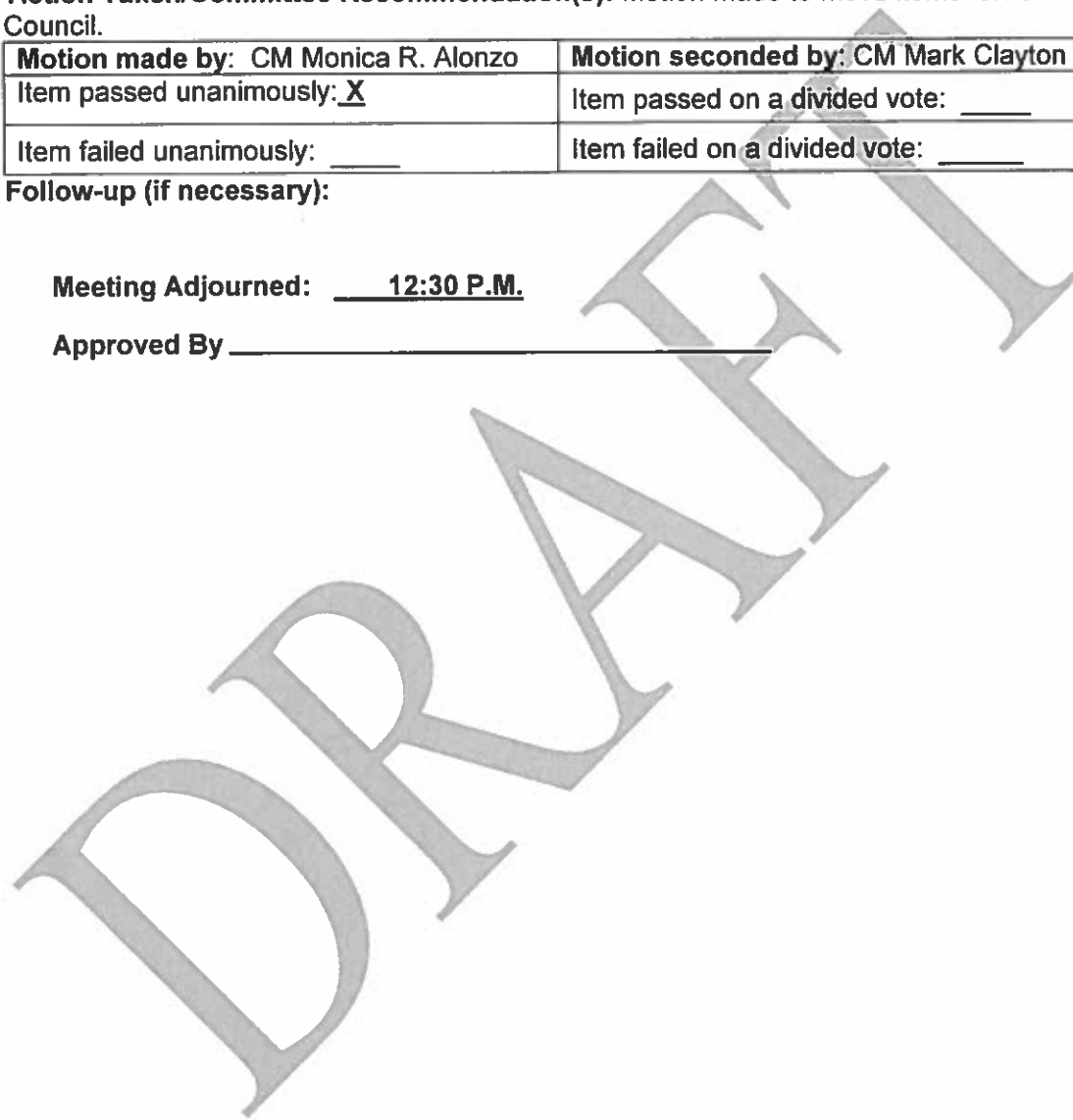
Action Taken/Committee Recommendation(s): Motion made to move items forward to full Council.

Motion made by: CM Monica R. Alonzo	Motion seconded by: CM Mark Clayton
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):

Meeting Adjourned: 12:30 P.M.

Approved By _____



Memorandum



CITY OF DALLAS

DATE December 30, 2016

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

SUBJECT Dallas Commission on Homelessness

On Tuesday, January 3, 2017, you will be briefed on a possible ongoing Dallas Commission on Homelessness. A copy of the briefing is attached.

Please let me know if you have any questions.

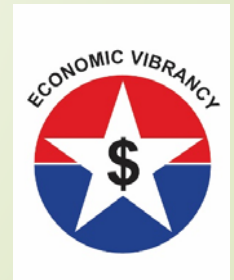
for 
Alan E. Sims
Chief of Neighborhood Plus

c: The Honorable Mayor and Members of the City Council
A. C. Gonzalez, City Manager
Rosa A. Rios, City Secretary
Larry Casto, 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
M. Elizabeth Reich, Chief Financial Officer
Sana Syed, Public Information Officer
Elsa Cantu, Assistant to the City Manager – Mayor and Council

Dallas Commission on Homelessness

A Briefing to the Housing Committee

January 3, 2017



Purpose

- ▶ Review the recommendations of the Dallas Commission on Homelessness
- ▶ Discuss the establishment of an ongoing Homeless Commission

Dallas Commission on Homelessness Recommendations

- Increase targeted street outreach, housing placement, and supportive services
- Convert to community-wide coordinated entry and single system HMIS
- Facility development and shelter capacity
- Increase permanent supportive housing
- Prevent homelessness within criminal justice and treatment facilities
- Ongoing and formal organizational structure

A City Homeless Commission

- ▶ Advise the City Council on issues related to homelessness
- ▶ Provide a forum for voicing homeless concerns
- ▶ Assist the City in identifying programs and services needed in the community to solve homelessness

Structure of Commission

- ▶ 15 members representing the Mayor and each Council District
- ▶ Term of two years with a two year renewal option
- ▶ Mayor will appoint the chair and the full Council will appoint the vice chair

Qualifications & Responsibilities

- ▶ Must be a resident of Dallas for at least 6 months prior to appointment
- ▶ Must be appointed by a Councilmember and reside in his/her district
- ▶ Must attend monthly meetings

Administration

- ▶ The Housing/Community Services Department will provide assistance to the Commission in the performance of its duties and responsibilities
- ▶ The Department will identify external partners to help support the Commission's efforts

Homeless Commission Outside of City Organization

- ▶ Other models have been less formally arranged
- ▶ Houston model has representatives from City, County, public housing, other cities, providers, consumers, Veteran's Administration, workforce representatives, etc...
 - ▶ This is a less formal, non-appointed, group
- ▶ Los Angeles, Columbus, and Richmond utilize their Continuum of Care Boards to serve as the drivers of homeless concerns

Next Steps

- Direction from Housing Committee as to the establishment of a Homeless Commission
- Briefing to City Council
- City Council consideration of the Ordinance (drafted by City Attorney's Office)
- Nominations accepted by City Secretary
- City Council consideration of nominees
- Set first meeting

Memorandum



CITY OF DALLAS


DATE December 30, 2016

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

SUBJECT Land Bank Program

On Tuesday, January 3, 2017, you will be briefed on the Land Bank Program. A copy of the briefing is attached.

Please let me know if you have any questions.


Alan E. Sims
Chief of Neighborhood Plus

c: The Honorable Mayor and Members of the City Council
A. C. Gonzalez, City Manager
Rosa A. Rios, City Secretary
Larry Casto, City Attorney
Craig Kinton, City Auditor
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Land Bank Program

A Briefing to the Housing Committee

Housing/Community Services Department
January 3, 2017





Purpose

- Provide an overview of the Program
- Review the Procedures
- Discuss possible changes/modifications
- Summarize accomplishments



Land Bank Program

- The Program is governed by State Law through House Bill (HB) 2801, Chapter 379C
- The program has been focused on:
 - Providing a simple, straightforward system to expedite reclamation of unproductive (often undesirable) properties back to the tax rolls
 - Acquiring tax-delinquent, vacant, and developable properties
 - Addressing blight in established neighborhoods and stabilizing “at risk” communities
 - Using this program to create ownership choices for mixed income groups (not just low income)



Current Procedures

- Due Diligence - lot identification and tax status
- Tax Lawsuit
- Environmental Assessment
- Sheriff Sale
- Property Development Proposals
- Board and Council approval
- Deed Conveyance
- Release of liens



Recent Concerns

- Ex-offender builders buying property
- Builders selling/conveying homes to relatives
- Construction timeframe
- Verification of Income for homebuyers
- Buyers owning other property
- Occupancy Requirements



Ex-offender Builders Buying Property

- Policy: State law and City policy do not prohibit
- Possible Change:
 - Require disclosure and consent for criminal and financial background check
 - Conduct criminal background checks
 - Perform financial & legal background checks (Lexis Nexis)
- Possible Impact:
 - City Council has supported many ex-offender/reentry programs in the past
 - May lead to inconsistent criteria across programs



Builders Selling/Conveying homes to relatives

- Policy: State Law and City Policy do not prohibit sale to relatives
- Possible Change:
 - Require disclosure of whether potential buyers are relatives
 - Prohibit the sale to relatives
 - Limit the number of sales to relatives (i.e. max. 10% or no more than 2)
- Possible Impact:
 - Reputable builders might be prohibited from constructing home for aging parents, a relative with a disability, or who is a veteran, or a starter home for adult children



Construction timeframe

- Policy: State law and City Policy allows a building permit and close on financing within three year period
- Possible Change: Reduce the timeframe to 18-24 months
- Possible Impact: Downturn in the economy could impact sales



Verification of Income for Homebuyers

- Policy: State law and City Policy allow for a mixed income program up to 115% (not just low income)
 - Annually, 30% of homebuyers can be from 81% - 115% AMFI (i.e. \$82,455 for a family of four)
 - Balance at 80% AMFI or below
 - Income is self-reported by the buyers
- Possible Changes:
 - Implement requirements similar to lending institutions (pay stubs and tax returns)
 - Restrict program to affordable at or below 80% AMFI
- Possible Impact:
 - Inconsistent with previous goal of mixed income neighborhoods
 - Increase staff time to review additional documentation



Buyers owning other property

- Policy: State law and City policy do not prohibit prior ownership
- Possible change:
 - Modify program to first-time homebuyers
 - Exclude buyers that have previously owned a home in past years (i.e. 1-5 years)
- Possible Impact:
 - Could impact adjacent owner purchases
 - Could prevent buyers from renting their other property to pay mortgage on new property
 - Could prevent buyers from relocating to Dallas



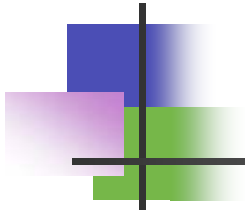
Occupancy Requirements

- Policy: State law and City policy do not have occupancy requirements
- Possible Change:
 - Consider requiring the purchaser to occupy the property for a minimum length of time
 - Restrict the subsequent sale to a household that also qualifies under the income restrictions
- Possible Impact:
 - Add staff time to monitor, transfer, and release deed restrictions
 - May discourage sales and increase rental requests

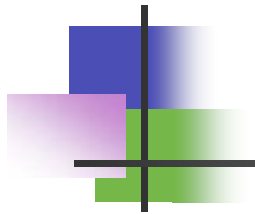


Accomplishments

- Dallas is the only city in Texas that has all the taxing entities in agreement with the Land Bank Program
- At fiscal year end 2016, 1398 properties have been sold to the Land Bank Program from the Sheriff or directly purchased
 - 677 lots sold to developers
 - 18 lots sold to adjacent owners
 - 403 lots reverted to taxing trustee and sold
 - 55 lots are pending sale
 - 245 lots are in inventory
- 414 homes built and sold as of fiscal year 2016
 - 268 buyers at 60% AMFI or lower
 - 102 buyers between 61% and 80% AMFI
 - 44 buyers between 81% and 115% AMFI



DISCUSSION AND DIRECTION FROM COMMITTEE



Appendix A

Area Median Family Income (AMFI)

FY 2016 AMFI

% Income	Family Size				
	1	2	3	4	5
30%	\$15,050	\$17,200	\$19,350	\$21,500	\$23,250
60%	\$30,114	\$34,416	\$38,718	\$43,020	\$46,462
80%	\$40,150	\$45,900	\$51,650	\$57,350	\$61,950
115%	\$57,719	\$65,964	\$74,210	\$82,455	\$89,051
120%	\$60,228	\$68,832	\$77,436	\$86,040	\$92,923

Memorandum



DATE December 30, 2016

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

SUBJECT Emergency Solution Grant

On Tuesday, January 3, 2017, you will be briefed on the Emergency Solution Grant. A copy of the briefing is attached.

Please let me know if you have any questions.

for 
Alan E. Sims
Chief of Neighborhood Plus

c: The Honorable Mayor and Members of the City Council
A. C. Gonzalez, City Manager
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EMERGENCY SOLUTION GRANT

Briefing to the Housing Committee
January 3, 2017



Purpose

- Provide information regarding the Emergency Solutions Grant (ESG)
 - *Allowable uses*
 - *Current uses*
 - *Other considerations*
- Get Housing Committee feedback for FY2017-18 budget recommendations

ESG

- Created in 1987 by Stewart B. McKinney Homeless Assistance Act
- The Department of Housing & Urban Development (HUD) is the administering agency
- Primary focus is to assist homeless individuals and families with **services**
 - *Engage homeless individuals and families living on the street*
 - *Improve the number and quality of emergency shelters for homeless individuals and families*
 - *Help operate emergency shelters*
 - *Provide essential services to shelter residents*
 - *Rapidly re-house homeless individuals and families, and*
 - *Prevent families/individuals from becoming homeless*
- Household income cannot exceed 30% of the Area Median Family Income

Who receives ESG?

- Metropolitan cities
 - *May subgrant ESG funds to private nonprofit organizations*
- Urban counties
- Territories
- States

Note: Each recipient must consult with the local Continuum of Care group operating with the jurisdiction in determining how to allocate ESG funds, evaluate performance and participate in applicable community wide Homeless Management Information System (HMIS)

Eligible Program Components

- Street Outreach
- Emergency Shelter
 - *Essential Services*
 - *Shelter Operations*
 - *Renovations of Shelters*
 - Relocation assistance related to ESG project
- Homeless Prevention
- Rapid Rehousing
- Homeless Management Information System (HMIS)
- Administration

Note: Street Outreach combined with Emergency Shelter cannot exceed 60% of the grant;
Administration cannot exceed 7.5% of the grant

City of Dallas FY15-16 & FY16-17 Budgets for ESG

Program Category	FY15-16	% of Grant	FY 16-17	% of Grant
Street Outreach	NA	0%	\$ 50,428	4.2%
Shelter Operations & Essential Services	\$ 676,451	55.9%	\$ 676,451	55.8%
Rapid Rehousing	\$ 292,452	24.2%	\$ 292,452	24.1%
Homelessness Prevention	\$ 80,000	6.6%	\$ 61,400	5.1%
HMIS	\$ 70,168	5.8%	\$ 39,999	3.3%
Administration	\$ 90,735	7.5%	\$ 90,735	7.5%
Totals	\$1,209,806		\$1,211,465	

ESG Partners & Budgets

Partner Agency & Service	FY 15-16 Budget	FY 16-17 Budget
Austin Street Shelter – Shelter Essential Services & Operations	NA	\$ 22,000
Family Gateway- Shelter Essential Services & Operations	\$49,912	\$ 50,000
Family Place- Shelter Essential Services & Operations	\$72,518	\$ 63,167
Bridge Steps- Shelter Operations	\$378,279	\$378,279
Legal Aid- Essential Services	\$27,737	\$ 15,000
Shared Housing- Rapid Rehousing	\$113,550	\$124,050
Wilkinson Center- Rapid Rehousing	NA	\$ 34,691
City Square- Rapid Rehousing	\$107,776	\$133,711
Metro Dallas Homeless Alliance- HMIS	\$70,168	\$ 39,999
City of Dallas- Street Outreach, Essential Services, Homeless Prevention	\$299,131	\$259,833

Accomplishments for FY 2015-16

Program Category	Number of Persons Served in FY15-16
Shelter- Essential Services	899
Shelter Operations	2,504*
Rapid Rehousing	280
Homelessness Prevention	196

*This number is based on unduplicated overnight stays. We are working toward reporting of day services which could push this number up to at least 9,000 served.

Additional Information

- ESG must be matched dollar for dollar
 - *HUD will allow cash or donated materials/services*
- Funds must be expended within 24 months
- Annual Reports are required
 - *Partners must enter client data in HMIS with performance measured quarterly*
- Units for placement must meet minimum housing standards
 - *Inspections are required*
- Rent paid for clients must be reasonable
 - *Measured against market rates*
- All clients receive some level of case management services
 - *Maximum timeframe for assistance is 24 months*
- Budget allocations must follow homeless priorities as established by the Continuum of Care (CoC) under the Consolidated Plan

Other Resources

Source & Service Types	FY17 Budgets
Continuum of Care Grants from HUD -Rapid Rehousing & Case Management	\$16,629,599
Texas Department of Housing & Community Affairs (TDHCA) ESG -Emergency Shelter, Street Outreach, Rapid Rehousing, Homeless Prevention, HMIS, and Administration	\$1,089,837
Texas Health and Human Services Commission -Formerly under Department of State Health Services (DSHS) -Street Outreach, Case Management, Mental & Behavioral Health, Substance Abuse/Detox Services, Housing	\$1,500,000
TDHCA Homeless & Housing Services Program -Emergency Shelter, Case Management, & Employment Services	\$811,130
Dallas County -Mental & Behavioral Health, Case Management, Substance Abuse, Housing	<u>\$6,500,000</u>
	\$26,530,566

*Resources are also provided through the United Way, the Meadows Mental Health Policy Institute, foundations, and the faith-based community.

Dallas Commission on Homelessness Recommendations

- Increase targeted street outreach, housing placement, and supportive services
- Convert to community-wide coordinated entry and single system HMIS
- Facility development and shelter capacity
- Increase permanent supportive housing
- Prevent homelessness within criminal justice and treatment facilities

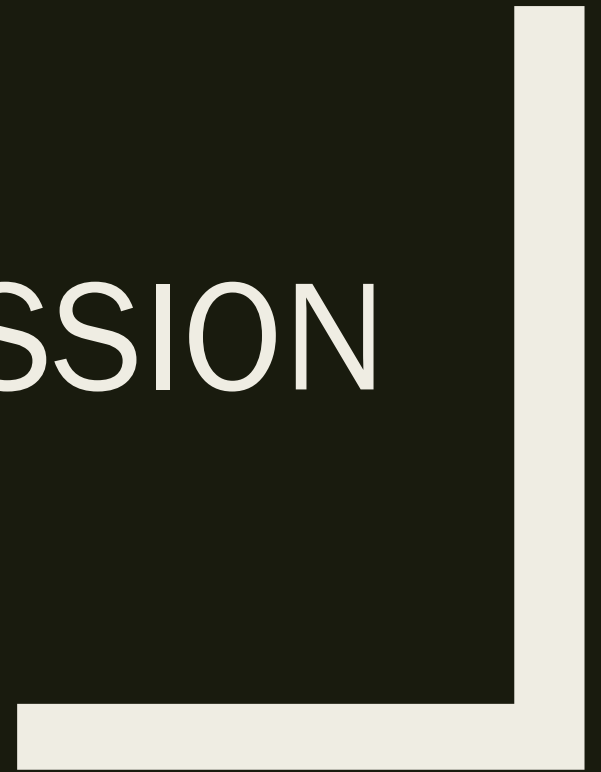
Continuum of Care Priorities

- Allot 60% of the ESG to Street Outreach and Emergency Shelters
 - *Only federal funding source for shelter operations*
 - *Support shelter based case management focused on housing solutions*
 - *Provide housing focused case management to shelter resistant clients*
- Priority for Rapid Rehousing versus Homeless Prevention
 - *More impactful in reducing the number of homeless*
 - *May serve chronic homeless and retain eligibility status for permanent supportive housing programs*
 - *Reduces length of stays in shelter, especially for families*
- Require all agencies to report client services into the common HMIS system
 - *Federal requirement*
 - *Achieve improved coverage of essential services in HMIS for system performance reporting*

Possible Considerations for ESG Budget for FY 2017-18

- Increase Street Outreach
- Reduce Rapid Rehousing
- Increase Homeless Prevention
- Reduce the number of partners to highest performers to enhance impact of dollars available

DISCUSSION



UPCOMING AGENDA ITEM: A

KEY FOCUS AREA: Clean, Healthy Environment
AGENDA DATE: January 11, 2017
COUNCIL DISTRICT(S): All
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: N/A

SUBJECT

Authorize contracts with fully-licensed child care providers pursuant to the Child Care Services Program for the period October 1, 2016 through September 30, 2017 (list attached) and with other fully-licensed child care providers selected by eligible parents during the fiscal year - Not to exceed \$369,356 - Financing: 2016-17 Community Development Block Grant Funds

BACKGROUND

On June 22, 2016, City Council adopted the FY 2016-17 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The grant funds are available beginning October 1, 2016, contingent upon approval of the City's FY 2016-17 Action Plan and execution of grant agreements with HUD. The FY 2016-17 Consolidated Plan Budget includes a line item budget for the Child Care Services Program in the amount of \$488,826.

The Child Care Services Program promotes stability for low/moderate income working parents and high school students who are given limited assistance to become fully self-sufficient within a short period of time. Approximately 175 children will be subsidized for a one-year period.

The Child Care Services Program pays up to \$50 per week per child directly to contracted child care providers for child care services for working parents whose income falls in the low/moderate income range of Community Development Block Grant (CDBG) funding eligibility. Individuals in this income range are frequently labeled as the "working poor" because their income places them just above the level to be eligible for other forms of public assistance such as Child Care Management Assistance (CCMA) and Head Start of Greater Dallas. Currently, there is a waiting list at CCMA and Head Start of Greater Dallas that has a limited number of slots for children ranging from 3 1/2 - 5 years of age. There are very few infants or toddler slots available at Head Start of Greater Dallas and no summer programs.

BACKGROUND (continued)

This resolution will allow the City to enter into contracts with fully-licensed child care service providers listed in the Attachment and also allows the City to enter into a contract with other fully-licensed child care providers that are not listed in the Attachment, and subsequent to the passage of this resolution, as long as the child care provider meets the requirements of the Child Care Services Program. Parents are allowed to select their own provider for child care. If the provider agrees to accept the funds from the City of Dallas and follow all program requirements, they will be added to the list during the year.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized contracts with child care providers for the Child Care Services Program on June 22, 2016, by Resolution No. 16-1066.

Information about this item will be provided to the Housing Committee on January 3, 2017.

FISCAL INFORMATION

\$369,356 - 2016-17 Community Development Block Grant Funds

January 11, 2017

WHEREAS, the Housing/Community Services Department is administering the Child Care Services Program which initially began in October 1985; and

WHEREAS, the FY 2016-17 Community Development Block Grant (CDBG) budget was approved by the City Council on June 22, 2016, by Resolution No. 16-1066, and included funding for the City Child Care Services Program; and

WHEREAS, the City will make monthly partial payments to the current and new child care providers (the current list of child care providers is attached); and

WHEREAS, the Child Care Services Program pays a portion of child care expenses for working parents whose income falls in the low/moderate range of CDBG eligibility; and

WHEREAS, it is necessary for the City Council to approve contracts with the providers to facilitate payment;

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 approve contracts with fully-licensed child care providers pursuant to the Child Care Services Program for the period October 1, 2016 through September 30, 2017 (list attached) and with other fully-licensed child care providers selected by eligible parents during the fiscal year, and execute any and all documents required by the contract.

Section 2. That the Chief Financial Officer is hereby authorized to make payments to fully-licensed child care providers listed in the Attachment and with other fully-licensed child care providers who meet the requirements of the Child Care Services Program from Fund CD16, Dept. HOU, Unit 513A, Object Code 3099, in an amount not to exceed \$369,356.

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.

Child Care Services Provider Master List 2016- 17

Provider Name / Vendor Number	Contact	Address	Phone #
DBA Armadillos to Zebras Child Care (Knoll Kids, Inc.) VS0000027219	Cindy Knoll	14045 Waterfall Way 75240	972-231-6998
Betty Lin Early Childhood VS0000021867	Sherlene Anderson	1123 E. Ledbetter 75216	214-371-2333 F) 214375-2324
Dallas Can! Early Childhood Development Center VS0000026151	Carol Wentworth	4621 Ross Avenue 75204	214-584-2361 F)214-827-9503
Good Street Learning Center 169527	Gwendolyn Sneed	3126 Elsie Faye Heggins 75215	214-421-7504 F)214-421-2742
Heavenly Christian Academy VS0000013797	Tia Ward	11421 Shiloh Road 75228	972-681-7545
Heavenly Child Care 346147	Kathrene Ward	9625 Plano Rd. #1700 75238	214-343-0216
Jefferson Place Learning Center 343752	Charles Jefferson	3430 S. Marsalis Avenue 75216	214-375-1155 F) 972-230-1153
Kaleidoscope Child Dev. Center 513152	Diana Docherty	19310 Midway Road 75287	972-248-1543 F)972-248-0563
Kirby's Kreative Learning Center 337889	Tina Green	330 S. R.L. Thornton 75203	214-943-7309 F)214-943-4817
Kiddle Korner Private School 248963	Linda Peters	328 W. 12 th Street 75208	214-946-3151 F)214-946-2081
Lots of Luv Child Care VS0000053020	Nakeya Chism	9850 Walnut Hill Lane 75238	214-484-4200 F) 214-484-4250
Metropolitan Christian Academy 518139	Joey Allen	3430 South Polk Street 75224	214-375-2227
Spring Creek Private School 200426	Marcia Wentz	14855 Spring Creek Road 75248	972-239-0096 F)972-239-5949
Union Christian Academy VS000016546	Sylvia Martin	3312 S. Polk Street 75224	214-372-9822 F)214-372-9539

UPCOMING AGENDA ITEM: B

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: January 11, 2017
COUNCIL DISTRICT(S): 4
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 65C

SUBJECT

Authorize a public hearing to be held on February 8, 2017 to receive comments on the proposed sale of one unimproved property (list attached) acquired by the taxing authorities from the Sheriff to City Wide Community Development Corporation, 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.

Properties eligible for the HB110 process of the City's Land Transfer Program must be sold by quitclaim deeds 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 properties 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)

City Wide Community Development Corporation (City Wide CDC), submitted a proposal to construct one (1) single-family home containing approximately 1,450 to 1,700 square feet on the one (1) unimproved HB110 process-eligible, Land Transfer Program property, identified on Exhibit A, attached to the resolution, for purchase by low to moderate income homebuyer at a proposed sales price of approximately \$130,000 to \$150,000 with construction to begin in April of 2017.

This item calls for a public hearing on February 8, 2017, 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 one unimproved property to City Wide CDC. At the close of the public hearing, the City Council will be asked to authorize the sale of the properties to City Wide CDC 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)

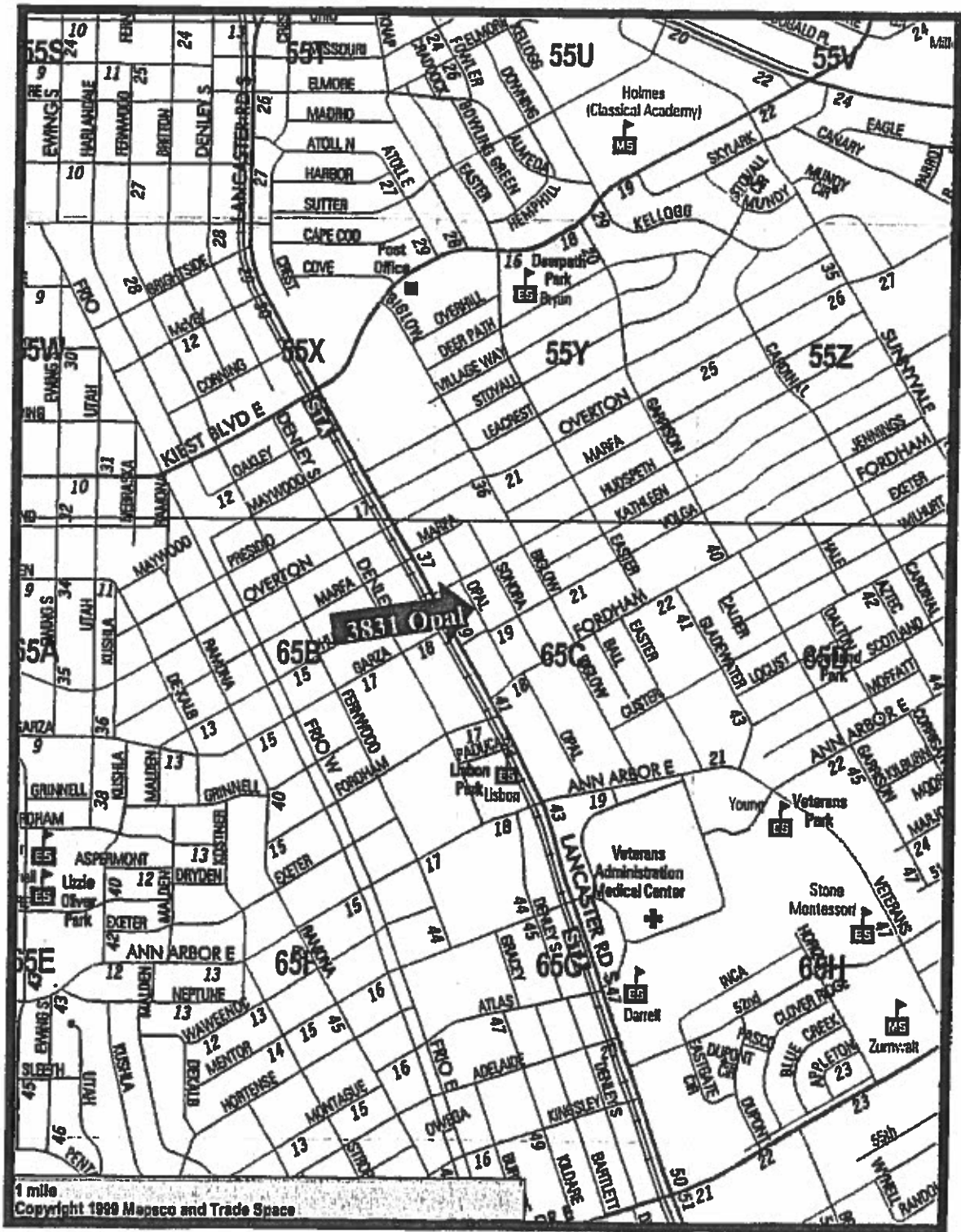
Information about this item will be provided to the Housing Committee on January 3, 2017.

FISCAL INFORMATION

No cost consideration to the City

MAP

Attached



1 mile
 Copyright 1999 Mapco and Trade Space

MAPSCO 65C

January 11, 2017

WHEREAS, 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 deeds 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, City Wide Community Development Corporation, (City Wide CDC) submitted a proposal to construct one (1) single-family home containing approximately 1,450 to 1,700 square feet on the one (1) unimproved HB110 process-eligible, Land Transfer Program property, identified on Exhibit A, attached hereto, for purchase by low to moderate income homebuyer at a proposed sales price from approximately \$130,000 to \$150,000 with construction to begin in April of 2017; 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;

January 11, 2017

NOW, THEREFORE,

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

Section 1. That the public hearing shall be held at 1:00 p.m. on February 8, 2017 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 one (1) unimproved property, identified on Exhibit A, acquired by the taxing authorities from the Sheriff to City Wide CDC, 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"

LAND TRANSFER PROPERTIES				
PARCEL NUMBER	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SALE AMOUNT
1	3831 Opal Lot 9, Hillview Addition Block 4/4334	City Wide Community Development Corporation	1	\$1,000.00
TOTAL				\$1,000.00

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: January 11, 2017
COUNCIL DISTRICT(S): 7
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 46R 46Q

SUBJECT

Authorize a public hearing to be held on February 8, 2017 to receive comments on the proposed sale of four unimproved properties (list attached) acquired by the taxing authorities from the Sheriff to South Dallas Fair Park Inncity Community Development Corporation, 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.

Properties eligible for the HB110 process of the City's Land Transfer Program must be sold by quitclaim deeds 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 properties 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)

South Dallas Fair Park Innercity Community Development Corporation (ICDC), submitted a proposal to construct four (4) single-family homes containing approximately 1,300 to 1,400 square feet on the four (4) unimproved HB110 process-eligible, Land Transfer Program properties, identified on Exhibit A, attached to the resolution, for purchase by low to moderate income homebuyers at a proposed sales price of approximately \$95,000 to \$105,000 with construction to begin in March of 2017.

This item calls for a public hearing on February 8, 2017, 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 four unimproved properties to ICDC. At the close of the public hearing, the City Council will be asked to authorize the sale of the properties to ICDC by quitclaim deeds 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 January 3, 2017.

FISCAL INFORMATION

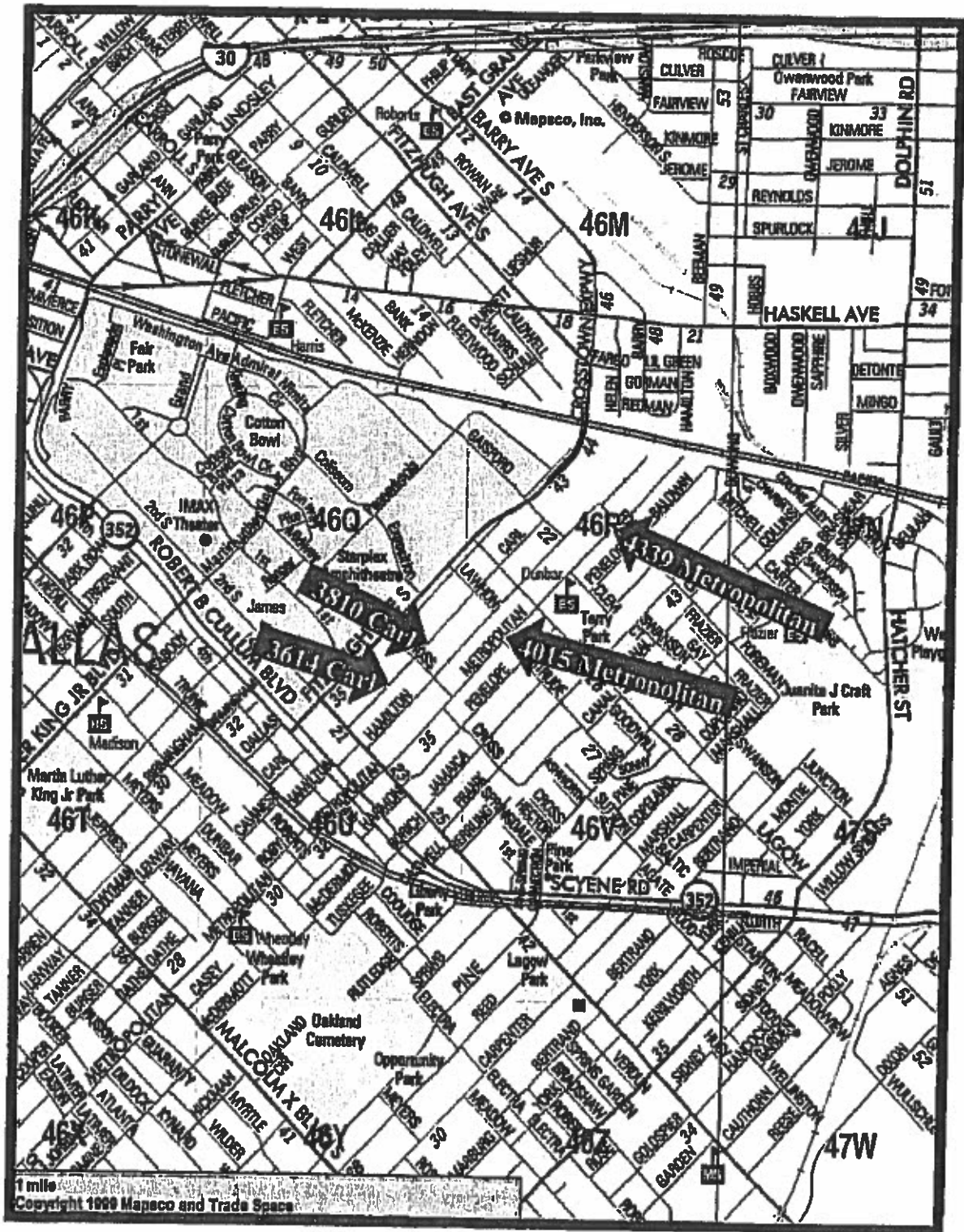
No cost consideration to the City

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>
1.	4015 Metropolitan	South Dallas Fair Park Inncity Community Development Corporation	46R	\$5,000	\$1,000.00	V	PD-595
2.	4339 Metropolitan	South Dallas Fair Park Inncity Community Development Corporation	46R	\$10,160	\$1,000.00	V	PD-595
3.	3614 Carl	South Dallas Fair Park Inncity Community Development Corporation	46Q	\$5,000	\$1,000.00	V	PD-595
4.	3810 Carl	South Dallas Fair Park Inncity Community Development Corporation	46Q	\$5,000	\$1,000.00	V	PD-595



MAPSCO 46Q & 46R

January 11, 2017

WHEREAS, 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 deeds 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 deeds 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, South Dallas Fair Park Inncity Community Development Corporation (ICDC), submitted a proposal to construct four (4) single-family homes containing approximately 1,300 to 1,400 square feet on the four (4) unimproved HB110 process-eligible, Land Transfer Program properties, identified on Exhibit A, attached hereto, for purchase by low to moderate income homebuyer at a proposed sales price from approximately \$95,000 to \$105,000 with construction to begin in March of 2017; 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:

January 11, 2017

Section 1. That the public hearing shall be held at 1:00 p.m. on February 8, 2017 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 deeds of four (4) unimproved properties, identified on Exhibit A, acquired by the taxing authorities from the Sheriff to ICDC, 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"

LAND TRANSFER PROPERTIES				
PARCEL NUMBER	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SALE AMOUNT
1	4015 Metropolitan Lot 35, Camps Second Avenue Addition Block F/1817	South Dallas Fair Park Innerscity Community Development Corporation	1	\$1,000.00
2	4339 Metropolitan Lot 27, Camps Alex Addition Block G/1822	South Dallas Fair Park Innerscity Community Development Corporation	1	\$1,000.00
3	3614 Carl Lot 11 Block 2/1557	South Dallas Fair Park Innerscity Community Development Corporation	1	\$1,000.00
4	3810 Carl Lot 3, 50 x 125 Carl 100FR Cross Block 0/1813	South Dallas Fair Park Innerscity Community Development Corporation	1	\$1,000.00
TOTAL				\$4,000.00