

RECEIVED

HOUSING COMMITTEE
DALLAS CITY COUNCIL COMMITTEE AGENDA

2016 JUL 28 PM 3:33

CITY SECRETARY
DALLAS, TEXAS

MONDAY, August 1, 2016
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. Multifamily Rehabilitation Projects
All Districts
Bernadette Mitchell
Director
Housing/Community Services
3. Closed session to receive legal
Advice from City Attorney on
the multifamily rehabilitation
projects described in item #2
(\$ 551.071, T.O.M.A.)
Art Hudman, Executive
Assistant City Attorney
Robin Bentley, Senior
Assistant City Attorney
4. Inclusionary Zoning
All Districts
David Cossum
Director
Sustainable Development & Construction
5. **UPCOMING AGENDA ITEMS**

Housing
August 3, 2016

- A. A public hearing to receive comments regarding an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2016 4% Low Income Housing Tax Credits for Peoples El Shaddai Village and St. James Manor Apartments, a 200-unit multifamily rehabilitation project, located at 2836 East Overton Road and 3119 Easter Avenue, in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4); and at the close of the public hearing, authorize a resolution for no objection to the project for Texas Department of Housing and Community Affairs (TDHCA) 4% Low Income Housing Tax Credit (LIHTC) application and allocation for Peoples El Shaddai Village and St. James Manor Apartments, located at 2836 East Overton Road and 3119 Easter

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

Avenue for the rehabilitation of the proposed 200 units of multifamily residential housing for low income families – *District 4*

- B. A public hearing to receive comments regarding an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2016 4% Low Income Housing Tax Credits for Silver Gardens Apartments, a 202-unit multifamily rehabilitation project located at 2620 Ruidosa Avenue, in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4); and at the close of the public hearing, authorize a resolution for no objection to the project for the Texas Department of Housing and Community Affairs (TDHCA) 4% Low Income Housing Tax Credit (LIHTC) application and allocation for Silver Gardens Apartments, located at 2620 Ruidosa Avenue for the rehabilitation of the proposed 202-unit multifamily residential project for low income seniors – *District 9*
- C. A public hearing to receive comments regarding an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2016 4% Low Income Housing tax Credits for Skyline Place Apartments, a 318-unit multifamily rehabilitation project located at 4700 Wimbelton Way, in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4); and at the close of the public hearing, authorize a resolution for no objection to the Texas Department of Housing and Community Affairs (TDHCA) 4% Low Income Housing Tax Credit (LIHTC) application and allocation for Skyline Place Apartments, located at 4700 Wimbelton Way for the rehabilitation of the proposed 318-unit multifamily residential housing development for low income families - Financing: No cost consideration to the City – *District 7*

Housing
August 10, 2016

- D. Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by DFW Projects, LLC for the construction of affordable houses; and (2) the exchange of deed restrictions from 2 lots previously purchased from the Dallas Housing Acquisition and Development Corporation to 2 comparable lots owned by the developer (list attached) – *District 6*
- E. Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by JDS-Q Services, LLC for the construction of affordable houses; (2) the sale of 2 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to JDS-Q Services, 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 – *Districts 4,5*
- F. Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by King Home Builders, LLC for the construction of an affordable house; (2) the sale of 1 vacant lot (list attached) from Dallas Housing Acquisition and Development Corporation to King Home Builders, LLC; 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*
- G. Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Marcer Construction Company, LLC for the construction of affordable houses; (2) the sale of 10 vacant lots (list attached) from Dallas Housing Acquisition

and Development Corporation to Marcer Construction Company, LLC; 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 4, 5*


- H. Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Meredith Investment Properties for the construction of an affordable 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 2*
- I. Authorize an amendment to Resolution No. 16-0275, previously approved on February 10, 2016, for the development plan submitted to the Dallas Housing Acquisition and Development Corporation by KH Solutions, Inc. to change the proposed square footage and price range for the construction of an affordable house on 1 lot acquired from the Dallas Housing Acquisition and Development Corporation (list attached) – *District 6*
- J. Authorize a public hearing to be held on September 14, 2016 to receive comments on the proposed sale of eight 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 – *District 6*
- K. Authorize (1) a public hearing to be held October 11, 2016 to receive comments on the proposed City of Dallas FY 2016-17 Urban Land Bank Demonstration Program Plan; and (2) at the close of the public hearing, consideration of approval of the City of Dallas FY 2016-17 Urban Land Bank Demonstration Program Plan – *Districts 1,2, 3, 4, 5, 6, 7, 8*
- L. Authorize an amendment to Resolution No. 15-0989, previously approved on May 27, 2015, to extend the loan agreement with Builders of Hope CDC in the amount of \$225,000 from May 27, 2016 to May 31, 2017 for the Creekside project – *District 8*
- M. Authorize an amendment to Resolution No. 15-1080, previously approved on June 10, 2015, for a housing development loan in an amount not to exceed \$320,000 with South Dallas Fair Park/Innecity Community Development Corporation (ICDC), a certified Community Housing Development Organization, for construction of five scattered sites homes located in the Fair Park area to extend the loan agreement from August 20, 2016 to March 30, 2017 – *District 7*
- N. Authorize a conditional grant agreement with Greenleaf Ventures, LLC for land development for 36 single family homes for the Buckner Terrace II Project to be located at ~~3834~~ 4400 North Prairie Creek Road – *District 7*
- O. 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, 2016 through September 30, 2017 – *Districts All*

- P. Authorize a second amendment to the contract with the Department of State Health Services to accept additional grant funds for the Special Supplemental Nutrition Program for the Women, Infants and Children Program for the period October 1, 2015 through September 30, 2016 – *Districts All*

**Fair Housing
August 10, 2016**

- Q. Authorize (1) the acceptance of a grant from the U.S. Department of Housing and Urban Development for the Fair Housing Assistance Program to expand education and outreach during the period May 20, 2016 through September 30, 2017; and (2) the execution of the cooperative grant agreement and any other documents related to the grant – *Districts All*

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.

"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 June 20, 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: June 20, 2016

Meeting Start time: 11:04 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><u>Other Council Members Present:</u> Philip Kington B. Adam McGough</p>	<p>Staff Present: Alan Sims, Chief of Neighborhood Plus Bernadette Mitchell, Director/H/CS David Cossum, Director/DEV Ashley Eubanks, Assistant Director/DEV</p> <p><u>Other Presenters:</u></p>
--	--

AGENDA:

Housing Committee Meeting Called to Order by CM Scott Griggs

1. **Approval of June 6, 2016 Minutes of the Housing Committee**
Presenter(s): CM Scott Griggs

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

Motion made by: CM Mark Clayton	Motion seconded by: CM Carolyn King Arnold
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):

2. **Abandonment Procedures and Fees-All Districts**
Presenter(s): Alan Sims, Chief of Neighborhood Plus/Bernadette Mitchell, Director of Housing/Community Services/David Cossum, Director of Sustainable Development & Construction/Ashley Eubanks, Assistant Director of Sustainable Development & Construction

Information Only: X

Action Taken/Committee Recommendation(s):

Motion made by:	Motion seconded by:
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):

3. **Housing Policies-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 to use standard recommendation for housing placement policy that was discussed and agreed upon.

Motion made by: CM Tiffinni Young	Motion seconded by: CM Mark Clayton
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):

4. **Briefing Memo: 2012 General Obligation Bond Projects-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**

June 22, 2016

- A. Authorize an amendment to Resolution No. 15-1079, previously approved on June, 10, 2015, to extend the loan agreement with Southfair Community Development Corporation, a certified Community Housing Development Organization, for a housing development loan in the amount of \$112,000 from June 30, 2016 to June 30, 2017 for construction of two housing units located at 2800 Park Row Avenue – *District – 7*
- B. Authorize an amendment to Resolution No. 15-1150, previously approved on June 17, 2015, for the conditional grant agreement with Jubilee Park & Community Center Corporation to (1) increase the project budget by \$25,000, from \$500,000 to \$525,000; and (2) extend the completion date from June 30, 2016 to June 30, 2017 for the acquisition, demolition, relocation, predevelopment and construction of the Jubilee Neighborhood Project – *District 7*

June 22, 2016 Addendum Items

- C. Authorize an amendment to Resolution No. 15-0822, previously approved on April 22, 2015, for a conditional grant agreement in the amount of \$450,000 with NP Community Development Corporation dba Heroes House to extend the loan agreement from June 30, 2016 to October 31, 2016 – *District 3*

Memorandum



CITY OF DALLAS

DATE July 29, 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 Multifamily Rehabilitation Projects

On Monday, August 1, 2016, you will be briefed on Multifamily Rehabilitation Projects. A copy of the briefing is attached.

Please let me know if you have any questions.

A handwritten signature in cursive script, appearing to read "Alan E. Sims".

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
Christopher D. Bowers, Interim 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

Multifamily Rehabilitation Projects

A Briefing to the Housing Committee

Housing/Community Services Department

August 1, 2016



Purpose

- ❑ Present responses to the Request for Applications (RFA) for multifamily rehabilitation projects seeking tax credits from the State of Texas
- ❑ Review each application

Application Process

- June 20, 2016, Housing Committee directed staff to issue a Request for Applications (RFA) for multifamily rehabilitation projects seeking tax credits from the State of Texas
- June 22, 2016, RFA was issued
 - Provided to all known developers
 - Posted on City of Dallas website
- July 15, 2016, Applications were due
- July 21, 2016, Review Committee met with each applicant and evaluated each application

Review Committee

The review committee consisted of representatives from the following entities:

- ▶ Housing/Community Services
- ▶ Economic Development
- ▶ Sustainable Development & Construction
- ▶ BOK Financial
- ▶ Inwood Bank

RFA Responses

Council District	Project Name/ Developer	Address	# of Units	Unit Types	Census Tract	Poverty Rate	Elementary School Rating
1	Hillcrest House/ AIDS Services of Dallas and Salem Clark	400 S. Zang Boulevard	64	Families	20	31.2	Met Standard
4	People El Shaddai Village and St. James Manor Apartments/ Steele St. James People, LLC	2836 E. Overton Road 3119 Easter Avenue	200	Families	88.02	45.5	Met Standard Improvement Required
7	Skyline Place Apartments/ Dalcor Skyline, Ltd.	4700 Wimbledon Way	318	Families	122.07	28.2	Met Standard
9	Silver Gardens Apartments/ Dallas Leased Housing Associates, LLP	2620 Ruidosa Avenue	202	Elderly	127.01	26.2	Met Standard

Hillcrest House

400 S. Zang Boulevard

Description

- Rehabilitation of 64 multifamily units and new construction of 136 units for clients with HIV/AIDS
- Built in 1922 (94 years old)
- 64 Single Room Occupancy; 50 one-bedroom; 65 two-bedroom; 21 three-bedroom
- Four story building with ground level parking
- Rehabilitation to include adding kitchenettes and minor upgrades to existing units; new construction of 136 units

Applicant – AIDS Services of Dallas

- Developer/Partners – Salem Clark & Kelly Garrett

Review Notes

- Developer requested new construction with the rehabilitation; not feasible with rehabilitation alone
- Start construction May 2017
- Application is non-responsive as the City's request was only for rehabilitation projects

Hillcrest House

Sources and Uses

SOURCES

TDHCA Bonds	\$ 18,865,197
Housing Tax Credits	\$ 10,135,850
Deferred Developer Fee	<u>\$ 1,102,863</u>
Total Sources	\$ 30,103,910

USES

Acquisition	\$ 2,280,000
Construction Costs	\$ 20,082,096
Indirect Construction Costs	\$ 1,100,000
Financing Costs	\$ 2,150,000
Developer fee	\$ 3,691,814
Reserves	<u>\$ 800,000</u>
Total Uses	\$ 30,103,910

People El Shaddai Village at 2836 E.Overton Road and St. James Manor Apartments at 3119 Easter Avenue

Description

- Rehabilitation of 200 multifamily units on two separate sites for families
- Built in 1970 (49 years) and 1969 (47 years)
- 40 one-bedroom; 60 two-bedroom; 60 three-bedroom; 40 four-bedroom
- Two story building with ground level parking
- Rehabilitation to include upgrades to utilities, plumbing, electrical, HVAC, interior and exterior improvements

Applicant – Steele Saint James Peoples, LLC

- Developer/Partners – Steele Properties II, LLC, Paul Moore

Review Notes

- Both properties contain 100% project-based vouchers
- Developer will submit application to TDHCA in September 2016
- Rehabilitation costs per unit are \$39,650

People El Shaddai Village and St. James Manor Apartments

Sources and Uses

SOURCES

TDHCA Bonds	\$ 15,600,000
Housing Tax Credits	\$ 10,023,000
Deferred Developer Fee	\$ 1,631,730
Net Operating Income	<u>\$ 1,037,838</u>
Total Sources	\$ 28,292,568

USES

Acquisition	\$ 13,635,000
Construction Costs	\$ 7,930,004
Indirect Construction Costs	\$ 4,775,643
Financing Costs	<u>\$ 1,951,921</u>
Total Uses	\$ 28,292,568

Skyline Place Apartments

4700 Wimbledon Way

Description

- Rehabilitation of 318 multifamily units for families
- Built in 1987 (29 years)
- 222 one-bedroom; 96 two-bedroom
- Three story building with ground level parking
- Substantial rehabilitation to include upgrades to utilities, plumbing, electrical, HVAC, interior and exterior improvements

Applicant – Dalcors Skyline, Ltd.

- Developer/Partners – Dalcors Affordable Housing I, LLC, Dale Dodson

Review Notes

- Market rate units will be converted to low income units
- Estimated that 10% of current tenants will be displaced
- Developer submitted application to TDHCA
- Rehabilitation costs per unit are \$31,297

Skyline Apartments

Sources and Uses

SOURCES

TDHCA Bonds	\$ 18,750,000
Housing Tax Credits	\$ 8,821,513
Deferred Developer Fee	\$ 3,498,592
Net Operating Income	\$ 1,470,840
GP Equity	\$ <u>100</u>
Total Sources	\$ 32,541,045

USES

Acquisition	\$ 16,080,561
Construction Costs	\$ 9,952,447
Indirect Construction Costs	\$ 693,714
Developer Fee	\$ 3,906,905
Financing Costs	\$ <u>1,907,418</u>
Total Uses	\$ 32,541,045

Silver Gardens Apartments

2620 Ruidosa Avenue

Description

- Rehabilitation of 202 multifamily units for seniors
- Built in 1984 (32 years)
- 20 Efficiency; 180 one-bedroom; 2 two-bedroom
- Three story building with ground level parking
- Minor rehabilitation to include upgrades to kitchens, baths, and exterior improvements

Applicant – Dallas Leased Housing Associates IV, LLP

- Developer/Partners – Dallas Leased Housing Associates IV, LLP, Owen Betz

Review Notes

- Property contains 100% project based vouchers
- Bond funds will be sought from Dallas Housing Finance Corporation
- Rehabilitation costs per unit are \$31,404

Silver Gardens Apartments

Sources and Uses

SOURCES

Housing Finance Corporation Bonds	\$ 14,890,000
Housing Tax Credits	\$ 6,404,361
Existing Reserves	\$ 2,523,228
Equity	\$ <u>49,708</u>
Total Sources	\$ 23,867,297

USES

Acquisition	\$ 11,212,588
Construction Costs	\$ 6,343,577
Reserves	\$ 2,250,992
Soft Costs	\$ 740,500
Financing Costs	\$ 611,365
Closing Fees	\$ 319,715
Developer fee	\$ <u>2,388,560</u>
Total Uses	\$ 23,867,297

Texas Department of Housing & Community Affairs (TDHCA) Requirements

- Each project 20 years old or older must minimally rehabilitate each unit with at least \$25,000 in building costs
- Projects will be deed restricted for a minimum of 30 years of affordability to serve households at 60% or below
- Owner/Developer is required to provide common amenities and tenant supportive services throughout the affordability period

Next Steps

- On August 3, 2016 - three projects will be presented to the full City Council for consideration of “no objection”
 - People El Shaddai and St. James Manor
 - Skyline Place
 - Silver Gardens
- August 4, 2016 – Stamped resolutions will be provided to developers and the Texas Department of Housing & Community Affairs
- August/September, 2016 – Developers would submit applications to the State
- 2017 – Rehabilitation begins

HOUSING COMMITTEE

Closed session to receive legal Advice from City Attorney on the multifamily rehabilitation projects described in item #2

- Art Hudman, Executive Assistant City Attorney

Memorandum



DATE July 29, 2016

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

SUBJECT **Inclusionary Zoning**

On August 1, 2016 you will have a second briefing on inclusionary zoning. This is a follow up to an inclusionary zoning briefing presented on May 16, 2016. The purpose of this briefing is to receive direction from the committee as to whether inclusionary zoning should be included as part of the housing policy and whether staff should initiate the code amendment process to develop an inclusionary zoning proposal. A copy of the briefing material is attached for your review.



Ryan S. Evans
First Assistant City Manager

C: The Honorable Mayor and Members of the City Council
A.C. Gonzalez, City Manager
Christopher D. Bowers, Interim City Attorney
Craig D. Kinton, City Auditor
Rosa A. Rios, City Secretary
Daniel F. Solis, Administrative Judge
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 & Council

Inclusionary Zoning

Housing Committee

August 1, 2016



Purpose

- Receive direction from the committee on whether to include inclusionary zoning as an element of the Housing Policy
- Receive direction from the committee to initiate the code amendment process to develop inclusionary housing zoning amendments for consideration

Background

- This item was previously briefed to the Housing Committee on May 16, 2016.
- Many of the examples included in that briefing are included here for discussion purposes

Definition

- “Inclusionary zoning” refers to a type of zoning that requires (and/or incentivizes) a certain portion or percentage of housing built or preserved in an area to be affordable to very low-, low-, moderate- or middle-income households.
- Qualifying income levels are generally defined by the city and can be anything from 30% of area median income (AMI) in some cities to 150% of AMI in wealthy areas.

Restrictions - Texas

- In Texas, cities cannot mandate inclusionary zoning, but *can* create incentives, contract commitments, density bonuses, or other voluntary programs to increase the supply of moderate or lower-cost housing units.

Example – Austin*

- Vertical Mixed Use (2007) – density bonus and parking standards exemptions in exchange for 10% of rental units (5% owner) designated as affordable
- University Neighborhood Overlay (2004) – alternative dimensional standards for developers who set aside 10% of units at 60% of AMFI and 10% of units at 50% of AMFI
- Downtown Density Bonus (2013) - 10 bonus square feet for each 1 square foot set-aside at 80% of AMFI for rental (120% AMI for owner-occupied)

*Examples shown only. Austin has multiple incentive programs, including SMART housing, TOD, micro unit density bonus, and area-specific incentives.

Example – San Antonio

- Section 35-372 of San Antonio’s code applies when a site is “the subject of an application for a rezoning, master development plan, or subdivision plat.”
- The bonus is available according to the chart: 10% set aside for 50 years at 80% of AMI earns the developer a 20% bonus, for example:

Category	Set Aside	Density Bonus	Time Period
Low income (80% AMI)	10%	20%	50 years
Very low income (50% AMI)	5%	10%	

Example – Philadelphia

- Chapter 14-702 of Philadelphia's code allows for a variety of floor area and height bonuses in specific base zoning districts in exchange for mixed income housing, as well as public art, public space, transit improvements, underground parking, green buildings, etc.
- Projects may use more than one bonus option.
- Developers may also make a payment in lieu of providing units.

Category	Set-Aside	Density Bonus	Time Period
80% AMI (rental) or 100% (owner-occupied)	10%	150-300% FAR 48' height	15 years

Note: Bonus varies by zone. Height bonus available only in certain overlay districts.

Example – Portland

- Portland's code allows for a variety of bonuses in specific base zoning districts in exchange for specific amenities, additional design review, protections of landmarks, provision of housing in specific areas, etc.
- Projects may use more than one bonus option and may make a payment in lieu to the Affordable Housing Replacement Fund.
- The Central City Plan provides for middle-income housing bonus options: **30%** of the units must be affordable to households **at or below 150%** of AMI for **60** years. For each square foot of affordable floor area, the development earns 3 square feet of bonus floor area.
- The Northwest District Plan allows additional FAR of 1 to 1 if 50% of the building area is residential **and one** of these levels is met for 60 years:

Category	Set aside
30% AMI	10 %
60% AMI	20 %
80% AMI	40 %

- Portland also offers other options to increase affordability: reduced parking, accessory dwelling units, manufactured homes, etc.

Benefits of Inclusionary Zoning

- Creates mixed income housing, which affirmatively furthers fair housing
- Provides an additional tool to create affordable housing in areas of opportunity, potentially without additional financial subsidies needed
- With appropriate zoning controls, can encourage dense, urban, pedestrian-oriented and multi-modal development in targeted areas

Current Code - Dallas

- In response to the Walker Consent Decree entered in 1990, Dallas adopted 51A-4.900, which provides for increased density in exchange for affordable housing units.
 - The number of required units varies with the density requested.
 - Units are required to be deed-restricted in perpetuity.
 - Rigorous requirements for minimum unit size, unit mix, family income, family makeup, property location, etc.
- No developers have used this zoning provision.

Neighborhood Plus- Dallas

- Neighborhood Plus adopted goal:
 - 6.2.3 Develop, adopt and implement a new policy and guidelines through a variety of incentives which may include projects requesting increased development rights through zoning changes, to receive density bonuses in proportion to the number of affordable residential units provided; waiver of fees; parking reductions; tax abatements; zoning incentives; and other solutions utilized nationally.

Keys to Success

- Additional density should
 - Be targeted to areas of high opportunity near transit, jobs, and services;
 - Be disbursed throughout the city;
 - Encourage mixed income neighborhoods; and
 - be consistent with *forwardDallas!*
- Must be financially viable for the developer: Benefits of density bonuses and/or up-zoning should off-set the costs of providing the affordable units
- Should continue to encourage new residential development at all price points, benefitting all current and new citizens of Dallas
 - Basic economic principle: increased supply lowers unit price

Possible Zoning Amendments and Policies

- Policy - For any Planned Development request in a High Opportunity Area for a residential density of greater than 36 units per acre, require 10 percent affordable units
- Amendment – Establish development bonuses for providing affordable units in standard multifamily and mixed use districts (height, setback, parking, floor area ratio [mixed use districts])
- Amendment - revise Standard Affordable Housing (SAH) provisions to provide additional incentives

Other Zoning Related Housing Initiatives

- Accessory Dwelling Units
- Tiny House accommodation provisions
- Shared Access Development Amendments

Direction From the Committee

- Include Inclusionary Zoning as a strategy in the Housing Plan
- Instruct staff to initiate code amendment process to develop proposal for inclusionary zoning amendment

Next Steps

- Initiate code amendment process
- Enter public process of input at the Zoning Ordinance Committee and develop final proposal
- Present Recommendation of the Zoning Ordinance Committee to the City Plan Commission
- Brief the Housing Committee on the recommendation of the City Plan Commission
- Present proposed amendments to City Council for consideration

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 3, 2016
COUNCIL DISTRICT(S): 4
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 55Y 56S

SUBJECT

A public hearing to receive comments regarding an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2016 4% Low Income Housing Tax Credits for Peoples El Shaddai Village and St. James Manor Apartments, a 200-unit multifamily rehabilitation project, located at 2836 East Overton Road and 3119 Easter Avenue, in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4); and at the close of the public hearing, authorize a resolution for no objection to the project for Texas Department of Housing and Community Affairs (TDHCA) 4% Low Income Housing Tax Credit (LIHTC) application and allocation for Peoples El Shaddai Village and St. James Manor Apartments, located at 2836 East Overton Road and 3119 Easter Avenue for the rehabilitation of the proposed 200 units of multifamily residential housing for low income families - Financing: No cost consideration to the City

BACKGROUND

On June 22, 2016, the City of Dallas (the "City") issued a Request for Application (RFA) for Multifamily projects utilizing the Texas Department of Housing & Community Affairs (TDHCA) Low Income Housing Tax Credit (LIHTC) Program to all known developers and posted it to the City's website. On July 15, 2016, the proposals were due back to the City. In July 2016, the applications were reviewed by the Loan Review Committee.

On July 15, 2016, Chad Asarch, Authorized Representative for Steele Properties, LLC, submitted an application to the City of Dallas on behalf of Steele Texas LIHTC, LLC (the "Applicant"), for no objection of their application to TDHCA for the 2016 Low Income Housing Tax Credit Program. The project includes 200 multifamily units for low income families, 40 one-bedroom, 60 two-bedroom, 60 three-bedroom, and 40 four-bedroom units.

BACKGROUND (continued)

The Applicant has proposed renting 20 units or 10% of the units to tenants with household incomes capped at 30% or below the area median family income (AMFI) with rents affordable to tenants whose household incomes are 30% or below the AMFI and 180 units or 90% of the units to tenants with household incomes capped at 60% or below the area median family income (AMFI) with rents affordable to tenants whose household incomes are 60% or below the AMFI.

As a new requirement for applicants applying for Housing Tax Credits after September 1, 2013, the Governing Body must adhere to the new notification and hearing requirements of the Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4). More specifically, those notices are as follows: notice has been provided to the Governing Body in accordance with Texas Government Code §2306.67071 (a) the Governing Body has had sufficient opportunity to obtain a response from the Applicant regarding any questions or concerns about the proposed Development; the Governing Body has held a hearing at which public comment may be made on the proposed Development in accordance with Texas Government Code, §2306.67071; and (b) after due consideration of the information provided by the Applicant and public comment, the Governing Body does not object to the proposed Application.

This project is not located within one mile of another LIHTC multifamily project that serves the same type of household as the proposed Development. The project is not located in a census tract that has more than 20 percent housing tax credit units per total households as established by the 5-year American Community Survey.

The Applicant has submitted an application to request tax exempt bond financing to the Texas Department of Housing and Community Affairs (TDHCA). The Applicant did not request any gap funding from the City of Dallas.

PRIOR ACTION/REVIEW (Council, Boards, Commissions)

On February 10, 2010, the City Council approved a modification to the policy for the acceptance of applications seeking City of Dallas support for low income housing tax credit financing, when the State of Texas does not require direct City of Dallas approval by Resolution No. 10-0498.

On June 18, 2016, the Housing Committee was briefed on the Low Income Housing Tax Credit Program for 4% rehabilitation projects.

On August 1, 2016, the Peoples El Shaddai Village and St. James Manor Apartments Low Income Housing Tax Credit multifamily project was briefed and supported by the Housing Committee.

FISCAL INFORMATION

No cost consideration to the City

OWNER(S)

Steele Saint James Peoples LLC

Steele Saint James Peoples MM LLC - General Partner

Steele Properties II LLC
Chad Asarch, Manager

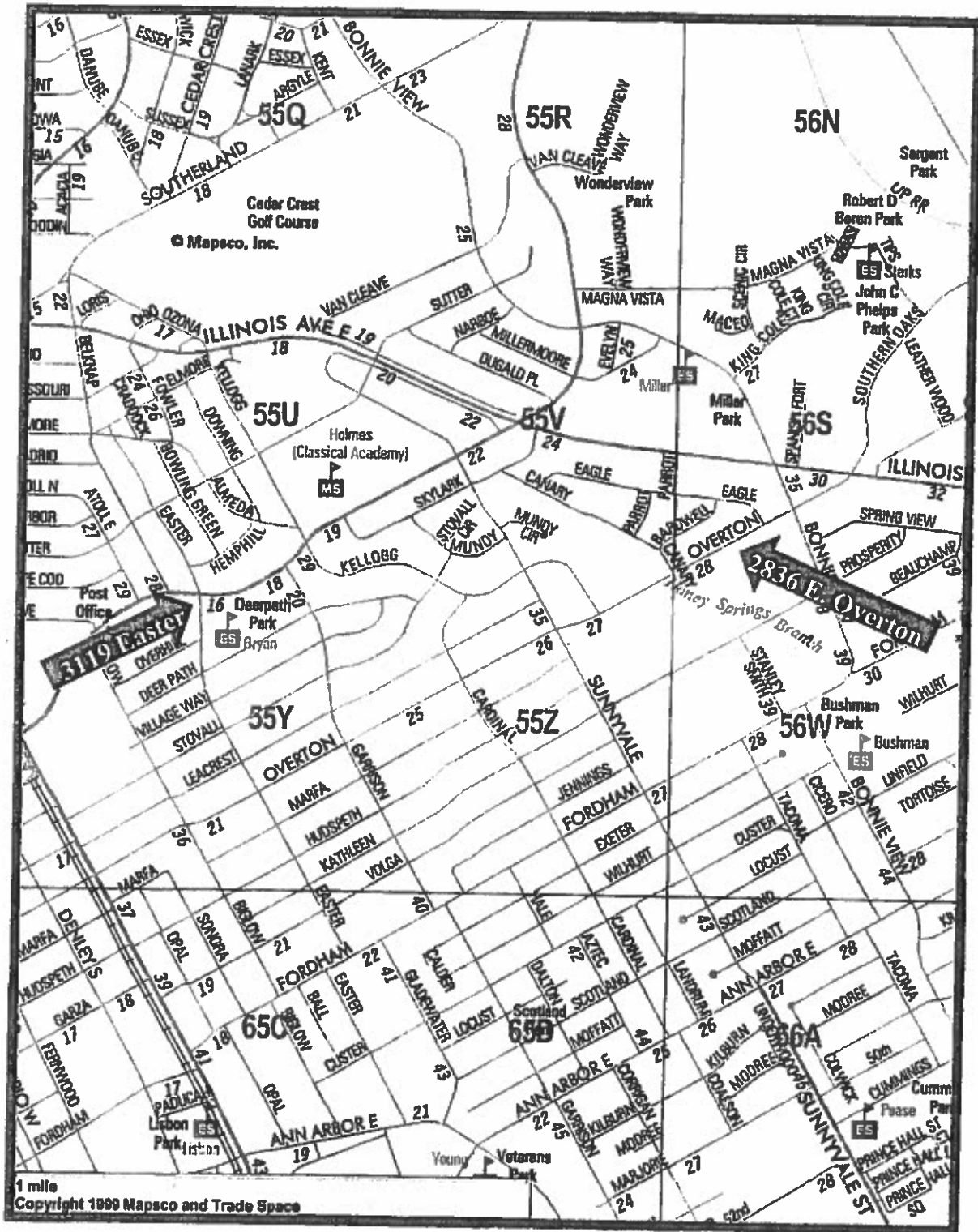
Steele Properties Holdings II LLC
Chad Asarch, Principal
Hud Karshmer, Principal
Stuart Heller, Principal
David Asarch, Principal

MAP

Attached

DEVELOPER

Steele Properties II LLC



MAPSCO 55Y & 56S

August 3, 2016

WHEREAS, Chad Asarch, Authorized Representative for Steele Properties, LLC, on behalf of Steele Saint James Peoples LLC (the "Applicant"), has proposed the rehabilitation for affordable rental housing at 2836 E. Overton Road named Peoples El Shaddai Village and at 3119 Easter Avenue named St. James Manor Apartments in the City of Dallas and has advised that it intends to submit an application to the Texas Department of Housing & Community Affairs (TDHCA) for 2016 4% Housing Tax Credits for Peoples El Shaddai Village and Saint James Manor Apartments; and

WHEREAS, on August 1, 2016, the Peoples El Shaddai Village and Saint James Manor Apartments Housing Tax Credit multifamily project was briefed and supported by the Housing Committee; and

WHEREAS, as a condition for being considered for the award of the 4% tax credit, the Applicant has proposed to renting 20 units or 10% of the units to tenants with household incomes capped at 30% or below the area median family income (AMFI) with rents affordable to tenants whose household incomes are 30% or below the AMFI and 180 units or 90% of the units to tenants with household incomes capped at 60% or below the area median family income (AMFI) with rents affordable to tenants whose household incomes are 60% or below the AMFI; and

WHEREAS, the City of Dallas provides no objection to the TDHCA 2016 4% LIHTC application for the Peoples El Shaddai Village project located at 2836 E. Overton Road and Saint James Manor Apartments project located at 3119 Easter Avenue; **NOW, THEREFORE,**

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

SECTION 1. That the City of Dallas hereby has no objection to the project for the Texas Department of Housing & Community Affairs (TDHCA) 4% low-income housing tax credit (LIHTC) application and allocation for Peoples El Shaddai Village located at 2836 E. Overton Road and Saint James Manor Apartments located at 3119 Easter Avenue for the rehabilitation of the proposed 200 units of multifamily residential for low income families.

SECTION 2. That in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4), it is hereby found that:

1. Notice has been provided to the Governing Body in accordance with Texas Government Code, §2306.67071 (a); and
2. The Governing Body has had sufficient opportunity to obtain a response from the Applicant regarding any questions or concerns about the proposed Development; and

August 3, 2016

SECTION 2. (continued)

3. The Governing Body has held a hearing at which public comment may be made on the proposed Development in accordance with Texas Government Code, §2306.67071(b); and
4. After due consideration of the information provided by the Applicant and public comment, the Governing Body has no objection to the proposed Application.

SECTION 3. That the City of Dallas, acting through its governing body, hereby confirms that it has no objection to the proposed Peoples El Shaddai Village project and Saint James Manor Apartments rehabilitation and allocation of 2016 4% Housing Tax Credits for the Development located at 2836 E. Overton Road and 3119 Easter Avenue

SECTION 4. That this formal action has been taken to put on record the opinion expressed by the City of Dallas on August 3, 2016, and that for and on behalf of the Governing Body, A.C. Gonzalez, City Manager, or his designee, is hereby authorized, empowered, and directed to certify this resolution to the Texas Department of Housing and Community Affairs.

SECTION 5. That as provided for in 10 TAC §11.3(c), it is hereby acknowledged that the Peoples El Shaddai Village and Saint James Manor Apartments will not be located one linear mile or less from a Development that serves the same type of household as the proposed Development and has received an allocation of Housing Tax Credits for Rehabilitation since January 4, 2013; however, if data changes or if another Development that serves the same type of household is approved for Housing Tax Credits, the City of Dallas continues to have no objection and specifically allows the Peoples El Shaddai Village and Saint James Manor Apartments to receive an allocation of Housing Tax Credits.

SECTION 6. That as provided for in 10 TAC §11.3(b), it is hereby acknowledged that the City of Dallas is not a municipality that has more than twice the state average of units per capita supported by LIHTC; however, if data changes occur, the City of Dallas would continue to support the Peoples El Shaddai Village and Saint James Manor Apartments.

SECTION 7. That as provided for in 10 TAC §11.3(d) and §11.4(c)(1), it is hereby acknowledged that the proposed Peoples El Shaddai Village and St. James Manor Apartments will not be located in a census tract that has more than 20% Housing Tax Credit Units per total household in the census tract; however, if data changes occur, the City of Dallas would continue to have no objection to the Peoples El Shaddai Village and Saint James Manor Apartments.

August 3, 2016

SECTION 8. That prior to receiving a conditional City of Dallas building permit required by TDHCA prior to closing on the tax credits, the Project Developer will consult with the City of Dallas Sustainable Development and Construction Department with regard to security related design standards.

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.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 3, 2016
COUNCIL DISTRICT(S): 9
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 38H

SUBJECT

A public hearing to receive comments regarding an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2016 4% Low Income Housing Tax Credits for Silver Gardens Apartments, a 202-unit multifamily rehabilitation project located at 2620 Ruidosa Avenue, in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4); and at the close of the public hearing, authorize a resolution for no objection to the project for the Texas Department of Housing and Community Affairs (TDHCA) 4% Low Income Housing Tax Credit (LIHTC) application and allocation for Silver Gardens Apartments, located at 2620 Ruidosa Avenue for the rehabilitation of the proposed 202-unit multifamily residential project for low income seniors - Financing: No cost consideration to the City

BACKGROUND

On June 22, 2016, the City of Dallas (the "City") issued a Request for Applications (RFA) for multifamily projects utilizing the Texas Department of Housing & Community Affairs (TDHCA) Low Income Housing Tax Credit (LIHTC) Program to all known developers and posted it to the City's website. On July 15, 2016, the proposals were due back to the City. In July 2016, the applications were reviewed by the Loan Review Committee.

On July 15, 2016, Owen Metz, Developer of Dominion Development & Acquisition, LLC, submitted an application to the City of Dallas on behalf of Dallas Leased Housing Associates IV, LLP (the "Applicant"), for no objection to their application to TDHCA for the 2016 Low Income Housing Tax Credit Program. The project includes 202 multifamily units for low income seniors, 20 efficiency, 180 one-bedroom and 2 two-bedroom units.

BACKGROUND (continued)

The Applicant has proposed renting 202 units or 100% of the units to tenants with household incomes capped at 60% or below the area median family income (AMFI) with rents affordable to tenants whose household incomes are 60% or below the AMFI.

As a new requirement for applicants applying for Housing Tax Credits after September 1, 2013, the Governing Body must adhere to the new notification and hearing requirements of the Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4). More specifically, those notices are as follows: notice has been provided to the Governing Body in accordance with Texas Government Code §2306.67071 (a) the Governing Body has had sufficient opportunity to obtain a response from the Applicant regarding any questions or concerns about the proposed Development; the Governing Body has held a hearing at which public comment may be made on the proposed Development in accordance with Texas Government Code, §2306.67071; and (b) after due consideration of the information provided by the Applicant and public comment, the Governing Body does not object to the proposed Application.

This project is not located within one mile of another LIHTC multifamily project that serves the same type of household as the proposed Development. The project is not located in a census tract that has more than 20 percent housing tax credit units per total households as established by the 5-year American Community Survey.

The Applicant has submitted an application to request tax exempt bond financing to the Dallas Housing Finance Corporation (DHFC) which will be considered as a separate action item. The Applicant did not request any gap funding from the City of Dallas.

PRIOR ACTION/REVIEW (Council, Boards, Commissions)

On February 10, 2010, the City Council approved a modification to the policy for the acceptance of applications seeking City of Dallas support for low income housing tax credit financing, when the State of Texas does not require direct City of Dallas approval by Resolution No. 10-0498.

On June 18, 2016, the Housing Committee was briefed on the Low Income Housing Tax Credit Program for 4% rehabilitation projects.

On August 1, 2016, the Silver Gardens Apartments Low Income Housing Tax Credit multifamily senior project was briefed and supported by the Housing Committee.

FISCAL INFORMATION

No cost consideration to the City

OWNER(S)

Dallas Leased Housing Associates IV, LLLP

DEVELOPER

**Dallas Leased Housing
Dev. IV, LLC
Armand E. Brachman, Member
Paul R. Sween, Member
Mark S. Moorhouse, Member
Owen Metz**

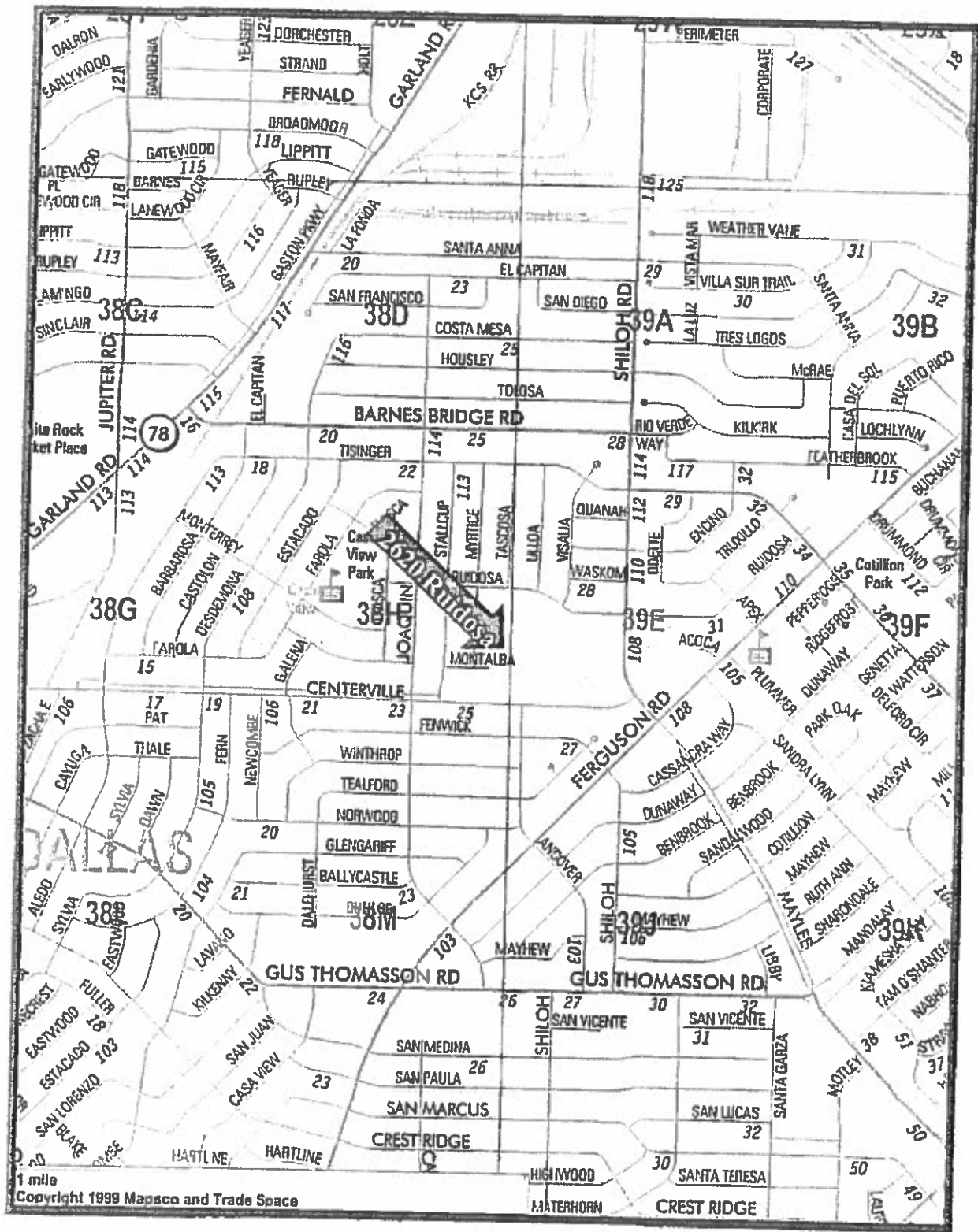
Dallas Leased Housing Assoc. GP IV, LLC - General Partner

**Christian Relief Services – 100% owned
Bryan Krizek, CEO**

**Dallas Leased Housing Associates SLP IV, LLC – Special Limited Partner
Armand E. Brachman, Member
Paul R. Sween, Member
Mark S. Moorhouse, Member**

MAP

Attached



MAPSCO 38H

August 3, 2016

WHEREAS, Owen Metz, Developer of Dominion Development & Acquisition, LLC, on behalf of Dallas Leased Housing Associates IV, LLLP (the "Applicant"), has proposed the rehabilitation for affordable rental housing at 2620 Ruidosa Avenue named Silver Gardens Apartments in the City of Dallas and has advised that it intends to submit an application to the Texas Department of Housing & Community Affairs (TDHCA) for 2016 4% Housing Tax Credits for Silver Gardens Apartments; and

WHEREAS, on August 1, 2016, the Silver Gardens Apartments' Housing Tax Credit multifamily project was briefed and supported by the Housing Committee; and

WHEREAS, as a condition for being considered for the award of the 4% tax credit, the Applicant has proposed to renting 202 units or 100% of the units to tenants with household incomes capped at 60% or below the area median family income (AMFI) with rents affordable to tenants whose household incomes are 60% or below the AMFI; and

WHEREAS, the City of Dallas provides no objection to the TDHCA 2016 4% LIHTC application for the Silver Gardens Apartments project located at 2620 Ruidosa Avenue;
NOW, THEREFORE,

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

SECTION 1. That the City of Dallas hereby has no objection to the Texas Department of Housing & Community Affairs (TDHCA) 4% low-income housing tax credit (LIHTC) application and allocation for Silver Gardens Apartments located at 2620 Ruidosa Avenue for the rehabilitation of the proposed 202-unit multifamily residential project for low income seniors.

SECTION 2. That in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4), it is hereby found that:

1. Notice has been provided to the Governing Body in accordance with Texas Government Code, §2306.67071 (a); and
2. The Governing Body has had sufficient opportunity to obtain a response from the Applicant regarding any questions or concerns about the proposed Development; and
3. The Governing Body has held a hearing at which public comment may be made on the proposed Development in accordance with Texas Government Code, §2306.67071(b); and
4. After due consideration of the information provided by the Applicant and public comment, the Governing Body has no objection to the proposed Application.

August 3, 2016

SECTION 3. That the City of Dallas, acting through its governing body, hereby confirms that it has no objection to the proposed Silver Gardens Apartments project rehabilitation and allocation of 2016 4% Housing Tax Credits for the Development located at 2620 Ruidosa Avenue.

SECTION 4. That this formal action has been taken to put on record the opinion expressed by the City of Dallas on August 3, 2016, and that for and on behalf of the Governing Body, A.C. Gonzalez, City Manager, or his designee, is hereby authorized, empowered, and directed to certify this resolution to the Texas Department of Housing and Community Affairs.

SECTION 5. That as provided for in 10 TAC §11.3(c), it is hereby acknowledged that the Silver Gardens Apartments will not be located one linear mile or less from a Development that serves the same type of household as the proposed Development and has received an allocation of Housing Tax Credits for Rehabilitation since January 4, 2013; however, if data changes or if another Development that serves the same type of household is approved for Housing Tax Credits, the City of Dallas continues to have no objection to and specifically allows the Silver Gardens Apartments to receive an allocation of Housing Tax Credit.

SECTION 6. That as provided for in 10 TAC §11.3(b), it is hereby acknowledged that the City of Dallas is not a municipality that has more than twice the state average of units per capita supported by LIHTC; however, if data changes occur, the City of Dallas would continue to have no objection to the Silver Gardens Apartments.

SECTION 7. That as provided for in 10 TAC §11.3(d) and §11.4(c)(1), it is hereby acknowledged that the proposed Silver Gardens Apartments will not be located in a census tract that has more than 20% Housing Tax Credit Units per total household in the census tract; however, if data changes occur, the City of Dallas would continue to have no objection to the Silver Gardens Apartments.

SECTION 8. That prior to receiving a conditional City of Dallas building permit required by TDHCA prior to closing on the tax credits, the Project Developer will consult with the City of Dallas Sustainable Development and Construction Department with regard to security related design standards.

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.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 3, 2016
COUNCIL DISTRICT(S): 7
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 48Q

SUBJECT

A public hearing to receive comments regarding an application to the Texas Department of Housing and Community Affairs (TDHCA) for 2016 4% Low Income Housing tax Credits for Skyline Place Apartments, a 318-unit multifamily rehabilitation project located at 4700 Wimbelton Way, in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4); and at the close of the public hearing, authorize a resolution for no objection to the Texas Department of Housing and Community Affairs (TDHCA) 4% Low Income Housing Tax Credit (LIHTC) application and allocation for Skyline Place Apartments, located at 4700 Wimbelton Way for the rehabilitation of the proposed 318-unit multifamily residential housing development for low income families - Financing: No cost consideration to the City

BACKGROUND

On June 22, 2016, the City of Dallas (the "City") issued a Request for Application (RFA) for multifamily rehabilitation projects utilizing the Texas Department of Housing & Community Affairs (TDHCA) Low Income Housing Tax Credit (LIHTC) Program to all known developers and posted it to the City's website. On July 15, 2016, the proposals were due back to the City. In July 2016, the Applications were reviewed by the Loan Review Committee.

On July 13, 2016, M. Dale Dodson, Manager of Affordable Housing I, LLC submitted an application to the City of Dallas on behalf of Dalcors Skyline, Ltd. (the "Applicant"), for no objection to their application to TDHCA for the 2016 Low Income Housing Tax Credit Program. The project includes 318 multifamily units for low income families, 222 one-bedroom and 96 two-bedroom units.

BACKGROUND (continued)

The Applicant has proposed renting 318 units or 100% of the units to tenants with household incomes capped at 60% or below the area median family income (AMFI) with rents affordable to tenants whose household incomes are 60% or below AMFI.

As a new requirement for applicants applying for Housing Tax Credits after September 1, 2013, the Governing Body must adhere to the new notification and hearing requirements of the Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4). More specifically, those notices are as follows: notice has been provided to the Governing Body in accordance with Texas Government Code §2306.67071 (a) the Governing Body has had sufficient opportunity to obtain a response from the Applicant regarding any questions or concerns about the proposed Development; the Governing Body has held a hearing at which public comment may be made on the proposed Development in accordance with Texas Government Code, §2306.67071; and (b) after due consideration of the information provided by the Applicant and public comment, the Governing Body does not object to the proposed Application.

This project is not located within one mile of another LIHTC multifamily project that serves the same type of household as the proposed Development. The project is not located in a census tract that has more than 20 percent housing tax credit units per total households as established by the 5-year American Community Survey.

The Applicant has submitted an application to request tax exempt bond financing to the Texas Department of Housing and Community Affairs (TDHCA). The Applicant did not request any gap funding from the City of Dallas.

PRIOR ACTION/REVIEW (Council, Boards, Commissions)

On February 10, 2010, City Council approved a modification to the policy for the acceptance of applications seeking City of Dallas support for low income housing tax credit financing, when the State of Texas does not require direct City of Dallas approval by Resolution No. 10-0498.

On June 18, 2016, the Housing Committee was briefed on the Low Income Housing Tax Credit Program for 4% rehabilitation projects.

On August 1, 2016, the Skyline Place Apartments Low Income Housing Tax Credit multifamily project was briefed and supported by the Housing Committee.

FISCAL INFORMATION

No cost consideration to the City

OWNER(S)

Dalcor Skyline Ltd. – Limited Partner
M. Dale Dodson, CEO

Dalcor Skyline GP, LLC - General Partner

Dalcor Affordable Housing I, LLC

Dalcor Holdings, LLC
M. Dale Dodson – 50%

JKL Realty, Ltd. – 50%
Ronald D. Murff, Manager
Kathi Yeager
Judy Burleson

JKL Group, LLC
Kathi Yeager
Judy Burleson

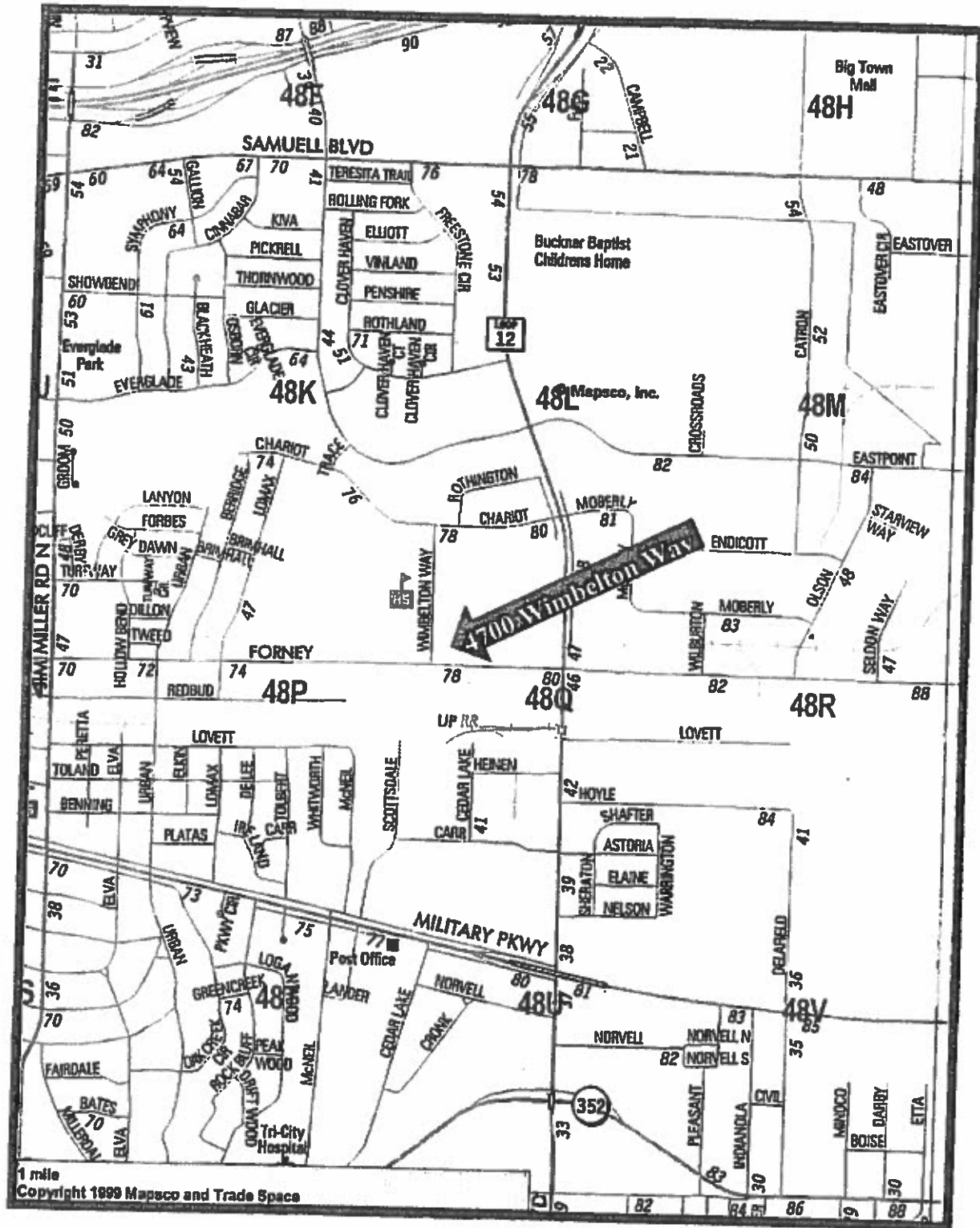
MAP

Attached

DEVELOPER

Dalcor Affordable Housing I, LLC

Dalcor Holdings, LLC
M. Dale Dodson, Managing Member
Ronald D. Murff, Manager



MAPSCO 48Q

August 3, 2016

WHEREAS, M. Dale Dodson, Chief Executive Officer of Dalcor Corporation, on behalf of Dalcor Skyline, Ltd. (the "Applicant"), has proposed the rehabilitation for affordable rental housing at 4700 Wimbelton Way named Skyline Place Apartments in the City of Dallas and has advised that it intends to submit an application to the Texas Department of Housing & Community Affairs (TDHCA) for 2016 4% Housing Tax Credits for Skyline Place Apartments; and

WHEREAS, on August 1, 2016, the Skyline Place Apartments' Housing Tax Credit multifamily project was briefed and supported by the Housing Committee; and

WHEREAS, as a condition for being considered for the award of the 4% tax credit, the Applicant has proposed to renting 318 units or 100% of the units to tenants with household incomes capped at 60% or below the area median family income (AMFI) with rents affordable to tenants whose household incomes are 60% or below the AMFI; and

WHEREAS, the City of Dallas provides no objection to the TDHCA 2016 4% LIHTC application for the Skyline Place Apartments project located at 4700 Wimbelton Way;
NOW, THEREFORE,

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

SECTION 1. That the City of Dallas hereby has no objection to the Texas Department of Housing & Community Affairs (TDHCA) 4% Low Income Housing Tax Credit (LIHTC) application and allocation for Skyline Place Apartments located at 4700 Wimbelton Way for the rehabilitation of the proposed 318-unit multifamily residential project for low income families.

SECTION 2. That in accordance with the requirements of Texas Government Code §2306.67071 and Texas Administrative Code §10.204(4), it is hereby found that:

1. Notice has been provided to the Governing Body in accordance with Texas Government Code, §2306.67071 (a); and
2. The Governing Body has had sufficient opportunity to obtain a response from the Applicant regarding any questions or concerns about the proposed Development; and
3. The Governing Body has held a hearing at which public comment may be made on the proposed Development in accordance with Texas Government Code, §2306.67071(b); and
4. After due consideration of the information provided by the Applicant and public comment, the Governing Body has no objection to the proposed Application.

August 3, 2016

SECTION 3. That the City of Dallas, acting through its governing body, hereby confirms that it has no objection to the proposed Skyline Place Apartments project and allocation of 2016 4% Housing Tax Credits for the rehabilitation of the apartments located at 4700 Wimbelton Way.

SECTION 4. That this formal action has been taken to put on record the opinion expressed by the City of Dallas on August 3, 2016, and that for and on behalf of the Governing Body, A.C. Gonzalez, City Manager, or his designee, is hereby authorized, empowered, and directed to certify this resolution to the Texas Department of Housing and Community Affairs.

SECTION 5. That as provided for in 10 TAC §11.3(c), it is hereby acknowledged that the Skyline Place Apartments will not be located one linear mile or less from a Development that serves the same type of household as the proposed Development and has received an allocation of Housing Tax Credits for New Construction since January 4, 2013; however, if data changes or if another Development that serves the same type of household is approved for Housing Tax Credits, the City of Dallas continues to have no objection and specifically allows the Skyline Place Apartments to receive an allocation of Housing Tax Credit.

SECTION 6. That as provided for in 10 TAC §11.3(b), it is hereby acknowledged that the City of Dallas is not a municipality that has more than twice the state average of units per capita supported by LIHTC; however, if data changes occur, the City of Dallas would continue to have no objection to the Skyline Place Apartments.

SECTION 7. That as provided for in 10 TAC §11.3(d) and §11.4(c)(1), it is hereby acknowledged that the proposed Skyline Place Apartments will not be located in a census tract that has more than 20% Housing Tax Credit Units per total household in the census tract; however, if data changes occur, the City of Dallas would continue to have no objection to the Skyline Place Apartments.

SECTION 8. That prior to receiving a conditional City of Dallas building permit required by TDHCA prior to closing on the tax credits, the Project Developer will consult with the City of Dallas Sustainable Development and Construction Department with regard to security related design standards.

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.

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 6
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 42U 43F

SUBJECT

Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by DFW Projects, LLC for the construction of affordable houses; and (2) the exchange of deed restrictions from 2 lots previously purchased from the Dallas Housing Acquisition and Development Corporation to 2 comparable lots owned by the developer (list attached) – 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. On January 24, 2004, the City Council 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 both under the Act or otherwise.

DFW Projects, LLC has submitted a proposal and development plan to DHADC for the exchange of the deed restrictions from 2 lots previously purchased from the Land Bank to 2 comparable lots owned by the developer. The DHADC Board has approved the development plan and exchange of the deed restrictions, subject to City Council approval. This item will authorize City Council approval of the development plan submitted by DFW Projects, LLC to the City's Land Bank and the exchange of the deed restrictions on the lots. DFW Projects, LLC will build affordable houses on the lots previously owned by them.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On January 28, 2004, by Resolution No. 04-0458, 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 21, 2015, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On June 23, 2016, the DHADC Board approved DFW Projects, LLC's development plan and exchange of the deed restrictions, subject to City Council approval.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

No cost consideration to the City

DEVELOPER

DFW Projects, LLC

Johnny Aguinaga, Managing Member

MAP

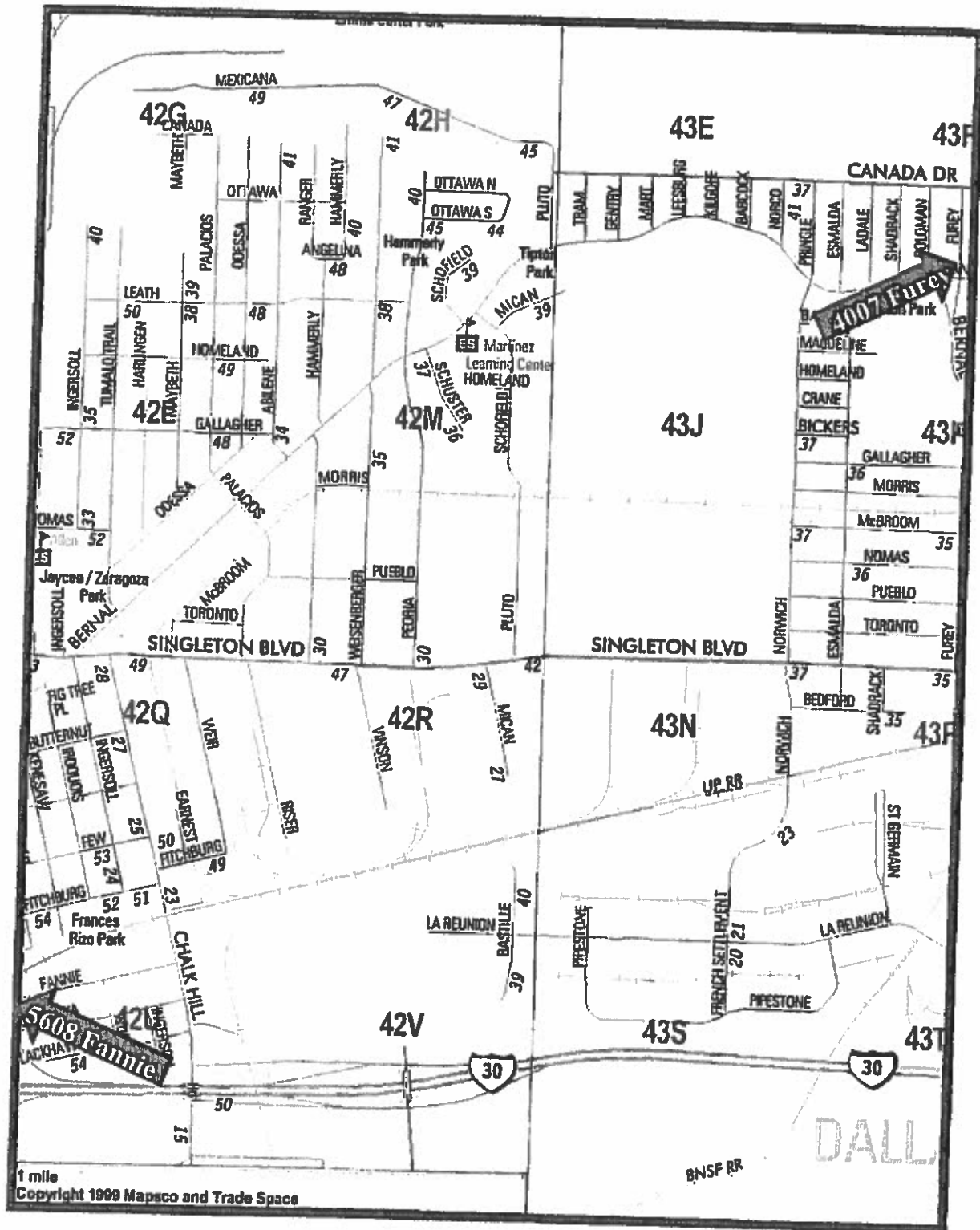
Attached

**Lots Acquired from Land Bank (DHADC)
by DFW Projects, LLC**

<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>
1. 1908 Gallagher	44J	6
2. 2017 Morris	43M	6

**Lots Owned by
DFW Projects, LLC
To be Exchanged for Land Bank Lots**

<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>
1. 4007 Furey	43F	6
2. 5608 Fannie	42U	6



MAPSCO 42U & 43F

August 10, 2016

WHEREAS, on January 28, 2004, by Resolution No. 04-0458, 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; and

WHEREAS, DFW Projects, LLC submitted a proposal and development plan to DHADC to exchange the deed restrictions from 2 lots previously purchased from the Land Bank to 2 comparable lots owned by the developer as shown on Exhibit "A", as permitted under Section 379C.0105 of the Texas Local Government Code and the DHADC Board has approved the development plan and exchange of the deed restrictions, subject to City Council approval; and

WHEREAS, City Council desires to approve the development plan shown on Exhibit "B" submitted by DFW Projects, LLC and authorize the exchange of the deed restrictions 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 DFW Projects, LLC and the exchange of the deed restrictions from 2 lots previously purchased from the Land Bank to 2 comparable lots owned by the developer as shown on Exhibit "A" are approved.

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"

LAND BANK PROPERTY					
EXCHANGE	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SIZE OF LOT/SF	ASSESSED LAND VALUE
		LOTS ACQUIRED FROM LAND BANK			
1	1908 Gallagher Part of Lots 30 & 31, Lake Como Unrec Addition Block 7128	DFW Projects, LLC	1	3,662	\$5,860
2	2017 Morris West 35.5 Feet of Lot 10, Victory Gardens No. 5 Addition Block 23/7127	DFW Projects, LLC	1	3,511	\$5,620
			TOTAL		\$11,480

TO BE EXCHANGED	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SIZE OF LOT/SF	ASSESSED LAND VALUE
		LOTS EXCHANGED BY DEVELOPER			
1	4007 Furey Lot 20, Westmoreland Park No. 3 Addition Block E/3892	DFW Projects, LLC	1	6,830	\$12,000
2	5608 Fannie Lot 19, Eagle Heights Development Company Addition Block A/7191	DFW Projects, LLC	1	5,520	\$4,800
			TOTAL		\$16,800

EXHIBIT B

SECTION II: DEVELOPMENT PLAN

A. DESCRIPTION OF THE LAND BANK LOT(S) ACQUIRED BY DEVELOPER AND THE PROPOSED LOT(S) TO BE EXCHANGED

(1) Provide the property address and legal description of the lot(s) acquired from the Land Bank by the developer to be exchanged (attach extra sheets if necessary) (the "Property").
1908 GALLAGHER DALLAS TX 75212 / BIK 7128 P.LTS 30931 / LAKECENO PIKE UNDEP.
2017 MORRIS DALLAS TX 75212 / BIK 23/7127 W.35.5 FT L710 / Victory GARDENS NO.5 SEC 2

(2) Provide the property address and legal description of the proposed lot(s) owned by the developer to be exchanged for the Land Bank lot(s) (attach extra sheets if necessary) (the "Property").
4007 FUREY ST. DALLAS TX 75212 / BIK 18/7146 L720 / Westmarland Park NO.3
5608 Fannie St. Dallas TX 75212 / BIK A/7191 L719 / Eagle Heights Development CO.

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 _____ / _____
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 _____
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 2
Square Footage of each home 1,400 - 1,680
Number of Bedrooms/Baths in each home 3 / 2
Number of Garages 1 Number of Carports _____ Detached _____ Attached _____
Type of Exterior Veneer Hardy siding Which sides 80% and 1200 Column in Front
Your Sales Price ranges without Subsidies to Qualified Low Income Buyer \$ 165,000 - \$185,000

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 original Land Bank property from the DHADC to the Entity, the property will revert to the DHADC for subsequent resale.

Commencement of Construction 180 days
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 180 days

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 4, 5
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 55E 57R

SUBJECT

Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by JDS-Q Services, LLC for the construction of affordable houses; (2) the sale of 2 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to JDS-Q Services, 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) 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.

JDS-Q Services, LLC has submitted a proposal and development plan to DHADC for 2 lots shown on the attached list. The DHADC board of directors has approved the development plan and sale of the 2 lots, subject to City Council approval. This item will authorize City Council approval of the development plan submitted by JDS-Q Services, LLC to DHADC, the sale of those lots from DHADC to JDS-Q Services, 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 JDS-Q Services, LLC will contain a reverter that returns the property to DHADC if a construction permit is not applied for by JDS-Q Services, LLC and construction financing is not closed within three years of conveyance.

BACKGROUND (continued)

JDS-Q Services, LLC will build affordable houses on the lots. The approximate square footage and sales prices of the houses will be from 1,200 to 1,500 square feet and from \$120,000 to \$159,000. The lots will be deed restricted for sale to low income families.

DHADC will receive \$10,000.00 for the sales price of the vacant lots to JDS-Q Services, LLC, as calculated from the 2015-16 Land Bank Plan approved by City Council.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On January 28, 2004, by Resolution No. 04-0458, 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 21, 2015, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On June 23, 2016, the DHADC board of directors approved the development plan and sale of 2 lots from DHADC to JDS-Q Services, LLC.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

No cost consideration to the City

DEVELOPER

JDS-Q Services, LLC

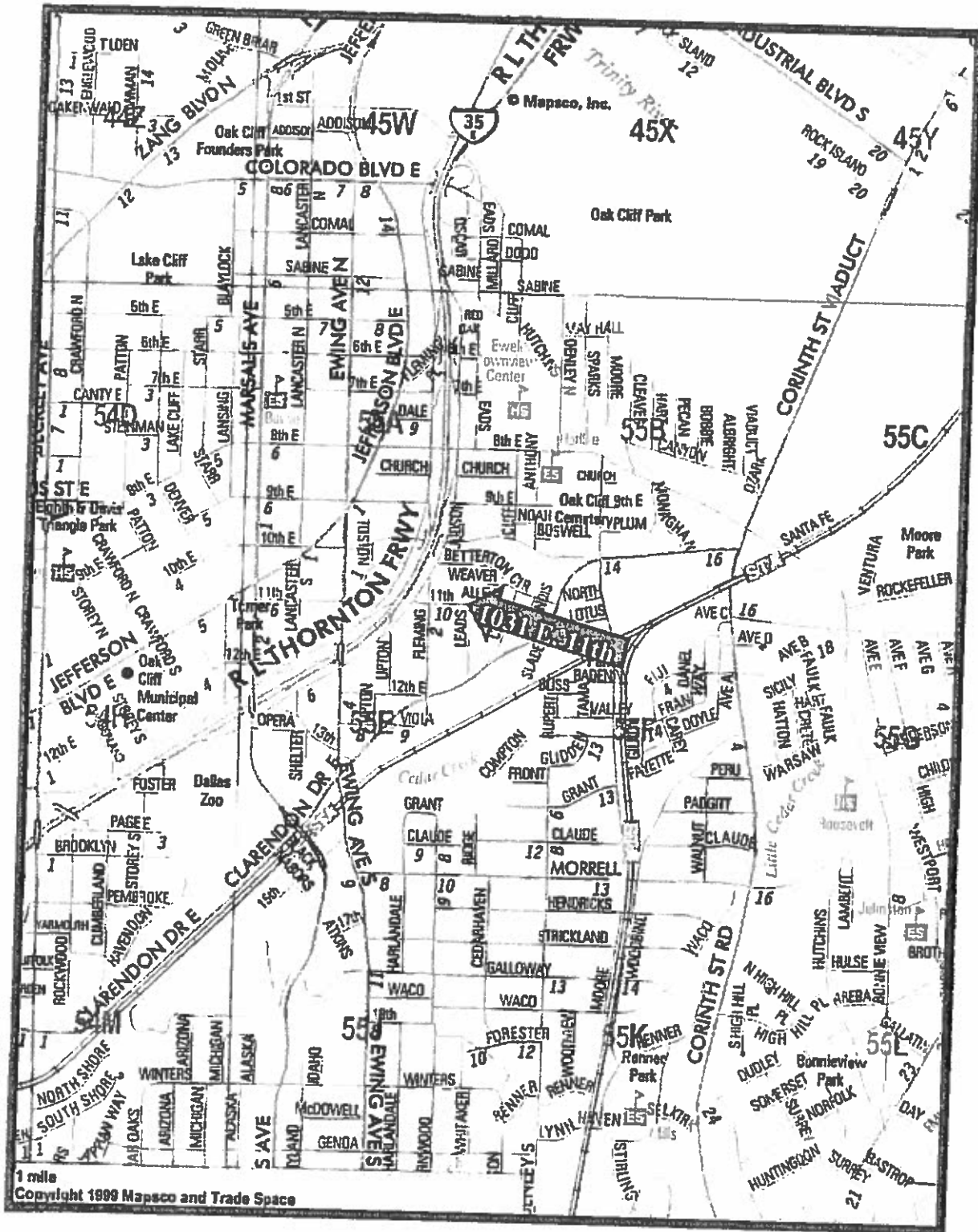
La'Quonda Brewer, Managing Member

MAPS

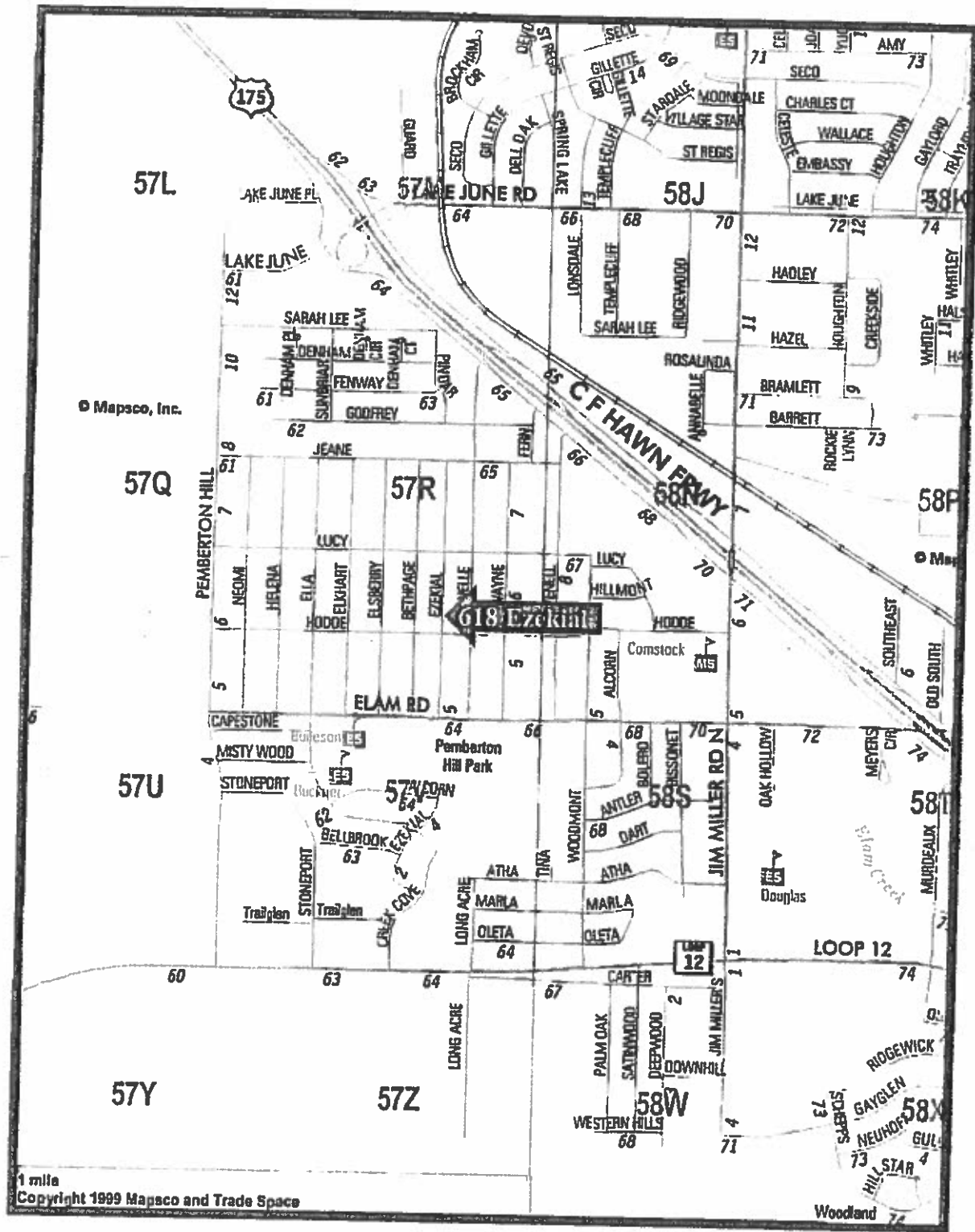
Attached

**Land Bank (DHADC) Sale of Lots to
JDS-Q Services, LLC**

<u>Property Address</u>	<u>Mapsc</u>	<u>Council District</u>	<u>Amount of Non-Tax Liens</u>
1. 1031 E. 11th	55E	4	\$22,729.12
2. 618 Ezekial	57R	5	\$26,292.95



MAPSCO 55E



© Mapsco, Inc.

1 mile
Copyright 1999 Mapsco and Trade Space

MAPSCO 57R

August 10, 2016

WHEREAS, on January 28, 2004, 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, by Resolution No. 04-0458; and

WHEREAS, JDS-Q Services, 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, City Council desires to approve the development plan shown on Exhibit "B" indicating the approximate square footage and sales price ranges of the proposed houses submitted by JDS-Q Services, LLC and authorize the sale of 2 lots from DHADC to JDS-Q Services, 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" indicating the approximate square footage and sales price ranges of the proposed houses submitted by JDS-Q Services, LLC and the sale of 2 lots shown on Exhibit "A" from DHADC to JDS-Q Services, LLC is approved.

Section 2. That the City Manager, upon approval as to form by the City Attorney, is authorized to execute a Deed without Warranty and releases 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"

LAND BANK PROPERTY				
PARCEL NUMBER	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SALE AMOUNT
1	1031 E. 11th East 1/2 of Lot 12, West 3 feet of Lot 11 of Original Town of Oak Cliff Block 1023085	JDS-Q Services, LLC	1	\$5,000.00
2	618 Ezekial Lot 12, Home Gardens No. 3 Addition Block T/6256	JDS-Q Services, LLC	1	\$5,000.00
TOTAL				\$10,000.00

EXHIBIT 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").

618 E. Kial
1031 11th St.

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 _____
Square Footage range 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 range 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 2
Square Footage range of each home 1,200-1,500 sqft
Number of Bedrooms/Baths in each home 4, 1, 2
Number of Garages 1 Number of Carports _____ Detached _____ Attached _____
Type of Exterior Veneer Brick Which sides FRONT
Your Sales Price range without Subsidies to Qualified Low Income Buyer \$120-159,000

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

Number of homes to be built _____
Square Footage range 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 range without Subsidies to Qualified Low Income Buyer _____

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.

Start of Construction: 7 days after receiving the deed to the property

Completion of Construction: 45 days after start of construction

Sale of first affordable housing unit to low income household: 60 days after completion of construction

Sale of last affordable unit to low income households: 60 days after completion of first house

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 4
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 55N

SUBJECT

Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by King Home Builders, LLC for the construction of an affordable house; (2) the sale of 1 vacant lot (list attached) from Dallas Housing Acquisition and Development Corporation to King Home Builders, LLC; 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 – 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) 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.

King Home Builders, LLC has submitted a proposal and development plan to DHADC for 1 lot shown on the attached list. The DHADC board of directors has approved the development plan and sale of the 1 lot, subject to City Council approval. This item will authorize City Council approval of the development plan submitted by King Home Builders, LLC to DHADC, the sale of that lot from DHADC to King Home Builders, LLC 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. DHADC's Deed without Warranty to King Home Builders, LLC will contain a reverter that returns the property to DHADC if a construction permit is not applied for by King Home Builders, LLC and construction financing is not closed within three years of conveyance.

BACKGROUND (continued)

King Home Builders, LLC will build an affordable house on the lot. The approximate square footage and sales price of the house will be from 1,300 to 1,650 square feet and from \$135,000 to \$175,000. The lot will be deed restricted for sale to a low income family.

DHADC will receive \$5,000.00 for the sales price of the vacant lot to King Home Builders, LLC, as calculated from the 2015-16 Land Bank Plan approved by City Council.

PRIOR ACTION/REVIEW (COUNCIL, BOARD, COMMISSIONS)

On January 28, 2004, by Resolution No. 04-0458, 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 21, 2015, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On June 23, 2016, the DHADC board of directors approved the development plan and sale of 1 lot from DHADC to King Home Builders, LLC.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

No cost consideration to the City

DEVELOPER

King Home Builders, LLC

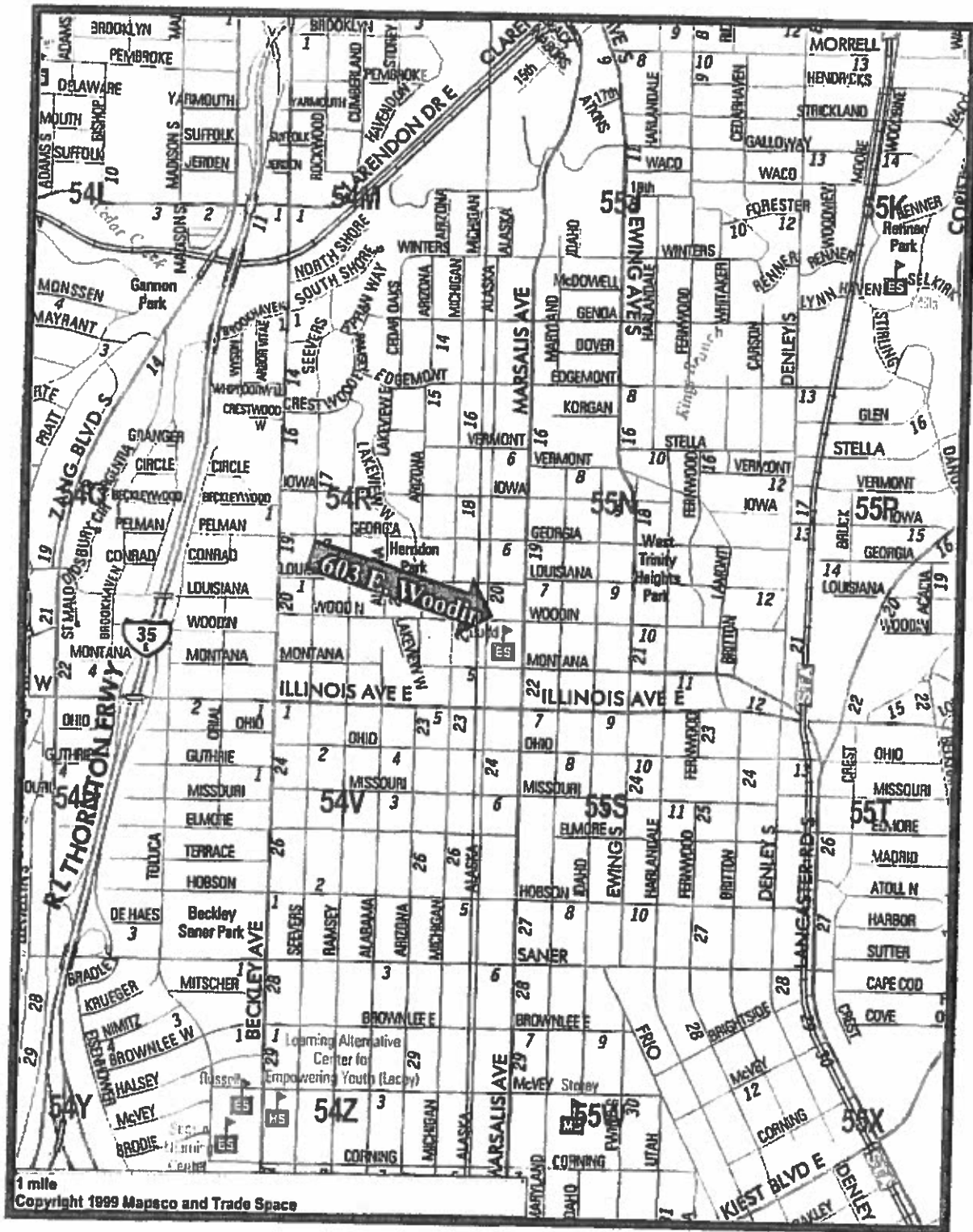
Jorge G. Lariz, Managing Member

MAP

Attached

**Land Bank (DHADC) Sale of Lots to
King Home Builders, LLC**

<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>	<u>Amount of Non-Tax Liens</u>
1. 603 E. Woodin	55N	4	\$24,755.38



MAPSCO 55N

August 10, 2016

WHEREAS, on January 28, 2004, 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, by Resolution No. 04-0458; and

WHEREAS, King Home Builders, LLC submitted a proposal and development plan to DHADC for 1 lot shown on Exhibit "A" and the DHADC Board has approved the development plan and sale, subject to City Council approval; and

WHEREAS, City Council desires to approve the development plan shown on Exhibit "B" indicating the approximate square footage and sales price ranges of the proposed house submitted by King Home Builders, LLC and authorize the sale of 1 lot from DHADC to King Home Builders, LLC to build an affordable house;

NOW, THEREFORE,

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

Section 1. That the development plan shown on Exhibit "B" indicating the approximate square footage and sales price range of the proposed house submitted by King Home Builders, LLC and the sale of 1 lot shown on Exhibit "A" from DHADC to King Home Builders, LLC is approved.

Section 2. That the City Manager, upon approval as to form by the City Attorney, is authorized to execute a Deed without Warranty and releases of lien for any non-tax liens that may have been filed by the City on the lot 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"

LAND BANK PROPERTY				
PARCEL NUMBER	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SALE AMOUNT
1	603 E. Woodin Lot 9, Trinity Heights 2 Addition Block 19/3641	King Home Builders, LLC	1	\$5,000.00
TOTAL				\$5,000.00

EXHIBIT B

SECTION II: DEVELOPMENT PLAN

A. DESCRIPTION OF THE LAND REQUESTED FOR DEVELOPMENT

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

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

603 E Woodin

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 _____
Square Footage range 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 range 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 _____
Square Footage range 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 range 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 1
Square Footage range of each home 1300-1650
Number of Bedrooms/Baths in each home 4 1 2
Number of Garages 0 Number of Carports — Detached — Attached —
Type of Exterior Veneer Brick + Siding Which sides 75% siding 25% Brick
Your Sales Price range without Subsidies to Qualified Low Income Buyer 135-175k

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.

Start of Construction: 10 days after receiving the deed to the property

Completion of Construction: 60 days after start of construction

Sale of first affordable housing unit to low income household: ^{within} 30 days after completion of construction

Sale of last affordable unit to low income households: 0 days after completion of first house

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 4, 5
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 56T W 57R 65B D F

SUBJECT

Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Marcer Construction Company, LLC for the construction of affordable houses; (2) the sale of 10 vacant lots (list attached) from Dallas Housing Acquisition and Development Corporation to Marcer Construction Company, LLC; 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 – 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) 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.

Marcer Construction Company, LLC has submitted a proposal and development plan to DHADC for 10 lots shown on the attached list. The DHADC board of directors has approved the development plan and sale of the 10 lots, subject to City Council approval. This item will authorize City Council approval of the development plan submitted by Marcer Construction Company, LLC to DHADC, the sale of those lots from DHADC to Marcer Construction Company, LLC and the release of lien for any non-tax liens that may have been filed by the City.

BACKGROUND (continued)

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 Marcer Construction Company, LLC will contain a reverter that returns the property to DHADC if a construction permit is not applied for by Marcer Construction Company, LLC and construction financing is not closed within three years of conveyance.

Marcer Construction Company, LLC will build affordable houses on the lots. The approximate square footage and sales prices of the houses will be from 1,100 to 1,600 square feet and from \$110,000 to \$145,000. The lots will be deed restricted for sale to low income families.

DHADC will receive \$50,000.00 for the sales price of the vacant lots to Marcer Construction Company, LLC, as calculated from the 2015-16 Land Bank Plan approved by City Council.

PRIOR ACTION/REVIEW (COUNCIL, BOARD, COMMISSIONS)

On January 28, 2004, by Resolution No. 04-0458, 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 21, 2015, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On June 23, 2016, the DHADC board of directors approved the development plan and sale of 10 lots from DHADC to Marcer Construction Company, LLC.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

No cost consideration to the City

DEVELOPER

Marcer Construction Company, LLC

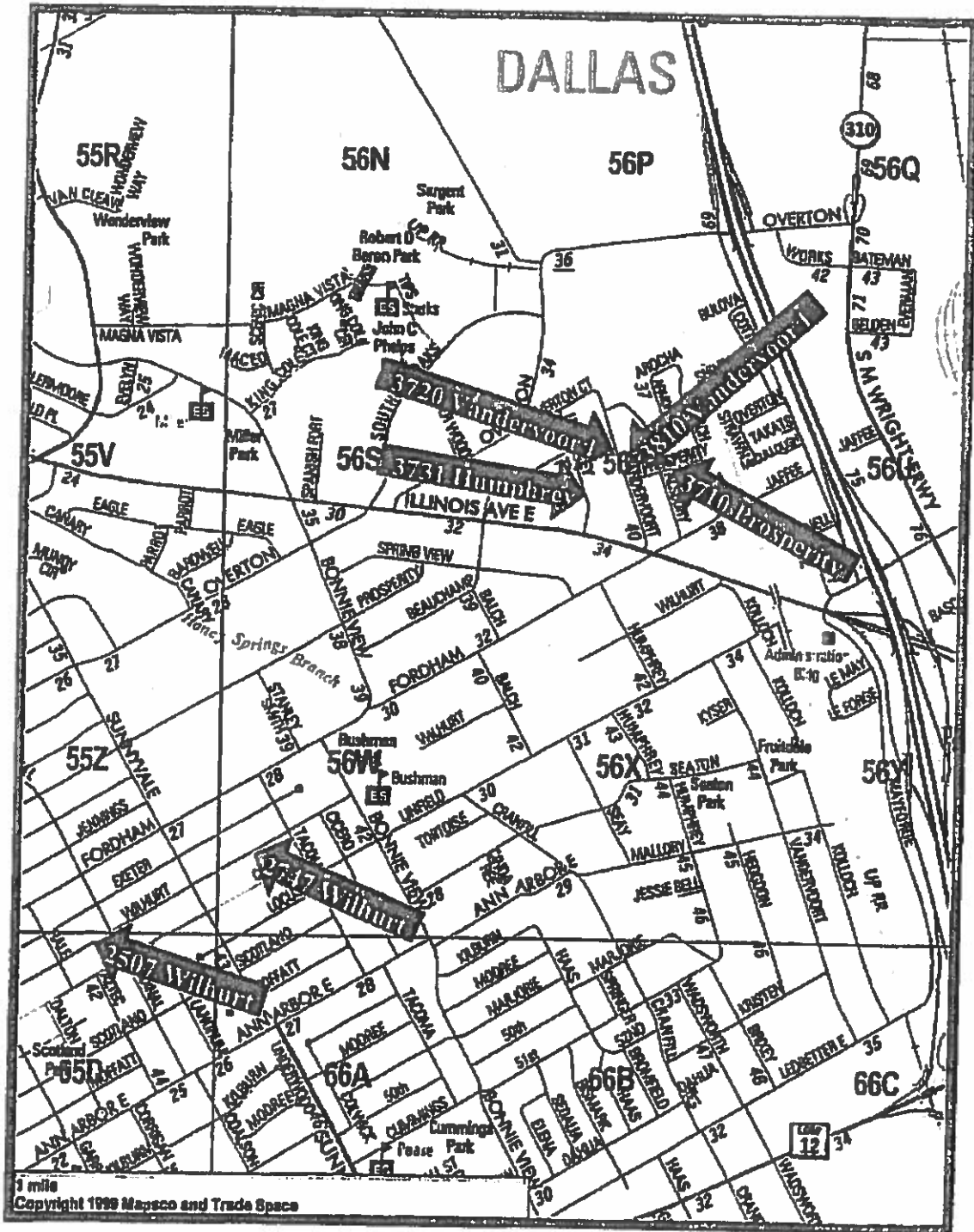
Raul Estrada, Managing Member

MAPS

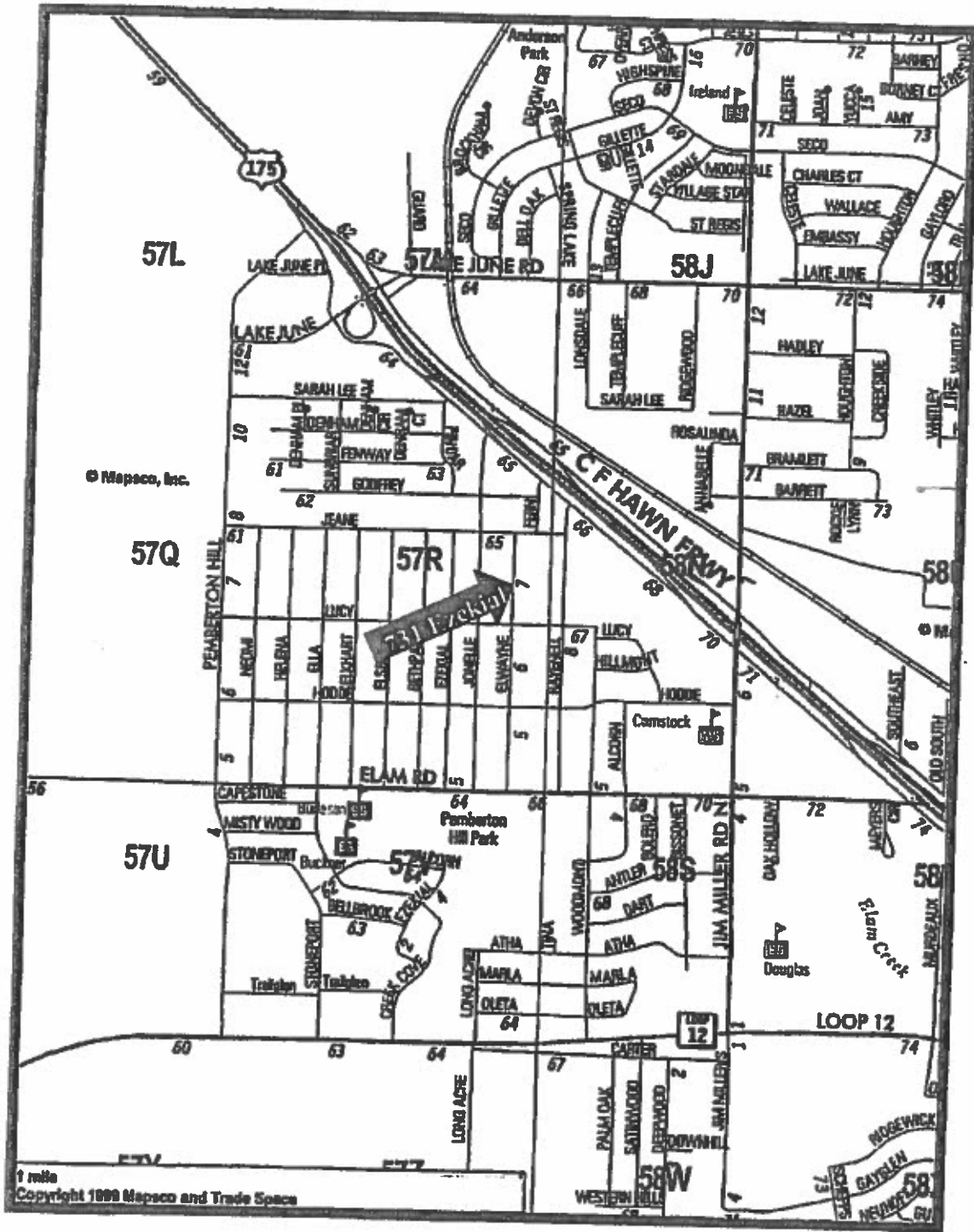
Attached

**Land Bank (DHADC) Sale of Lots to
Marcer Construction Company, LLC**

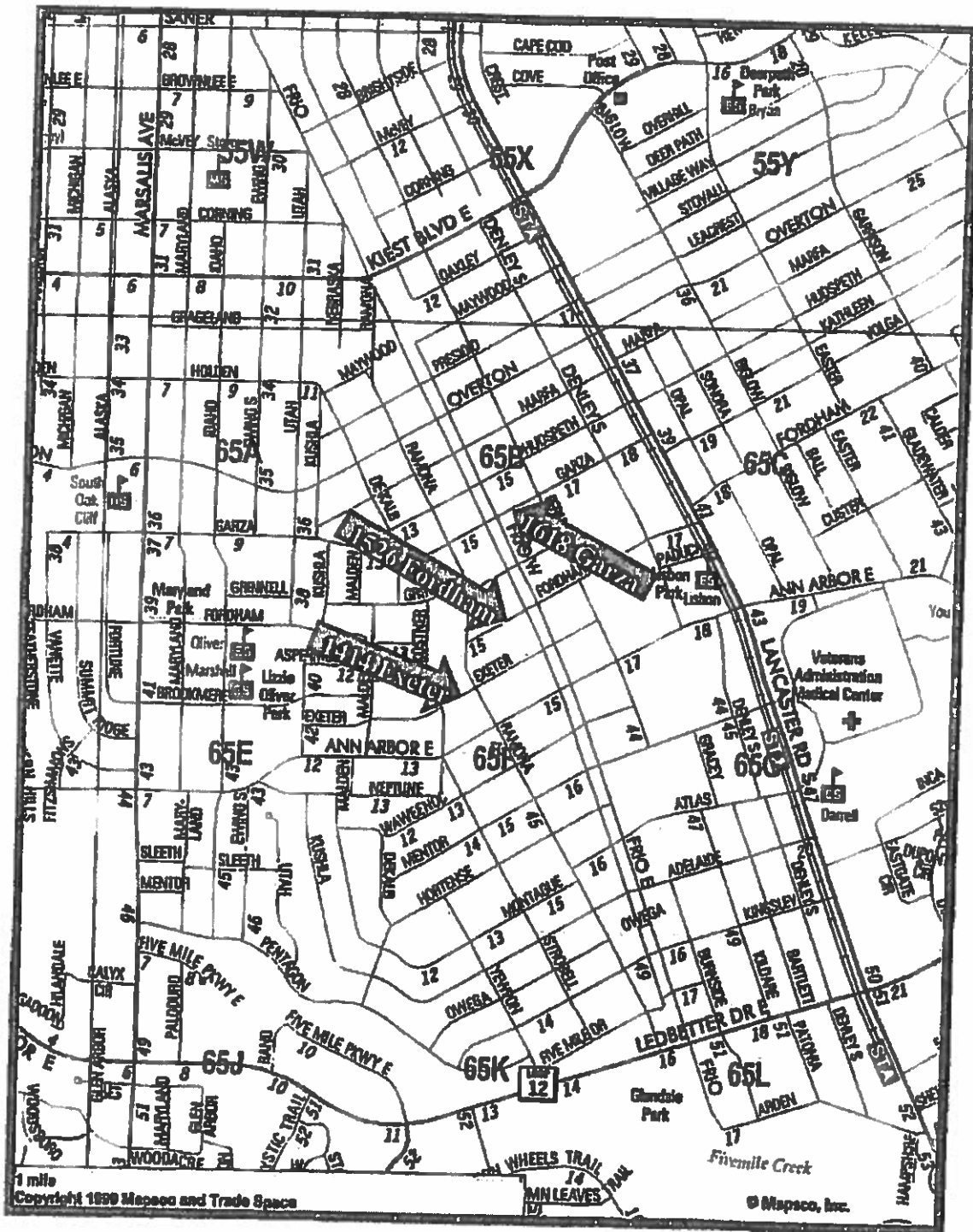
<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>	<u>Amount of Non-Tax Liens</u>
1. 1414 Exeter	65F	4	\$14,792.52
2. 731 Ezekial	57R	5	\$14,308.29
3. 1526 Fordham	65B	4	\$ 8,833.66
4. 1618 Garza	65B	4	\$14,215.69
5. 3731 Humphrey	56T	4	\$16,406.98
6. 3710 Prosperity	56T	4	\$14,420.19
7. 3720 Vandervoort	56T	4	\$11,722.73
8. 3810 Vandervoort	56T	4	\$13,869.18
9. 2507 Wilhurt	65D	4	\$10,979.57
10. 2747 Wilhurt	56W	4	\$16,238.00



MAPSCO 56T 56W 65D



MAPSCO 57R



MAPSCO 65B & 65F

August 10, 2016

WHEREAS, on January 28, 2004, 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, by Resolution No. 04-0458; and

WHEREAS, Marcer Construction Company, LLC submitted a proposal and development plan to DHADC for 10 lots shown on Exhibit "A" and the DHADC Board has approved the development plan and sale, subject to City Council approval; and

WHEREAS, City Council desires to approve the development plan shown on Exhibit "B" indicating the approximate square footage and sales price ranges of the proposed houses submitted by Marcer Construction Company, LLC and authorize the sale of 10 lots from DHADC to Marcer Construction Company, 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" indicating the approximate square footage and sales price ranges of the proposed houses submitted by Marcer Construction Company, LLC and the sale of 10 lots shown on Exhibit "A" from DHADC to Marcer Construction Company, LLC is approved.

Section 2. That the City Manager, upon approval as to form by the City Attorney, is authorized to execute a Deed without Warranty and releases 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"

LAND BANK PROPERTY				
PARCEL NUMBER	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SALE AMOUNT
1	1414 Exeter Lot 14, Bellevue Addition Block 9/4309	Marcer Construction Company, LLC	1	\$5,000.00
2	731 Ezekial Lot 29, Home Gardens No. 3 Addition Block K/6256	Marcer Construction Company, LLC	1	\$5,000.00
3	1526 Fordham Lot 22, Bellevue Addition Block 13/4313	Marcer Construction Company, LLC	1	\$5,000.00
4	1618 Garza Lot 14, Bellevue Addition Block 25/4321	Marcer Construction Company, LLC	1	\$5,000.00
5	3731 Humphrey Lot 13, Bonnie View Gardens Addition No. 2 Block H/6094	Marcer Construction Company, LLC	1	\$5,000.00
6	3710 Prosperity Lot 2, Spring Dell Addition Block F/6095	Marcer Construction Company, LLC	1	\$5,000.00
7	3720 Vandervoort Lot 25, Spring Dell Addition Block B/6095	Marcer Construction Company, LLC	1	\$5,000.00
8	3810 Vandervoort Lot 20, Spring Dell Addition Block B/6095	Marcer Construction Company, LLC	1	\$5,000.00
9	2507 Wilhurt Lot 13, Lisbon Heights Addition Block 3/5852	Marcer Construction Company, LLC	1	\$5,000.00
10	2747 Wilhurt Lot 31, Southgate Annex Addition, 1st Revision Block 5/6081	Marcer Construction Company, LLC	1	\$5,000.00
TOTAL				\$50,000.00

EXHIBIT B

SECTION II: DEVELOPMENT PLAN

A. DESCRIPTION OF THE LAND REQUESTED FOR DEVELOPMENT

(1) Number of lots requested in this proposal. 10

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

See attached page

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 _____
Square Footage range 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 range 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 6
Square Footage range of each home 1100-1300
Number of Bedrooms/Baths in each home 3 / 2
Number of Garages 2 Number of Carports 0 Detached ___ Attached X
Type of Exterior Veneer 3 wood side, 1 partial stone Which sides _____
Your Sales Price range without Subsidies to Qualified Low Income Buyer 110,000-145,000

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

Number of homes to be built 4
Square Footage range of each home 1200-1600
Number of Bedrooms/Baths in each home 3 / 2
Number of Garages 2 Number of Carports 0 Detached ___ Attached X
Type of Exterior Veneer _____ Which sides _____
Your Sales Price range without Subsidies to Qualified Low Income Buyer 110,000-145,000

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 DIIADC. 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 DIIADC for subsequent resale.

Start of Construction: 7 days after receiving the deed to the property

Completion of Construction: 60 days after start of construction

Sale of first affordable housing unit to low income household: ASAP days after completion of construction

Sale of last affordable unit to low income households: ASAF days after completion of first house

ADDENDUM - MARCER CONSTRUCTION

	Address	Legal Description	Census Tract
1	2747 Wilhurt Avenue Dallas, TX 75216	Lot 31, Blk 5/6081 Southgate	87.03
2	2507 Wilhurt Avenue Dallas, TX 75216	Lot 13, Blk 3/5852 Southgate	87.03
3	1414 Exeter Avenue Dallas, TX 75216	Lot 14, Blk 9/4309 Bellevue	59.01
4	1526 Fordham Road Dallas, TX 75216	Lot 22 Blk 13/4313 Bellevue	57.00
5	1618 Garza Avenue Dallas, TX 75216	Lot 14 Blk 25/4321 Bellevue	57.00
6	731 Ezekiel Avenue Dallas, TX 75217	Lot 29 Blk K/6256 Home Gardens	93.03
7	3731 Humphrey Drive Dallas, TX 75216	Lot 13 Blk H/6094 Bonnie View Gardens	86.04
8	3810 Vandervoort Drive Dallas, TX 75216	Lot 20 Blk B/6095 Spring Dell	86.04
9	3720 Vandervoort Drive Dallas, TX 75216	Lot 25 Blk B/6095 Spring Dell	86.04
10	3710 Prosperity Avenue Dallas, TX 75216	Lot 2 Blk F/6095 Spring Dell	86.04

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 2
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 46M

SUBJECT

Authorize (1) approval of the development plan submitted to the Dallas Housing Acquisition and Development Corporation by Meredith Investment Properties for the construction of an affordable 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 – 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) 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.

Meredith Investment Properties has submitted a proposal and development plan to DHADC for 1 lot shown on the attached list. The DHADC board of directors has approved the development plan and sale of the 1 lot, subject to City Council approval. This item will authorize City Council approval of the development plan submitted by Meredith Investment Properties to DHADC, the sale of that lot from DHADC to Meredith Investment Properties 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. DHADC's Deed without Warranty to Meredith Investment Properties will contain a reverter that returns the property to DHADC if a construction permit is not applied for by Meredith Investment Properties and construction financing is not closed within three years of conveyance.

BACKGROUND (continued)

Meredith Investment Properties will build an affordable house on the lot. The approximate square footage and sales price of the house will be from 1,500 to 1,800 square feet and from \$115,000 to \$160,000. The lot will be deed restricted for sale to a low income family.

DHADC will receive \$5,000.00 for the sales price of the vacant lot to Meredith Investment Properties, as calculated from the 2015-16 Land Bank Plan approved by City Council.

PRIOR ACTION/REVIEW (COUNCIL, BOARD, COMMISSIONS)

On January 28, 2004, by Resolution No. 04-0458, 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 21, 2015, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On June 23, 2016, the DHADC board of directors approved the development plan and sale of 1 lot from DHADC to Meredith Investment Properties.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

No cost consideration to the City

DEVELOPER

Meredith Investment Properties

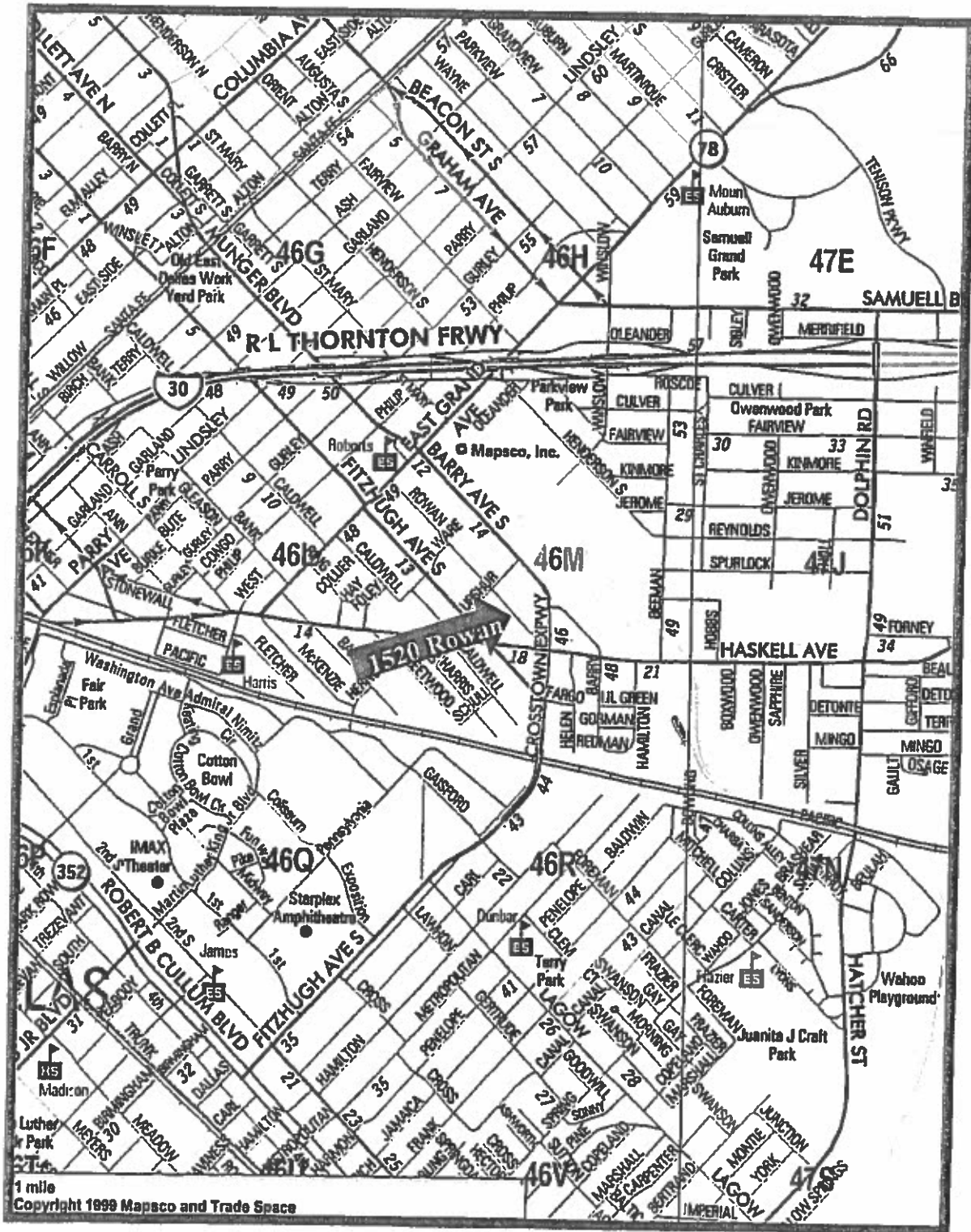
Lessel Meredith, Owner

MAP

Attached

**Land Bank (DHADC) Sale of Lots to
Meredith Investment Properties**

<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>	<u>Amount of Non-Tax Liens</u>
1. 1520 Rowan	46M	2	\$6,314.05



MAPSCO 46M

August 10, 2016

WHEREAS, on January 28, 2004, 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, by Resolution No. 04-0458; and

WHEREAS, Meredith Investment Properties submitted a proposal and development plan to DHADC for 1 lot shown on Exhibit "A" and the DHADC Board has approved the development plan and sale, subject to City Council approval; and

WHEREAS, City Council desires to approve the development plan shown on Exhibit "B" indicating the approximate square footage and sales price ranges of the proposed house submitted by Meredith Investment Properties and authorize the sale of 1 lot from DHADC to Meredith Investment Properties to build an affordable house;

NOW, THEREFORE,

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

Section 1. That the development plan shown on Exhibit "B" indicating the approximate square footage and sales price range of the proposed house submitted by Meredith Investment Properties and the sale of 1 lot shown on Exhibit "A" from DHADC to Meredith Investment Properties is approved.

Section 2. That the City Manager, upon approval as to form by the City Attorney, is authorized to execute a Deed without Warranty and releases of lien for any non-tax liens that may have been filed by the City on the lot 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"

LAND BANK PROPERTY				
PARCEL NUMBER	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SALE AMOUNT
1	1520 Rowan Part of Lot 18, D. Rowen's Addition Block 1451	Meredith Investment Properties	1	\$5,000.00
TOTAL				\$5,000.00

EXHIBIT B

SECTION II: DEVELOPMENT PLAN

A. DESCRIPTION OF THE LAND REQUESTED FOR DEVELOPMENT

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

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

1520 ROWAN

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 _____
Square Footage range of each home _____
Number of Bedrooms/Baths in each home 1
Number of Garages 1 Number of Carports _____ Detached _____ Attached _____
Type of Exterior Veneer _____ Which sides _____
Your Sales Price range 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 1
Square Footage range of each home 1500 TO 1800
Number of Bedrooms/Baths in each home 3 TO 4 / 2
Number of Garages N/A Number of Carports N/A Detached N/A Attached N/A
Type of Exterior Veneer BRICK & SIDING Which sides ALL 4
Your Sales Price range without Subsidies to Qualified Low Income Buyer 115K TO 160K

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

Number of homes to be built _____
Square Footage range 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 range 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.

Start of Construction: 60 days after receiving the deed to the property

Completion of Construction: 60 days after start of construction

Sale of first affordable housing unit to low income household: 30 days after completion of construction

Sale of last affordable unit to low income households: 5 days after completion of first house

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 6
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 44P

SUBJECT

Authorize an amendment to Resolution No. 16-0275, previously approved on February 10, 2016, for the development plan submitted to the Dallas Housing Acquisition and Development Corporation by KH Solutions, Inc. to change the proposed square footage and price range for the construction of an affordable house on 1 lot acquired from the Dallas Housing Acquisition and Development Corporation (list attached) - 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. On January 24, 2004, the City Council 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 both under the Act or otherwise.

KH Solutions, Inc. previously submitted a proposal and development plan to DHADC for the purchase of 1 lot. The proposal set the proposed square footage range from 1,000 to 1,200 and sales price range from \$105,000 to \$115,000 for the lot. KH Solutions, Inc. has submitted an amended development plan to change the square footage range from 1,200 to 1,700 and sales price range from \$140,000 to \$175,000 for the lot. The DHADC Board has approved the amended development plan, subject to City Council approval. This item will authorize City Council approval of the amended development plan submitted by KH Solutions, Inc. to the City's Land Bank. KH Solutions, Inc. will build an affordable house on the lot. Total amount to be paid for the lot is \$5,000.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On January 28, 2004, by Resolution No. 04-0458, 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 21, 2015, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On January 21, 2016, DHADC approved the development plan and sale of 1 lot from DHADC to KH Solutions, Inc.

On February 10, 2016, the City Council approved the sale of 1 lot from DHADC to KH Solutions, Inc. by Resolution No. 16-0275.

On June 23, 2016, DHADC approved the amended development plan for the 1 lot acquired by KH Solutions, Inc. from DHADC.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

No cost consideration to the City

DEVELOPER

KH Solutions, Inc.

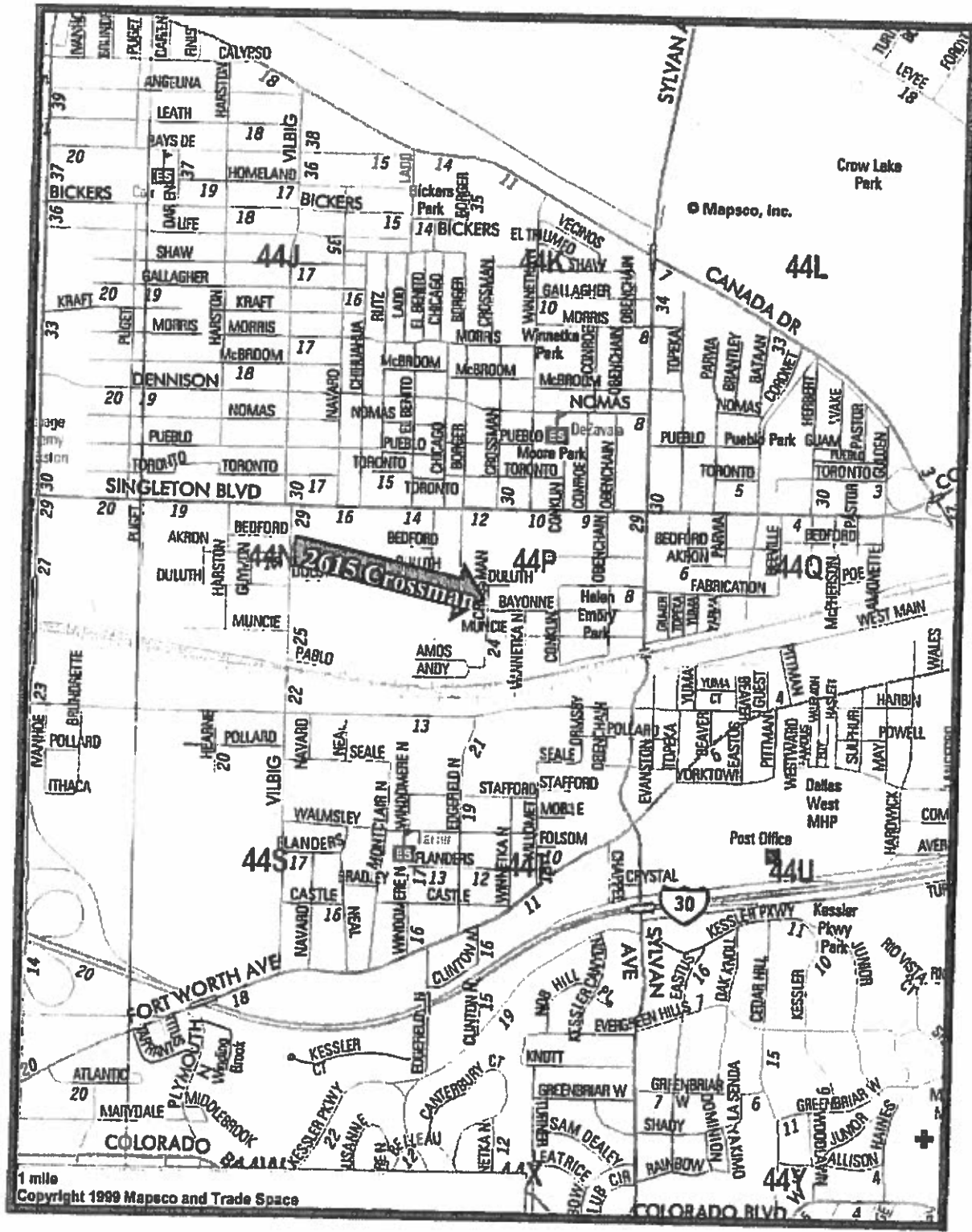
Zarinah Curry, President

MAP

Attached

**Land Bank (DHADC) Lot Owned by
KH Solutions, Inc.**

<u>Property Address</u>	<u>Mapsco</u>	<u>Council District</u>
1. 2615 Crossman	44P	6



1 mile
 Copyright 1999 Mapco and Trade Space

MAPSCO 44P

August 10, 2016

WHEREAS, on January 28, 2004, by Resolution No. 04-0458, 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; and

WHEREAS, on February 10, 2016, by Resolution No. 16-0275, City Council approved the acquisition of 1 Land Bank lot by KH Solutions, Inc. from DHADC; and

WHEREAS, KH Solutions, Inc. submitted an amended development plan to change the square footage range from approximately 1,200 to 1,700 and sales price range from approximately \$140,000 to \$175,000 for the 1 lot acquired by the developer as shown on Exhibit "A"; and

WHEREAS, City Council desires to approve the amended development plan shown on Exhibit "B" submitted by KH Solutions, Inc.;

NOW, THEREFORE,

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

Section 1. That the amended development plan shown on Exhibit "B" submitted by KH Solutions, Inc. for the 1 lot acquired by the developer as shown on Exhibit "A" is approved.

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"

LAND BANK PROPERTY				
PARCEL NUMBER	STREET ADDRESS LEGAL DESCRIPTION	QUALIFIED PURCHASER	NUMBER OF HOMEOWNER UNITS	SALE AMOUNT
1	2615 Crossman Lot 15 & South 40 feet of Lot 16, West End Addition Block 13/7265	KH Solutions, Inc	1	\$5,000.00
TOTAL				\$5,000.00

EXHIBIT B

SECTION II: DEVELOPMENT PLAN

A. DESCRIPTION OF THE LAND REQUESTED FOR DEVELOPMENT

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

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

2615 Crossman Ave
Dallas, TX 75212
Legal: 2 E Coombs West End
BLK 13/7265 L&S 40FT 16

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 60% 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 _____
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 between 81% and 115% of AMFI):

Number of homes to be built on lots 1
Square Footage of each home 1,200 - 1,700
Number of Bedrooms/Baths in each home 3 / 2
Number of Garages 2 Number of Carports _____ Detached _____ Attached
Type of Exterior Veneer Brk/Vinyl Which sides Brk-Front Vinyl-Sides
Your Sales Price ranges without Subsidies to Qualified Low Income Buyer 140,000 - 175,000

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 45 days
Completion of Construction 90 days
Sale of first affordable housing unit to low income households 135 days
Sale of last affordable unit to low income households 135 days

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 6
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 43H 44J N

SUBJECT

Authorize a public hearing to be held on September 14, 2016 to receive comments on the proposed sale of eight 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. (DNAH), submitted a proposal to construct eight (8) single-family homes containing approximately 1,378 square feet on the eight (8) 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 \$110,000 with construction to begin in September 2019.

This item calls for a public hearing on September 14, 2016, 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 eight (8) unimproved properties to DNAH. At the close of the public hearing, the City Council will be asked to authorize the sale of the properties to DNAH 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 August 1, 2016.

FISCAL INFORMATION

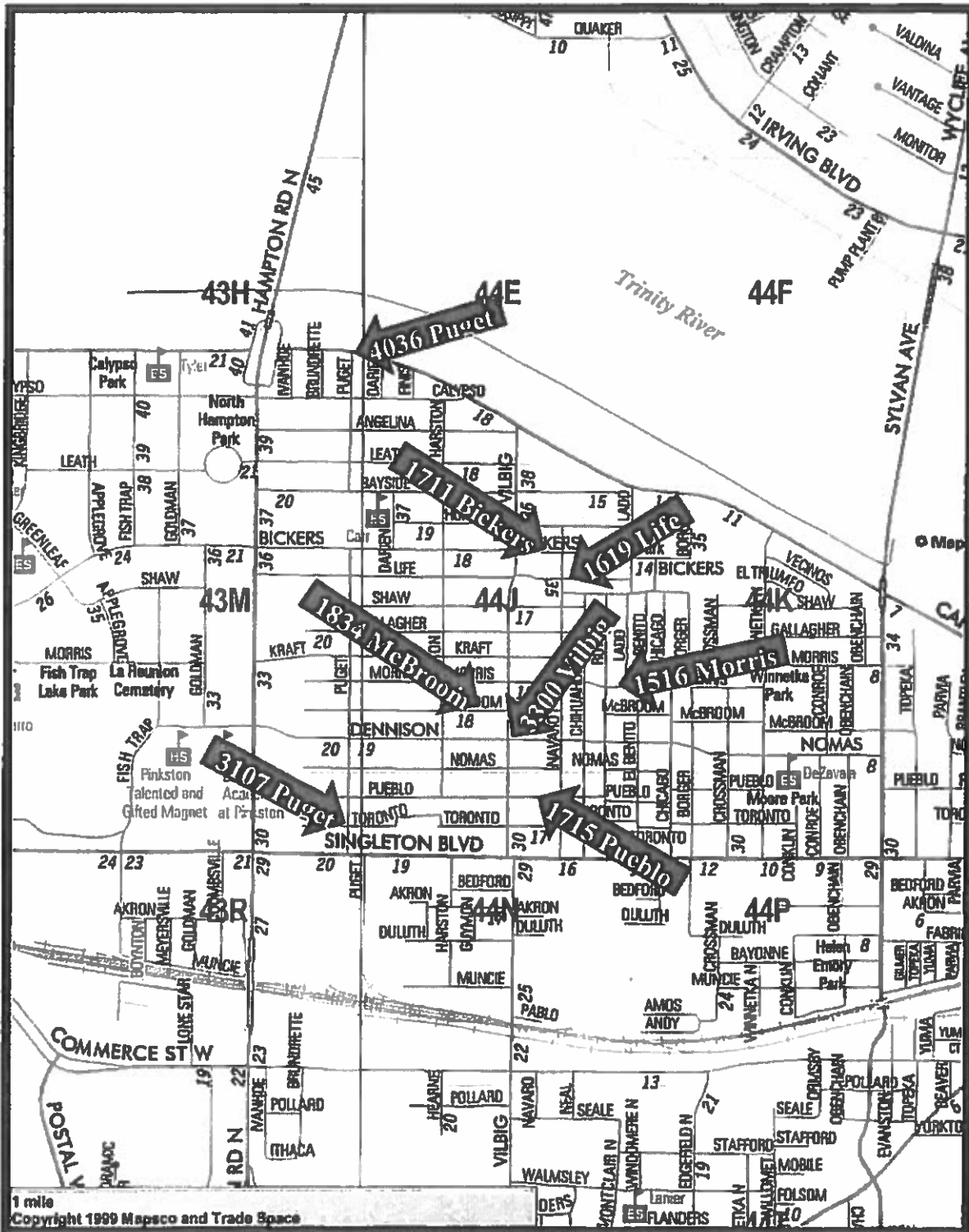
No cost consideration to the City

MAP

Attached

Tax Foreclosure and Seizure Property Resale

<u>Parcel No.</u>	<u>Address</u>	<u>Non-Profit Organization</u>	<u>Mapsco</u>	<u>DCAD Amount</u>	<u>Sale Amount</u>	<u>Vac/ Imp</u>	<u>Zoning</u>	<u>Council District</u>
1.	1715 Pueblo	Dallas Neighborhood Alliance for Habitat, Inc.	44N	\$9,600	\$1,000.00	V	R-5(A)	6
2.	1516 Morris	Dallas Neighborhood Alliance for Habitat, Inc.	44J	\$7,590	\$1,000.00	V	R-5(A)	6
3.	1619 Life	Dallas Neighborhood Alliance for Habitat, Inc.	44J	\$8,210	\$1,000.00	V	R-5(A)	6
4.	1711 Bickers	Dallas Neighborhood Alliance for Habitat, Inc.	44J	\$8,070	\$1,000.00	V	R-5(A)	6
5.	3300 Vilbig	Dallas Neighborhood Alliance for Habitat, Inc.	44J	\$8,640	\$1,000.00	V	CR	6
6.	1834 McBroom	Dallas Neighborhood Alliance for Habitat, Inc.	44J	\$9,050	\$1,000.00	V	R-5(A)	6
7.	3107 Puget	Dallas Neighborhood Alliance for Habitat, Inc.	44N	\$9,000	\$1,000.00	V	R-5(A)	6
8.	4036 Puget	Dallas Neighborhood Alliance for Habitat, Inc.	43H	\$8,130	\$1,000.00	V	R-5(A)	6



MAPSCO 43H, 44J, 44N

August 10, 2016

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 deeds 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., (DNAH) submitted a proposal to construct eight (8) single-family homes containing approximately 1,378 square feet on the eight (8) unimproved HB110 process-eligible, Land Transfer Program properties, identified on Exhibit A, attached hereto, for purchase by low to moderate income homebuyers at a proposed sales price from approximately \$95,000 to \$110,000 with construction to begin in September 2019; 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; and

NOW, THEREFORE,

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

August 10, 2016

Section 1. That the public hearing shall be held at 1:00 p.m. on September 14, 2016 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 eight (8) unimproved properties, identified on Exhibit A, acquired by the taxing authorities from the Sheriff to DNAH, 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	1715 Pueblo Lot 7, Homestead Addition Block C/7116	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
2	1516 Morris Lot 10, Wheeler & Reuss Eagle Ford Addition Block E/7111	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
3	1619 Life Lot 15, Homestead Gardens Addition Block B/7120	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
4	1711 Bickers Lot 8, Homestead Gardens Addition Block F/7120	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
5	3300 Vilbig Lot 13, Homestead Manor Addition Block 2/7117	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
6	1834 McBroom Lot 17, Victory Gardens Addition Block F/7122	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
7	3107 Puget Lot 6, Victory Gardens No. 4 Addition Block 15/7126	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
8	4036 Puget Lot 1, Roosevelt Manor 1st Inst., Addition Block 5/7130	Dallas Neighborhood Alliance for Habitat, Inc.	1	\$1,000.00
TOTAL				\$8,000.00

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 1, 2, 3, 4, 5, 6, 7, 8
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
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 11, 2016 to receive comments on the proposed City of Dallas FY 2016-17 Urban Land Bank Demonstration Program Plan; and (2) at the close of the public hearing, consideration of approval of the City of Dallas FY 2016-17 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 2016-17 Plan is attached as "Exhibit A" to the resolution.

Before adopting the FY 2016-17 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 10, 2016. 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 11, 2016 to consider public comment on the proposed FY 2016-17 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, by Resolution No. 04-0458, 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.

On September 21, 2015, the Housing Committee was briefed regarding the Urban Land Bank Demonstration Program which outlined the process and status of the program.

On October 14, 2015, City Council approved the City of Dallas FY 2015-16 Urban Land Bank Demonstration Program Plan by Resolution No. 15-1905.

Information about this item will be provided to the Housing Committee on August 1, 2016.

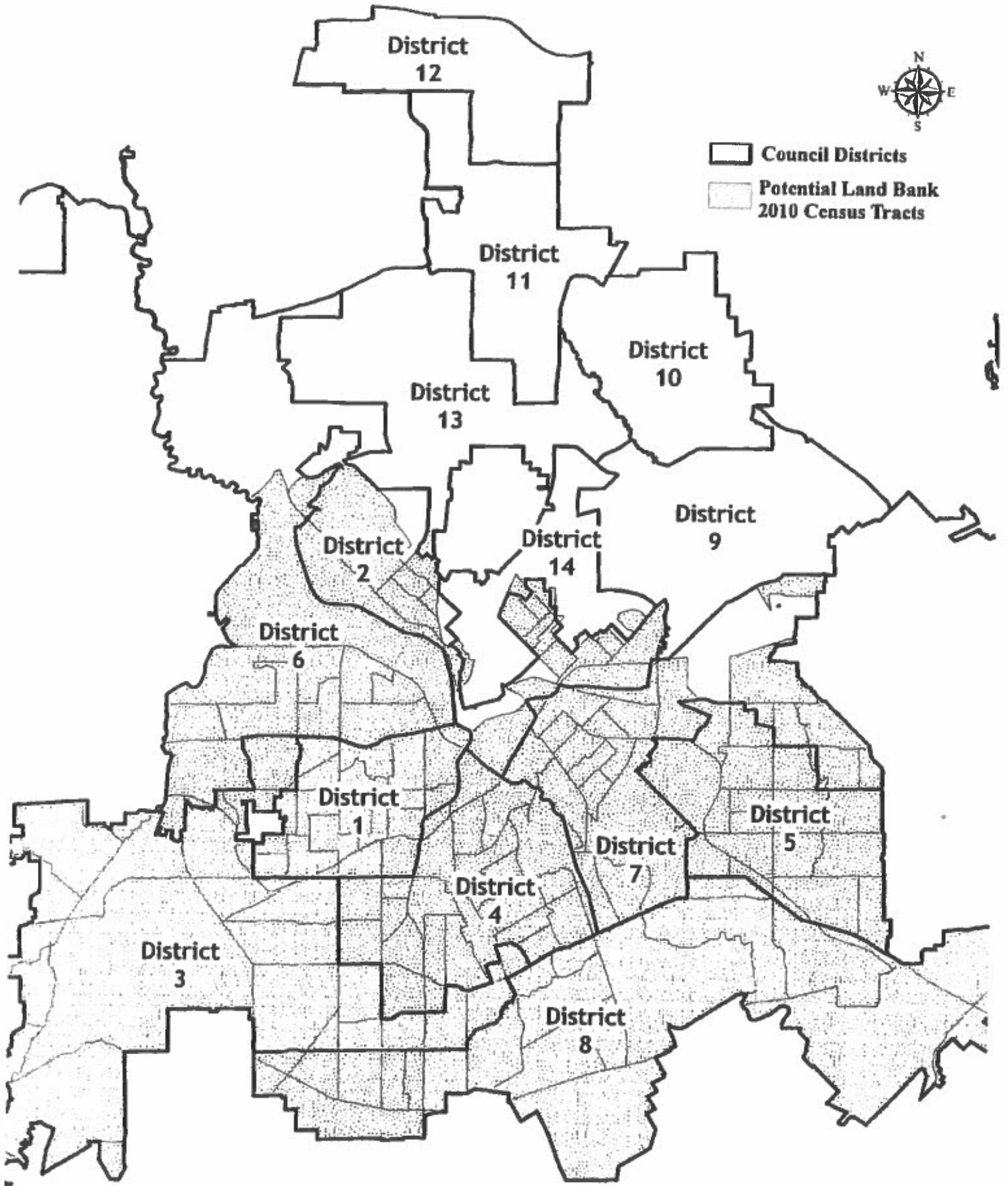
FISCAL INFORMATION

No cost consideration to the City

MAP

Attached

Potential Land Bank Census Tracts 2016-2017



August 10, 2016

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 2016-17, beginning October 1, 2016; 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 11, 2016 for public comment on the proposed FY 2016-17 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 11, 2016 before the Dallas City Council to receive comments from citizens on the proposed FY 2016-17 Urban Land Bank Demonstration Program Plan attached as "Exhibit A"; and (2) at the close of the public hearing, consider approval of the FY 2016-17 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 2016-17



City of Dallas

**Housing Department
1500 Marilla Street
Room 6DN
Dallas, Texas 75201**

October 11, 2016

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 2016-17 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 60th day before the date of the public hearing.

Following the adoption of the FY 2016-17 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, 2017. The performance report for the FY 2015-16 Urban Land Bank Demonstration Program Plan will be available no later than November 1, 2016.

CITY OF DALLAS' FY 2016-17 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 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/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 to a developer property intended for commercial use.

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 2539 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, FY 2014-15 and FY 2015-16 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 2016-17 to "qualified organizations" and "qualified participating developers" for affordable housing development under this program. Subject parcels will first be offered for sale in FY 2016-17 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 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 2016-17
Updated – 5/23/16

CHDO	GEOGRAPHIC BOUNDARIES	DATE CERTIFIED
Builders of Hope CDC 7920 Elmbrook Drive, Suite 103 Dallas, Texas 75247 Office (214) 920-9850 Fax (214) 630-5155 Damon Polk, President	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	12/15/1999
City Wide Community Development Corp. 3730 S. Lancaster Rd., Suite 110 Dallas, Texas 75216 Office (214) 371-0888 Fax (214) 371-0887 Sherman Roberts, President	City-wide	5/21/2007
East Dallas Community Organization 4210 Junius St., Suite 5 th 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	City-wide	10/09/1997
South Dallas/Fair Park Innercity Community Development Corporation 4907 Spring Ave. Dallas, Texas 75210 Office (214) 915-9900 Fax (214) 915-9909 Diane Ragsdale, Managing Director	South Dallas/Fair Park including Zip Codes 75210 & 75215 and Census Tracts 27.01, 27.02, 28, 29, 35, 36, 37, 38, 39.01 & 39.02	8/17/1992
SouthFair Community Development Corporation 2610 Martin Luther King Blvd. Dallas, Texas 75215 Office (214) 421-1363 Fax (214) 421-1364 Annie Jones Evans, Executive Director	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	02/03/1994

**ATTACHMENT B
ASSISTANCE PROGRAM**

**City of Dallas Housing Department
Anticipated FY 2016-17 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 11, 2016.

HOME PURCHASE ASSISTANCE

Mortgage Assistance Program

FY 2014-15 Actual	\$2,100,000
FY 2015-16 Actual	\$2,100,000
FY 2016-17 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 \$20,000 for new construction by CHDO's, construction on a Land Bank lot, in Neighborhood Investment Program areas or in approved target areas and up to \$14,000 on existing homes or for new construction by other developers. (214-670-3954)

HOUSING DEVELOPMENT ASSISTANCE

Community Housing Development Organization Program

FY 2014-15 Actual	\$1,000,000
FY 2015-16 Actual	\$1,000,000
FY 2016-17 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 2014-15 Actual	None
FY 2015-16 Actual	None
FY 2016-17 Proposed	None

Provides vertical construction loans to Community Based Development Organizations. (214-670-3601)

Economic Development GO Bond Program for Southern Dallas

FY 2014-15 Actual	None
FY 2015-16 Actual	None
FY 2016-17 Proposed	\$3,500,000

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 2014-15 Actual	\$1,977,078
FY 2015-16 Actual	\$1,348,807
FY 2016-17 Proposed	\$2,488,780

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 2016-17 LAND BANK PLAN

RESIDENTIAL

204	E	10TH	4836	FELLOWS	910		MUNCIE
401	E	10TH	4844	FELLOWS	913		MUNCIE
424	W	10TH	2414	FELTON	1812		MUNCIE
912	E	10TH	806	FERNWOOD	1911		MUNCIE
1024	E	10TH	1527	FERNWOOD	1927		MUNCIE
1027	E	10TH	1835	FERNWOOD	1923		MUNCIE
1102	E	10TH	1835	FERNWOOD	119		MURDEAUX
1124	E	10TH	2519	FERNWOOD	547		MURDOCK
1214	E	10TH	2521	FERNWOOD	605		MURDOCK
1221	E	10TH	2526	FERNWOOD	609		MURDOCK
1300	E	10TH	2603	FERNWOOD	720		MURDOCK
1308	E	10TH	2638	FERNWOOD	824		MURDOCK
1107	E	10TH	2639	FERNWOOD	1624	N	MURDOCK
1031	E	11TH	2719	FERNWOOD	10019		MUSKOGEE
1125	E	11TH	3001	FERNWOOD	3511		MYRTLE
1624	E	11TH	3217	FERNWOOD	3015		MYRTLE
1700	E	11TH	3225	FERNWOOD	3824		MYRTLE
1716	E	11TH	3922	FERNWOOD	4316		MYRTLE
1720	E	11TH	3930	FERNWOOD	6310		MYRTLE
1823	E	11TH	2935	FERNWOOD	6318		MYRTLE
1825	E	11TH	3007	FERNWOOD	123		NACHITA
2410	E	11TH	2612	FERRIS	2810		NAMUR
1013	E	11th St	2620	FERRIS	2825	S	NAMUR
409	W	12TH	301	FIDELIS	3145		NANDINA
722	W	12TH	8820	FILES	3244		NANDINA
901	E	12TH	8919	FILES	9999		NANTUCKET VILLAGE
917	E	12TH	4008	FINIS	10311		NANTUCKET VILLAGE
911		18TH	4011	FINIS	2446		NAOMA

2714	1ST AVE	2402	FINKLEA	2506	NAOMA
4208	1ST AVE	2406	FINKLEA	7934	NASSAU
4210	1ST AVE	2410	FINKLEA	8002	S NASSAU
4215	1ST AVE	2414	FINKLEA	3343	S NAVAJO
4216	1ST AVE	2418	FINKLEA	3314	NAVAJO DR
4224	1ST AVE	2430	FINKLEA	3116	NAVARO
4226	1ST AVE	4500	FIRESIDE	3226	NAVARO
2304	2ND AVE	9305	FIRESIDE	3314	NAVARO
4230	2ND AVE	9309	FIRESIDE	3321	NAVARO
5366	2ND AVE	1	FISH	3503	NAVARO
2008	3RD	2708	FISH TRAP	3018	NAVARO
2971	50th St	2714	FISH TRAP	3226	NAVARO ST
2436	51ST	5124	FITCHBURG	5	NAVY
2506	51ST	5512	FITCHBURG	15	NAVY
2611	51ST	1315	FITZHUGH	221	NAVY
2436	51ST ST	1520	S FITZHUGH	1909	NEAL
2506	51ST ST	1625	S FITZHUGH	111	NECHES
2611	51ST ST	1627	S FITZHUGH	654	NEELY
2624	51ST ST	3311	S FITZHUGH	631	W NEOMI
2433	52ND	3706	S FITZHUGH	722	NEOMI
2436	52ND	4222	S FITZHUGH	726	NEOMI
2522	52ND	3608	S FITZHUGH	731	NEOMI
2612	52ND	1014	S FIVE MILE	1359	NEPTUNE RD
2633	52ND	1022	W FIVE MILE	9999	NEW BEDFORD
2641	52ND	1531	W FLEETWOOD	9325	NEWHALL
2705	52ND	1630	FLEETWOOD	9407	NEWHALL
2727	52ND	304	FLEMING	1115	NEWPORT AVE
2433	52ND ST	312	FLEMING	3115	NICHOLSON
2630	52ND ST	1218	FLETCHER	5	NO NAME
2746	52ND ST	1300	FLETCHER	8	NO NAME
618	E 5TH	1308	FLETCHER	363	NO NAME
817	E 6TH	1325	FLETCHER	999	NO NAME

918	W	7TH	1330	FLETCHER	1219	NO NAME
115	W	8TH	1000	FLETCHER	3515	NO NAME
406	E	8TH	1212	FLETCHER	5839	NO NAME
513	E	8TH	1302	FOLEY	6036	NO NAME
521	E	8TH	1310	FOLEY	6500	NO NAME
1922	E	8TH	2423	FONVILLE	6524	NO NAME
1930	E	8TH	12800	FOOTHILL	6532	NO NAME
2934	W	9TH	1335	FORDHAM	6534	NO NAME
1030	E	9th St	1526	FORDHAM	9011	NO NAME
110	S	ACRES	1746	FORDHAM	1224	NOAH
111	N	ACRES	2110	FORDHAM	1100	NOKOMIS
116	N	ACRES	2218	FORDHAM	1131	NOLTE
230	S	ACRES	2227	FORDHAM	1415	NOMAS
350	N	ACRES	2246	FORDHAM	1525	NOMAS
350	N	ACRES DR	2302	FORDHAM	1735	NOMAS
1439		ADELAIDE	2403	FORDHAM	1842	NOMAS
1535		ADELAIDE	2406	FORDHAM	1846	NOMAS
1818		ADELAIDE	2522	FORDHAM	1939	NOMAS
3907		AGNES	2729	FORDHAM	1955	NOMAS
4002		AGNES	2733	FORDHAM	1966	NOMAS
2210		AKRON ST	2751	FORDHAM	2010	NOMAS
1910		AL LIPSCOMB WAY	2819	FORDHAM	3316	NOMAS
1823		ALABAMA	2826	FORDHAM	3320	NOMAS
2119		ALABAMA	2839	FORDHAM	3321	NOMAS
2200		ALABAMA	3217	FORDHAM	3324	NOMAS
2206		ALABAMA	3223	FORDHAM	3326	NOMAS
2210		ALABAMA	3300	FORDHAM	3407	NOMAS
2214		ALABAMA	3304	FORDHAM	3431	NOMAS
2218		ALABAMA	2254	FORDHAM RD	3529	NOMAS
2222		ALABAMA	2627	FOREMAN ST	3615	NOMAS
2226		ALABAMA	2923	FOREMAN ST	3630	NOMAS
2404		ALABAMA	2627	FOREMAN ST	3715	NOMAS
2412		ALABAMA	12026	FOREST GLEN CT	3718	NOMAS

2423	ALABAMA	3407	FORNEY RD	3720	NOMAS
2641	ALABAMA	3423	FORNEY RD	5518	NOMAS
2705	ALABAMA	3427	FORNEY RD	5521	NOMAS
2722	ALABAMA	3511	FORNEY RD	5703	NOMAS
2831	ALABAMA	1900	FORT WORTH	5707	NOMAS
2835	ALABAMA	114	FRANCES	5711	NOMAS
2847	ALABAMA	210	N FRANCES	5715	NOMAS
2900	ALABAMA	215	N FRANCES	5719	NOMAS
2919	ALABAMA	218	N FRANCES	5723	NOMAS
2926	ALABAMA	218	N FRANCES	1805	NOMAS St
2935	ALABAMA	315	S FRANCES	4705	NOME
2939	ALABAMA	2726	FRANK	4711	NOME
3014	ALABAMA	3510	FRANK	4716	NOME
3038	ALABAMA	3604	FRANK	4720	NOME
3042	ALABAMA	3607	FRANK	4723	NOME
3102	ALABAMA	3610	FRANK	4732	NOME
2541	ALAMAIN	3710	FRANK	4736	NOME
2715	ALAMAIN	3714	FRANK	4744	NOME
2723	ALAMAIN	3807	FRANK	4748	NOME
2739	ALAMAIN	4010	FRANK	4812	NOME
2747	ALAMAIN	4117	FRANK	4820	NOME
1514	ALASKA	4303	FRANK	4832	NOME
1631	ALASKA	4326	FRANK	4836	NOME
1706	ALASKA	4328	FRANK	4843	NOME
2006	ALASKA	4343	FRANK	4851	NOME
2402	ALASKA	4347	FRANK	4123	NORCO
2720	ALASKA	4414	FRANK	1201	NORTH
2730	ALASKA	4431	FRANK	1207	NORTH
2814	ALASKA	4435	FRANK	1215	NORTH
2914	ALASKA	4504	FRANK	1310	NORTH
2927	ALASKA	4510	FRANK	239	NORTH SHORE
2931	ALASKA	4535	FRANK	851	OAK FOREST

2946	ALASKA AVE	4602	FRANK	2826		OAK LN
3036	ALASKA AVE	4611	FRANK	714		OAK PARK
3123	ALASKA AVE	2726	FRAZIER	2328		OAK PLAZA
1510	Alaska Ave	2739	FRAZIER	2404		OAK PLAZA
414	ALBRIGHT	2911	FRAZIER	2419		OAK PLAZA
403	ALBRIGHT	2915	FRAZIER	2364		OAKDALE
405	ALBRIGHT	1321	FRIENDSHIP	2370		OAKDALE
410	ALBRIGHT	4838	FRIO	2428		OAKDALE
415	ALBRIGHT	1000	FRONT	2510		OAKDALE
401	ALBRIGHT	1219	FRONT	2514		OAKDALE
421	ALCALDE	2817	FROST	2519		OAKDALE
2902	ALEX	2834	FROST	2521		OAKDALE
2911	ALEX	2846	FROST	2542		OAKDALE
2927	ALEX	2850	FROST	2543		OAKDALE
2907	ALEX	2858	FROST	2547		OAKDALE
2914	ALEX	2859	FROST	2829		OAKDALE
2055	ALHAMBRA	2870	FROST	2834		OAKDALE
1010	ALLEN ST	2874	FROST	2837		OAKDALE
4004	ALSBURY	9351	FROSTWOOD	1306		OAKLEY
13	ALTO GARDEN	9351	FROSTWOOD	1308		OAKLEY
1325	AMOS	4014	FUREY	1406		OAKLEY
1333	AMOS	3507	FUREY	1506		OAKLEY
1340	AMOS	3919	FUREY	9999		OAKWOOD
2212	ANDERSON	4002	FUREY	2403		OBENCHAIN
2223	ANDERSON	4015	FUREY	4		ODESSA
2225	ANDERSON	4031	FUREY	4103		ODESSA
2227	ANDERSON	4109	FUREY	3431		ODESSA
2229	ANDERSON	4127	FUREY	8621		ODOM
2234	ANDERSON	4130	FUREY	318	E	OHIO
2239	ANDERSON	4131	FUREY	1238	W	OHIO
2241	ANDERSON	2651	GADBERRY	1242	E	OHIO
2243	ANDERSON	1843	GALLAGHER	1567	E	OHIO

2251	ANDERSON	1910	GALLAGHER	114		OHIO
2302	ANDERSON	1950	GALLAGHER	119	W	OHIO
2402	ANDERSON	2026	GALLAGHER	1547	E	OHIO
2414	ANDERSON	3404	GALLAGHER	1538	E	OHIO
2600	ANDERSON	3510	GALLAGHER	219	W	OKLAUNION
2629	ANDERSON	3710	GALLAGHER	900001		OLD MOSS
2710	ANDERSON	5215	GALLAGHER	3708		OPAL
2715	ANDERSON	2207	GALLATIN	3723		OPAL
2219	ANDERSON	1102	GALLOWAY AVE	3810		OPAL
1815	ANGELINA	1626	GARDEN DR	3831		OPAL
1955	ANGELINA	1715	GARDEN DR	3923		OPAL
2017	ANGELINA	2223	GARDEN DR	4214		OPAL
2024	ANGELINA	2231	GARDEN DR	4234		OPAL
2037	ANGELINA	2238	GARDEN DR	829		OSLO
2914	ANGELINA	2246	GARDEN DR	800		OSLO
9414	ANGELUS	2254	GARDEN DR	4406	N	OTTAWA DR
9422	ANGELUS	2345	GARDEN DR	76		OVERLOOK DR
9430	ANGELUS	2402	GARDEN DR	1427		OVERTON
713	ANGUS	2403	GARDEN DR	1607	E	OVERTON
717	ANGUS	2404	GARDEN DR	1618	E	OVERTON
1503	E ANN ARBOR	2407	GARDEN DR	1623	E	OVERTON
1514	E ANN ARBOR	2408	GARDEN DR	1651	E	OVERTON
1522	E ANN ARBOR	2424	GARDEN DR	2307	E	OVERTON
1719	E ANN ARBOR	2425	GARDEN DR	2730	E	OVERTON
1955	E ANN ARBOR	2410	GARDEN DR	2803	E	OVERTON
1961	E ANN ARBOR	13600	GARDEN GROVE	2835	E	OVERTON
1965	E ANN ARBOR	13826	GARDEN GROVE	1426	E	OVERTON
2107	E ANN ARBOR	3227	GARDEN LN	2855	E	OVERTON
2143	E ANN ARBOR	942	GARDENVIEW DR	2815	E	OVERTON
2207	E ANN ARBOR	4600	GARLAND	3907		OVERTON
2211	E ANN ARBOR	4611	GARLAND	4023		OVERTON
2215	E ANN ARBOR	4818	GARLAND	3915		OVERTON

2219	E	ANN ARBOR	4822	GARLAND	4015		OVERTON
2251	E	ANN ARBOR	5409	GARLAND	4007		OVERTON
2323	E	ANN ARBOR	5014	GARLAND AV	4011		OVERTON
2407	E	ANN ARBOR	5229	GARLAND AV	1418		OWEGA
2504	E	ANN ARBOR	4414	GARRISON	1422		OWEGA
2516	E	ANN ARBOR	4512	GARRISON	1426		OWEGA
2723	E	ANN ARBOR	4516	GARRISON	1442		OWEGA
2773	E	ANN ARBOR	4520	GARRISON	1446		OWEGA
2746	E	ANN ARBOR	4601	GARRISON	1510		OWEGA
2019	E	ANN ARBOR	4602	GARRISON	1542		OWEGA
2671	E	ANN ARBOR	4609	GARRISON	4721		OWENWOOD
654		ANNAROSE	4618	GARRISON	4818		OWENWOOD
710		ANNAROSE	4710	GARRISON	4822		OWENWOOD
2111		ANNEX	4711	GARRISON	4838		OWENWOOD
803		APACHE	4712	GARRISON	1179		OXBOW
3725		ARANSAS	4713	GARRISON	1183		OXBOW
3814		ARANSAS	1529	GARZA	4907		PACIFIC
3826		ARANSAS	1523	GARZA	704		PACKARD
3922		ARANSAS	1610	GARZA	705		PACKARD
4114		ARANSAS	1618	GARZA	713		PACKARD
2111		ARDEN	1630	GARZA	717		PACKARD
2117		AREBA	1634	GARZA	721		PACKARD
2119		AREBA	1730	GARZA	1011	S	PACKARD
1711		ARIZONA	1733	GARZA	1014		PACKARD
1918		ARIZONA	1735	GARZA	3522		PACKARD
2021		ARIZONA	1742	GARZA	417		PAGE
2201		ARIZONA	1823	GARZA	4022	W	PALACIOS
2209		ARIZONA	2231	GARZA	2322		PALL MALL
2221		ARIZONA	2900	GAY	2620		PALL MALL
2227		ARIZONA	2909	GAY	2656		PALL MALL
2420		ARIZONA	2910	GAY	2660		PALL MALL
2430		ARIZONA	2914	GAY	2715		PALL MALL

2606	ARIZONA	2910	GAY	2719	PALL MALL
2609	ARIZONA	2911	GAY	2723	PALL MALL
2610	ARIZONA	2904	Gay St	2750	PALL MALL
2618	ARIZONA	2912	Gay St	2808	PALL MALL
2642	ARIZONA	1238	GEORGIA	2814	PALL MALL
2716	ARIZONA	1239	GEORGIA	2815	PALL MALL
2814	ARIZONA	1410	GEORGIA	2820	PALL MALL
2839	ARIZONA	1514	GEORGIA	2824	PALL MALL
2914	ARIZONA	1537	GEORGIA	557	PALMETTO
3018	ARIZONA	2723	GERTRUDE	2741	PALO ALTO
3031	ARIZONA	2707	GERTRUDE	3155	PALO ALTO
3035	ARIZONA	2515	GHENT	3172	PALO ALTO
3047	ARIZONA	2522	GHENT	9302	PARAMOUNT
3328	ARIZONA	2526	GHENT	9426	PARAMOUNT
3006	ARIZONA Ave	2542	GHENT	9502	PARAMOUNT
8218	ARLENE	2555	GHENT	1409	PARK ROW
5511	ARLINGTON PARK	2621	GHENT	1805	PARK ROW
3732	ARMOR	2634	GHENT	1815	PARK ROW
3734	ARMOR	2518	GHENT	1819	PARK ROW
3736	ARMOR	2401	GIBBS WILLIAMS	1831	PARK ROW
3738	ARMOR	2445	GIBBS WILLIAMS	2532	PARK ROW
3742	ARMOR	2521	GIBBS WILLIAMS	2723	PARK ROW
5	ARMY	3526	GIBSONDELL	2445	PARKCLIFF
20	ARMY	4513	GINGER	5407	PARKDALE
21	ARMY	4539	GINGER	5411	PARKDALE
22	ARMY	2434	GIVENDALE	6903	PARKDALE
23	ARMY	2502	GIVENDALE	6919	PARKDALE
1614	ARROW	2506	GIVENDALE	6927	PARKDALE
4504	ASH	2510	GIVENDALE	6938	PARKDALE
4526	ASH	9	GLADEWATER	5008	PARKLAND
5407	ASH	4116	GLADEWATER	721	PARKVIEW
9566	ASH CREEK	4126	GLADEWATER	509	PARKWOOD

1	ASHWOOD	4154	GLADEWATER	516	PARKWOOD
2	ASHWOOD	4170	GLADEWATER	605	PARKWOOD
600	ASPENDALE	4227	GLADEWATER	611	PARKWOOD
3208	ATLANTA	4239	GLADEWATER	617	PARKWOOD
3619	ATLANTA	4247	GLADEWATER	623	PARKWOOD
3942	ATLANTA	4327	GLADEWATER	629	PARKWOOD
3905	ATLANTA	1415	GLEN	740	PARKWOOD
3938	ATLANTA	5722	GLEN FOREST	1211	PARLAY
3943	ATLANTA	2519	GLENFIELD	1212	PARLAY
1833	ATLAS	2524	GLENFIELD	1215	PARLAY
5141	AUDREY	2711	GLENFIELD	1216	PARLAY
5104	AUDREY	2719	GLENFIELD	1219	PARLAY
5301	AUDREY	9	GLIDDEN	1222	PARLAY
1906	AUTUMN MEADOW	19	GLIDDEN	1223	PARLAY
3912	AVANT ST	20	GLIDDEN	2708	PARNELL
407	AVE A	1331	GLIDDEN	2722	PARNELL
409	AVE A	1338	GLIDDEN	2724	PARNELL
415	AVE A	2919	GLOYD	2732	PARNELL
1619	AVE B	2945	GLOYD	2828	PARNELL
1703	AVE B	2730	GOLDMAN ST	2901	PARNELL
1710	AVE B	3206	GOLDSPIER DR	2915	PARNELL
1727	AVE B	2315	GOOCH	4528	PARRY
1731	AVE B	2333	GOOCH	4910	PARRY
1	AVE D	2339	GOOCH	2708	PARSONS
426	AVE E	2346	GOOCH	2712	PARSONS
423	AVE E	2403	GOOCH	2711	PARSONS
426	AVE E	2420	GOOCH	3343	PARVIA
444	AVE E	2503	GOOCH	5168	PATONIA
319	AVE F	2701	GOOCH	1307	PEABODY
351	AVE F	2809	GOOCH	1319	PEABODY
418	AVE F	2814	GOOCH	1325	PEABODY
323	AVE G	2820	GOOCH	1812	PEABODY

327		AVE G	2825	GOOCH	2311	PEABODY
607		AVE G	2310	GOOCH	2408	PEABODY
419		AVE H	2412	GOOD LATIMER	2413	PEABODY
516		AVE H	2425	S GOOD LATIMER	2509	PEABODY
402		AVE J	2715	GOODWILL	2524	PEABODY
403		AVE J	2716	GOODWILL	2525	PEABODY
503		AVE J	2722	GOODWILL	2529	PEABODY
419		AVE L	2723	GOODWILL	2533	PEABODY
410		AVE L	1900	GOULD	2610	PEABODY
3962		AVOCADO	2608	GOULD	2612	PEABODY
4202		AZTEC	2700	GOULD	2724	PEABODY
4208		AZTEC	2716	GOULD	2406	PEABODY
4212		AZTEC	2724	GOULD	1637	PEAR
4249		AZTEC	2727	GOULD	1712	PEAR
4306		AZTEC	2829	GOULD	1713	PEAR
4311		AZTEC	9700	GRADY	2819	PEARY
4118		BABCOCK	10706	GRADY	2823	PEARY
1305		BADEN	2703	GRAFTON	2859	PEARY
1315		BADEN	608	GRAHAM	2875	PEARY
1322		BADEN	702	GRAHAM	2839	PEARY
1330		BADEN	710	GRAHAM	999	PEBBLE VALLEY
1336		BADEN	1502	GRAND	401	PECAN
118	S	BAGLEY	1507	GRAND	402	PECAN
400	N	BAGLEY	1910	GRAND	407	PECAN
403	N	BAGLEY	2524	GRAND	408	PECAN
1042	N	BAGLEY	2534	GRAND	413	PECAN
4019		BAKER	2723	GRAND	416	PECAN
3916		BALCH	4309	GRAND	423	PECAN
3914		BALCH	1101	E GRANT	431	PECAN
4503		BALDWIN	1231	GRANT	606	PEMBERTON HILL
4727		BALDWIN	1307	GRANT	648	PEMBERTON HILL
4731		BALDWIN	3017	GRAYSON	1031	PEMBERTON HILL

4806	BALDWIN	1	GREAT TRINITY FOREST	3533	PENELOPE
4811	BALDWIN	804	GREEN CASTLE	3532	PENELOPE
4819	BALDWIN	9999	GREENGROVE	3533	PENELOPE
4161	BALL	13101	GREENGROVE	3602	PENELOPE
4134	BALL	13305	GREENGROVE	3603	PENELOPE
710	BANK	214	GREENHAVEN	3606	PENELOPE
1114	BANK	234	GREENHAVEN	3614	PENELOPE
1419	BANK	1611	GREENLAWN	3631	PENELOPE
1430	BANK	1615	GREENLAWN	3702	PENELOPE
1500	BANK	1619	GREENLAWN	3704	PENELOPE
1515	BANK	1406	GREENVILLE AVE	3707	PENELOPE
1516	BANK	2218	GREER	3719	PENELOPE
71	BANKS	2325	GREER	3811	PENELOPE
78	BANKS	2226	GREER	3815	PENELOPE
140	BANKS	3126	GREGG	3819	PENELOPE
145	BANKS	3128	GREGG	3922	PENELOPE
1615	BANNOCK	3141	GREGG	4006	PENELOPE
1625	BANNOCK	620	GRIFFITH	1313	PENNSYLVANIA
1635	BANNOCK	1626	GRINNELL	1317	PENNSYLVANIA
1641	BANNOCK	1630	GRINNELL	1325	PENNSYLVANIA
1710	BANNOCK	10404	GROVE OAKS	1415	PENNSYLVANIA
5135	BARBER	200 E	GRUBB DR	2414	PENNSYLVANIA
5213	BARBER	3738	GUARANTY ST	2504	PENNSYLVANIA
2619	BARLOW	3212	GUNTER AVE	2525	PENNSYLVANIA
2623	BARLOW	3224	GUNTER AVE	2710	PENNSYLVANIA
2709	BARLOW	4845	GURLEY AVE	2722	PENNSYLVANIA
2717	BARLOW	4845	GURLEY AVE	2812	PENNSYLVANIA
3301	BARNARD	2811	GUYMON	2822	PENNSYLVANIA
5500	BARREE	3325	HALLETT	2834	PENNSYLVANIA
5634	BARREE	3333	HALLETT	2908	PENNSYLVANIA
5734	BARREE	3507	HALLETT	3105	PENNSYLVANIA
1449	BARRY	3515	HALLETT	3110	PENNSYLVANIA

916	BAYONNE	3200	HAMILTON	3117	PENNSYLVANIA
805	BAYONNE	3306	HAMILTON	3203	PENNSYLVANIA
811	BAYONNE	3523	HAMILTON	2728	PENNSYLVANIA AV
818	BAYONNE	3602	HAMILTON	3423	PEORIA
1115	BAYONNE	3702	HAMILTON	3717	PEORIA
1121	BAYONNE	3706	HAMILTON	3722	PEORIA
1836	BAYSIDE	3726	HAMILTON	3738	PEORIA
1847	BAYSIDE	3815	HAMILTON	3838	PEORIA
2019	BAYSIDE	3909	HAMILTON	3842	PEORIA
2023	BAYSIDE	3925	HAMILTON	4528	PERRY
605	S BEACON	4105	HAMILTON	2	PERSIMMON
3313	BEALL	4117	HAMILTON	2906	PERSIMMON
3322	BEALL	4309	HAMILTON	2918	PERSIMMON
3326	BEALL	4343	HAMILTON	2937	PERSIMMON
3327	BEALL	4400	HAMILTON	3038	PERSIMMON
3330	BEALL	4414	HAMILTON	3045	PERSIMMON
8119	BEARDEN	4508	HAMILTON	3049	PERSIMMON
3023	BEAUCHAMP	4510	HAMILTON	3053	PERSIMMON
3066	BEAUCHAMP	4426	HAMILTON AV	3129	PERSIMMON
3067	BEAUCHAMP	4117	HAMILTON AV	3156	PERSIMMON
3300	BEAUCHAMP	1858	HAMLET	3203	PERSIMMON
3302	BEAUCHAMP	4033	HAMMERLY	4508	PHILIP
3421	BEAUCHAMP	4013	HAMMERLY	4515	PHILIP
3019	BEAUCHAMP ST	3303	HAMPTON	4520	PHILIP
1534	BEAUFORD	3601	HANCOCK	4523	PHILIP
1553	BEAUFORD	3617	S HANCOCK	4524	PHILIP
1577	BEAUFORD	3621	HANCOCK	4531	PHILIP
1643	BEAUFORD	3625	HANCOCK	5119	PHILIP
1737	BEAUFORD	3906	HANCOCK	5509	PICKFAIR CIR
1739	BEAUFORD	3910	HANCOCK	108	PIN OAK ST
1819	BEAUFORD	3911	HANCOCK	112	PIN OAK ST
1821	BEAUFORD	3926	HANCOCK	267	PIN OAK ST

12402		BEAUFORD	4004	HANCOCK	410	PIN OAK ST
1409		BEAUMONT	24	HARBOR CT	1600	PINE
707	N	BECKLEY	2301	HARDING	1603	PINE
719	N	BECKLEY	2227	HARDING	1609	PINE
735	N	BECKLEY	2246	HARDING	1617	PINE
828	N	BECKLEY	2327	HARDING	1725	PINE
912	S	BECKLEY	2335	HARDING	2232	PINE
918	S	BECKLEY	2343	HARDING	2233	PINE
1512	S	BECKLEY	2311	HARDING ST	2408	PINE
2938	S	BECKLEY	2326	HARDING ST	2506	PINE
3042	S	BECKLEY	2418	HARDING ST	2522	PINE
3206	S	BECKLEY	1522	HARLANDALE	2538	PINE
3302	S	BECKLEY	1735	HARLANDALE	2539	PINE
8924		BECKLEYCREST	2314	HARLANDALE	2603	PINE
9116		BECKLEYCREST	2318	HARLANDALE	2616	PINE
9421		BECKLEYCREST	2431	HARLANDALE	2643	PINE
9224		BECKLEYVIEW	2644	HARLANDALE	2830	PINE
9228		BECKLEYVIEW	2923	HARLANDALE	3218	PINE
209		BECKLEYWOOD	3014	HARLANDALE	3235	PINE
336		BECKLEYWOOD	3121	HARLANDALE	3319	PINE
3712		BEDFORD ST	3135	HARLANDALE	3335	PINE
5238		BEEMAN	3328	HARLANDALE	3622	PINE
3200	S	BELTLINE	3105	HARMON	3635	PINE
1100	S	BELTLINE	3108	HARMON	3639	PINE
4231	S	BELTLINE	3130	HARMON	3642	PINE
4233	S	BELTLINE	3143	HARMON	3702	PINE
2058		BEN HUR	1538	HARRIS CT	3710	PINE
2065		BEN HUR	1550	HARRIS CT	3714	PINE
2070		BEN HUR	1579	HARRIS CT	3723	PINE
2122		BEN HUR	1600	HARRIS CT	3902	PINE
2158		BEN HUR	1602	HARRIS CT	3902	PINE
2164		BEN HUR	2315	HARRISON	4002	PINE

2176	BEN HUR	2605	HARRISON	4010	PINE
2182	BEN HUR	2609	HARRISON	2002	PLAINCREEK
2222	BEN HUR	2611	HARRISON	2010	PLAINCREEK
7041	BENNING	2819	HARSTON	2016	PLAINCREEK
2726	BENROCK	2823	HARSTON	8334	PLAINVIEW
2730	BENROCK	3631	HARSTON	8344	PLAINVIEW
2731	BENROCK	401	HART	8351	PLAINVIEW
2806	BENROCK	407	HART	8401	PLAINVIEW
2807	BENROCK	409	HART	8430	PLAINVIEW
2815	BENROCK	411	HART	604	PLEASANT
2823	BENROCK	444	HART	1038	PLEASANT
2830	BENROCK	452	HART	1813	PLEASANT
2906	BENROCK	457	HART	2267	PLEASANT
2907	BENROCK	608	HARTSDALE	2271	PLEASANT
2918	BENROCK	11001	HARVEST RD	2851	PLEASANT
2934	BENROCK	9800	HARWELL	3105	PLEASANT
2938	BENROCK	3308	HARWOOD	612	PLEASANT DR
2946	BENROCK	3409 S	HARWOOD	134	PLEASANT MEADOWS
2947	BENROCK	3513 S	HARWOOD	204	PLEASANT MEADOWS
2954	BENROCK	3521 S	HARWOOD	204	PLEASANT MEADOWS
2955	BENROCK	4926 S	HARWOOD	134	PLEASANT MEADOWS
2962	BENROCK	3516 S	HARWOOD	612	PLEASANT VISTA
2963	BENROCK	1644 S	HASKELL	613	PLEASANT VISTA
9350	BERMUDA	3212 S	HASKELL	619	PLEASANT WOODS
3401	BERNAL	1205 S	HASKELL	627	PLEASANT WOODS
3427	BERNAL	2310 S	HASLETT	1420 N	PLUM
3439	BERNAL	2711	HASTINGS	5734 N	PLUM DALE
5518	BERNAL	1624	HATCHER	5739	PLUM DALE
5704	BERNAL	1632	HATCHER	5744	PLUM DALE
5708	BERNAL	1705	HATCHER	5800	PLUM DALE
5726	BERNAL	2255	HATCHER	5801	PLUM DALE
3614	BERTRAND	2303	HATCHER	5818	PLUM DALE

3723	BERTRAND	2503	HATCHER	5906		PLUM DALE
4306	BERTRAND	2525	HATCHER	5908		PLUM DALE
3603	BERTRAND AV	2541	HATCHER	6018		PLUM DALE
2026	BERWICK	2551	HATCHER	6022		PLUM DALE
534	BETHPAGE	2561	HATCHER	6023		PLUM DALE
630	BETHPAGE	2600	HATCHER	6031		PLUM DALE
634	BETHPAGE	2603	HATCHER	6035		PLUM DALE
707	BETHPAGE	2615	HATCHER	6039		PLUM DALE
714	BETHPAGE	2645	HATCHER	6043		PLUM DALE
2210	BETHURUM	2819	HATCHER	6047		PLUM DALE
2214	BETHURUM	3112	HATCHER	6051		PLUM DALE
2216	BETHURUM	3801	HATCHER	6055		PLUM DALE
2302	BETHURUM	3814	HATCHER	6059		PLUM DALE
2311	BETHURUM	3926	HATCHER	6067		PLUM DALE
2316	BETHURUM	3930	HATCHER	6071		PLUM DALE
2743	BETHURUM	533	HATTON	6072		PLUM DALE
845	BETTERTON	538	HATTON	800		PLYMOUTH
900	BETTERTON	772	HAVENWOOD	4114		POINSETTIA
903	BETTERTON	929	HAVENWOOD	4105	S	POINTER
1015	BETTERTON	4412	HAVERTY	925		POLK
1101	BETTERTON	728	HAYMARKET	9330		POLK
1105	BETTERTON	1019	HAYMARKET	9408	S	POLK
1112	BETTERTON	2021	HAYMARKET	1818	S	POLLARD
1131	BETTERTON	2045	HAYMARKET	1842		POLLARD
1139	BETTERTON	2071	HAYMARKET	1919	S	POLLARD
1145	BETTERTON	2101	HAYMARKET	1842		POLLARD ST
5414	BEXAR	2161	HAYMARKET	3915		POLLY
6004	BEXAR	7610	HAZEL	3919		POLLY
6018	BEXAR	2003	HEARNE	3924		POLLY
6022	BEXAR	2714	HECTOR	3927		POLLY
6520	BEXAR	2720	HECTOR	3933		POLLY
6526	BEXAR	2707	HECTOR	3927		POLLY ST

6702	BEXAR	4430	HEDGDON	3933		POLLY ST
6812	BEXAR	4511	HEDGDON	3919		POLLY ST
6915	BEXAR	538	HELENA	3915		POLLY ST
6919	BEXAR	542	HELENA	3425		PONDROM
7011	BEXAR	602	HELENA	3509		PONDROM
7013	BEXAR	611	HELENA	708		PONTIAC
1503	BICKERS	619	HELENA	800		PONTIAC
1518	BICKERS	731	HELENA	801		PONTIAC
1711	BICKERS	734	HELENA	903		PONTIAC
1719	BICKERS	747	HELENA	1023		PONTIAC
1823	BICKERS	402	HENDERSON	1624		POPLAR
1910	BICKERS	1110	HENDRICKS	1715		POPLAR
1930	BICKERS	1311	S HENDRICKS	2207		POPLAR
3423	BICKERS	1327	HENDRICKS	2307		POPLAR
3634	BICKERS	1401	HENDRICKS	2206		PORTERFIELD
3638	BICKERS	1419	HENDRICKS	2210		PORTERFIELD
3642	BICKERS	1631	HERALD	2213		PORTERFIELD
3702	BICKERS	1635	HERALD	2214		PORTERFIELD
3706	BICKERS	1638	HERALD	2218		PORTERFIELD
3724	BICKERS	1621	HERALD	2221		PORTERFIELD
3431	BICKERS	1635	HERALD	800		PRAIRIE CREEK
3317	BIGLOW	3819	HERRLING ST	1002	N	PRAIRIE CREEK
4002	BIGLOW	4817	HEYWORTH ST	1002	N	PRAIRIE CREEK RD
4006	BIGLOW	5726	HIAWATHA	1		PRAIRIE FLOWER
4019	BIGLOW	5732	HIAWATHA	8509		PRAIRIE HILL LN
4151	BIGLOW	523	HIGH	900009		PRATER
4155	BIGLOW	718	HIGHFALL	1432		PRESIDIO
4159	BIGLOW	1960	HIGHLAND	1613		PRESIDIO
4175	BIGLOW	3420	HIGHLAND WOODS	1651		PRESIDIO
4207	BIGLOW	3421	HIGHLAND WOODS	1506		PRESIDIO
4214	BIGLOW	3426	HIGHLAND WOODS	6526		PROSPER ST
4218	BIGLOW	3430	HIGHLAND WOODS	2727		PROSPERITY

4231	BIGLOW	3436	HIGHLAND WOODS	2745	PROSPERITY
3126	BILL HARROD	3440	HIGHLAND WOODS	2753	PROSPERITY
2615	BIRDSONG	3444	HIGHLAND WOODS	2761	PROSPERITY
2401	BIRMINGHAM	3504	HIGHLAND WOODS	2763	PROSPERITY
2408	BIRMINGHAM	3505	HIGHLAND WOODS	2769	PROSPERITY
2501	BIRMINGHAM	3510	HIGHLAND WOODS	2771	PROSPERITY
2521	BIRMINGHAM	3511	HIGHLAND WOODS	2781	PROSPERITY
2700	BIRMINGHAM	3516	HIGHLAND WOODS	2801	PROSPERITY
2825	BIRMINGHAM	3517	HIGHLAND WOODS	2802	PROSPERITY
2901	BIRMINGHAM	3521	HIGHLAND WOODS	2910	PROSPERITY
2909	BIRMINGHAM	3525	HIGHLAND WOODS	2918	PROSPERITY
2931	BIRMINGHAM	3526	HIGHLAND WOODS	2931	PROSPERITY
3020	BIRMINGHAM	3529	HIGHLAND WOODS	3018	PROSPERITY
3021	BIRMINGHAM	3533	HIGHLAND WOODS	3019	PROSPERITY
3025	BIRMINGHAM	3536	HIGHLAND WOODS	3706	PROSPERITY
3034	BIRMINGHAM	3537	HIGHLAND WOODS	3710	PROSPERITY
3118	BIRMINGHAM	940	HILLBURN	1403	PUEBLO
3119	BIRMINGHAM	1227	HILLBURN	1414	PUEBLO
2929	BIRMINGHAM	1231	HILLBURN	1515	PUEBLO
3725	BLACK OAK	9999	HILLBURN	1903	PUEBLO
1210	BLISS	2703	HILLGLENN	1922	PUEBLO
1214	BLISS	227	HILLVALE	1933	PUEBLO
1218	BLISS	917	E HOBSON	1947	PUEBLO
1222	BLISS	1010	HOBSON	3318	PUEBLO
1308	BLISS	1115	E HOBSON	3324	PUEBLO
1314	BLISS	1144	E HOBSON	3329	PUEBLO
1318	BLISS	5019	HOHEN	3423	PUEBLO
1022	BLUEBERRY	5023	HOHEN	3434	PUEBLO
9025	BLUECREST	841	HOLCOMB	3521	PUEBLO
9211	BLUECREST	846	HOLCOMB	3525	PUEBLO
5868	BLUFFMAN	851	HOLCOMB	3541	PUEBLO
6002	BLUNTER	930	HOLCOMB	3543	PUEBLO

6006	BLUNTER	942	HOLCOMB	3552	PUEBLO
6007	BLUNTER	950	HOLCOMB	3622	PUEBLO
6014	BLUNTER	1032	E HOLCOMB	3623	PUEBLO
402	BOBBIE	1224	HOLCOMB	3624	PUEBLO
416	BOBBIE	1032	HOLCOMB	3626	PUEBLO
417	BOBBIE	7459	HOLLY HILL	3700	PUEBLO
400	BOBBIE	2703	HOLMES	5618	PUEBLO
8329	BOHANNON	2715	HOLMES	5622	PUEBLO
5635	BON AIR	2820	HOLMES	5626	PUEBLO
5643	BON AIR	2824	HOLMES	5630	PUEBLO
5647	BON AIR	2913	HOLMES	5633	PUEBLO
5663	BON AIR	3012	HOLMES	5634	PUEBLO
5707	BON AIR	3105	HOLMES	5637	PUEBLO
5711	BON AIR	3522	HOLMES	5638	PUEBLO
5714	BON AIR	3720	HOLMES	5641	PUEBLO
5731	BON AIR	3734	HOLMES	5642	PUEBLO
5735	BON AIR	3821	HOLMES	5645	PUEBLO
5739	BON AIR	3826	HOLMES	5646	PUEBLO
1240	N BOND	3826	HOLMES	5649	PUEBLO
1252	N BOND	3830	HOLMES	5650	PUEBLO
315	BONNIE VIEW	3833	HOLMES	5654	PUEBLO
327	BONNIE VIEW	3847	HOLMES	5658	PUEBLO
332	BONNIE VIEW	3908	HOLMES	5702	PUEBLO
345	BONNIE VIEW	1722	HOMELAND	5703	PUEBLO
349	BONNIE VIEW	3642	HOMELAND	5706	PUEBLO
405	BONNIE VIEW	3642	HOMELAND	5707	PUEBLO
417	BONNIE VIEW	3730	HOMELAND	5802	PUEBLO
426	BONNIE VIEW	3702	HOMELAND	5805	PUEBLO
431	BONNIE VIEW	1520	HOMELAND	5806	PUEBLO
434	BONNIE VIEW	9429	HOMEPLACE	5809	PUEBLO
440	BONNIE VIEW	35	HONEYSUCKLE	5810	PUEBLO
1529	BONNIE VIEW	8317	HONEYSUCKLE	5813	PUEBLO

2202	BONNIE VIEW	8321	HONEYSUCKLE	5814	PUEBLO
2210	BONNIE VIEW	8327	HONEYSUCKLE	5817	PUEBLO
2214	BONNIE VIEW	8331	HONEYSUCKLE	5818	PUEBLO
2304	BONNIE VIEW	8521	HONEYSUCKLE	5821	PUEBLO
2538	BONNIE VIEW	8607	HONEYSUCKLE	5822	PUEBLO
3704	BONNIE VIEW	8611	HONEYSUCKLE	5825	PUEBLO
3815	BONNIE VIEW	8617	HONEYSUCKLE	5826	PUEBLO
3921	BONNIE VIEW	2222	HOOPER	5829	PUEBLO
4114	BONNIE VIEW	2403	HOOPER	5830	PUEBLO
4310	BONNIE VIEW	2435	HOOPER	5900	PUEBLO
4431	BONNIE VIEW	2530	HOOPER	3107	PUGET
5261	BONNIE VIEW	2532	HOOPER	3221	PUGET
5603	BONNIE VIEW	2538	HOOPER	4011	PUGET
3716	Bonnie View Rd	2555	HOOPER	1201	PURITAN
3508	BOOKER	2615	HOOPER	1205	PURITAN
3515	BOOKER	2618	HOOPER	1208	PURITAN
3516	BOOKER	2622	HOOPER	1209	PURITAN
3339	BORGER	2629	HOOPER	1212	PURITAN
3434	BORGER	18	HORIZON HILLS	8724	QUINN
3603	BORGER	19	HORIZON HILLS	9039	QUINN
3426	BORGER	2	HORTENSE	6606	RACINE
1219	BOSWELL	1334	HORTENSE	5404	RAILROAD
1220	BOSWELL	1342	HORTENSE	5408	RAILROAD
1222	BOSWELL	1506	HORTENSE	5412	RAILROAD
6623	BOULDER	1510	HORTENSE	5416	RAILROAD
2020	BOURBON	1511	HORTENSE	5420	RAILROAD
5011	BOURQUIN	1601	HORTENSE	5438	RAILROAD
5104	BOURQUIN	5406	HOUSTON SCHOOL	4219	RAMONA
5140	BOURQUIN	1306	HUDSPETH	15	RAMSEY
5144	BOURQUIN	1422	HUDSPETH	1609	RAMSEY
5213	BOURQUIN	1607	HUDSPETH	1931	RAMSEY
5415	BOURQUIN	1611	HUDSPETH	2019	RAMSEY

5424		BOURQUIN	1710	HUDSPETH	2431		RAMSEY
4711		BOWLING	1714	HUDSPETH	2614		RAMSEY
4828		BOXWOOD	2135	HUDSPETH	2615		RAMSEY
2710		BOYNTON	2159	HUDSPETH	2716		RAMSEY
2718		BOYNTON	2203	HUDSPETH	2742		RAMSEY
1044		BRADFIELD	2546	HUDSPETH	2743		RAMSEY
4507		BRADSHAW	2550	HUDSPETH	2819		RAMSEY
4626		BRADSHAE	2706	HUDSPETH	3038		RAMSEY
3216		BRANDON	2708	HUDSPETH	3051		RAMSEY
4814		BRASHEAR	2710	HUDSPETH	3106		RAMSEY
4818		BRASHEAR	2733	HUDSPETH	1818		RAMSEY
4822		BRASHEAR	2735	HUDSPETH	2218		RAMSEY
4826		BRASHEAR	2820	HUDSPETH	3042		RAMSEY
4827		BRASHEAR	4702	HUEY	5700		RANCHERO
4930		BRASHEAR	4712	HUEY	2453		RANDOLPH
1429		BRIAR CLIFF	4716	HUEY	2519		RANDOLPH
1544		BRIAR CLIFF	4718	HUEY	2551		RANDOLPH
414		BRIDGES	4806	HUEY	2531		RANDOLPH
6816		BRIERFIELD	4807	HUEY	2453		RANDOLPH
7005		BRIERFIELD	4810	HUEY	4020		RANGER
2814		BRIGHAM	7740	HULL	4024		RANGER
2708		BRIGHAM	7904	HULL	1411		RANIER
2736		BRIGHAM	7935	HULL	110		RAVINIA
2807		BRIGHAM	7944	HULL	202		RAVINIA
2814		BRIGHAM	7958	HULL	502	S	RAYENELL
2838		BRIGHAM	7905	HULL	563	S	RAYENELL
2908		BRIGHAM	7911	HULL	607		RAYENELL
2916		BRIGHAM	7935	HULL	623		RAYENELL
2920		BRIGHAM	8024	HUME	643		RAYENELL
2924		BRIGHAM	3746	HUMPHREY	650		RAYENELL
700	S	BRIGHTON	4404	HUMPHREY	766		RAYENELL
1137	S	BRIGHTON	2711	HUNTER	802		RAYENELL

8823	BRILEY	1930	HUNTINGDON	821	RAYENELL
2330	BRITTON	2002	HUNTINGDON	2538	RAYMOND
2114	BRITTON	2006	HUNTINGDON	7202	RED BUD DR
2416	BRITTON	1401	HUTCHINS	319	RED WING
2519	BRITTON	1403	HUTCHINS	334	RED WING
2526	BRITTON	1404	HUTCHINS	7012	REDBUD
2610	BRITTON	1503	HUTCHINS	7202	REDBUD
2631	BRITTON	1321	HUTCHINS	2808	REED LN
2633	BRITTON	1810	IDAHO	2835	REED LN
2715	BRITTON	1918	IDAHO	2919	REED LN
2814	BRITTON	2018	IDAHO	2923	REED LN
2822	BRITTON	2222	IDAHO	3003	REED LN
2903	BRITTON	2223	IDAHO	3014	REED LN
2914	BRITTON	2323	IDAHO	3018	REED LN
1031	BROADVIEW	2630	IDAHO	3022	REED LN
1116	BROCK	3110	IDAHO	3220	REED LN
1120	BROCK	4023	IDAHO	3228	REED LN
1121	BROCK	4228	IDAHO	3231	REED LN
1123	BROCK	4407	IDAHO	3311	REED LN
4923	BRONX	2515	IDAHO	3327	REED LN
2119	BROOKHAVEN	3915	IDAHO	3335	REED LN
1519	BROOKHAVEN	1121	E ILLINOIS	2815	Reed Ln
2627	W BROOKLYN	2716	ILLINOIS	3206	Reed Ln
2858	W BROOKLYN	2720	E ILLINOIS	3706	REESE DR
823	BROOKWOOD	3437	E ILLINOIS	4625	REIGER
912	BROOKWOOD	2100	E INADALE	4825	REIGER
917	BROOKWOOD	3105	INDIANOLA	5533	REIGER
923	BROOKWOOD	1927	INGERSOLL	1200	RENNER
929	BROOKWOOD	1928	INGERSOLL	1315	RENNER
936	BROOKWOOD	1930	INGERSOLL	3107	REYNOLDS
2007	BROWDER	1934	INGERSOLL	3119	REYNOLDS
2009	BROWDER	1935	INGERSOLL	3239	REYNOLDS

408	E	BROWNLEE	1938	INGERSOLL	3306	RICH ACRES
515	E	BROWNLEE	1939	INGERSOLL	3312	RICH ACRES
7720		BROWNSVILLE	2434	INGERSOLL	3312	RICH ACRES
7721		BROWNSVILLE	2622	INGERSOLL	1126	RIDGEWOOD DR
7724		BROWNSVILLE	3402	INGERSOLL	2623	RIPPLE
7727		BROWNSVILLE	3615	INGERSOLL	2627	RIPPLE
7732		BROWNSVILLE	3722	INGERSOLL	2631	RIPPLE
7735		BROWNSVILLE	4010	INGERSOLL	2637	RIPPLE
7743		BROWNSVILLE	4026	INGERSOLL	2637	RIPPLE
7807		BROWNSVILLE	1503	IOWA	2640	RIPPLE
7808		BROWNSVILLE	111	IRA	2641	RIPPLE
7820		BROWNSVILLE	118	N IRA	2919	RIPPLE
9529		BROWNWOOD	10899	N IRIS	2935	RIPPLE
4015		BRUNDRETTE	1922	IROQUOIS	5618	RIVERSIDE DR
4018		BRUNDRETTE	2507	IROQUOIS	718	RIVERWOOD
4022		BRUNDRETTE	2622	IROQUOIS	2506	ROBERT B CULLUM
254	N	BRYAN CIR	2807	IROQUOIS	4306	ROBERT L PARISH SR
202	N	BRYAN CIR	3520	IROQUOIS	2734	ROBERTA
248	N	BRYAN PL	2015	IVANHOE	2803	ROBERTA
250	N	BRYAN WAY	4010	IVANHOE	2807	ROBERTA
9999	N	BUCKNER	4022	IVANHOE	2811	ROBERTA
2199		BUCKSKIN CIR	7924	IVORY LN	3437	ROBERTS
2418		BUDD	7927	IVORY LN	3501	ROBERTS
2313		BUDD	7944	IVORY LN	3516	ROBERTS
2418		BUDD	7924	IVORY LN	3927	ROBERTS
2422		BUDD	7927	IVORY LN	4003	ROBERTS
15319		BUDEUDY	5035	IVY	4006	ROBERTS
15323		BUDEUDY	5041	IVY	4010	ROBERTS
7545		BUFORD DR	5103	IVY	4014	ROBERTS
709		BUICK	5156	IVY	4515	ROBERTS
115		BUNCHE	1702	J B JACKSON	2601	ROCHESTER
125		BUNCHE	1916	J B JACKSON	2711	ROCHESTER

126	BUNCHE	1917	J B JACKSON	2718	ROCHESTER
224	BUNCHE	1921	J B JACKSON	2907	ROCHESTER
2606	BURGER	944	JADEWOOD	2910	ROCHESTER
2610	BURGER	3526	JAMAICA	2915	ROCHESTER
2626	BURGER	3711	JAMAICA	2922	ROCHESTER
2711	BURGER	3715	JAMAICA	3002	ROCHESTER
2818	BURGER	4018	JAMAICA	3006	ROCHESTER
1004	BURLINGTON	4202	JAMAICA	3010	ROCHESTER
1515	BURLINGTON	4346	JAMAICA	3016	ROCHESTER
2310	BURLINGTON	4352	JAMAICA	2231	ROCKEFELLER BLVD
4516	BURMA	4406	JAMAICA	2203	ROCKEFELLER BLVD
4532	BURMA	4426	JAMAICA	10726	ROCKINGHAM
4536	BURMA	4431	JAMAICA	709	ROCKWOOD
4540	BURMA	4518	JAMAICA	713	ROCKWOOD
4628	BURMA	4606	JAMAICA	717	ROCKWOOD
4635	BURMA	4214	JAMAICA	725	ROCKWOOD
4640	BURMA	6616	JEANE	2731	ROGERS
4704	BURMA	2430	JEFF	2715	ROGERS
4726	BURMA	3347	JEFFERSON	2719	ROGERS
4740	BURMA	1601 W	JEFFRIES	2227	ROMINE
4741	BURMA	2410	JEFFRIES	2526	ROMINE
4744	BURMA	2401	JEFFRIES	2530	ROMINE
4745	BURMA	2413	JEFFRIES	1211	ROSE GARDEN
4815	BURMA	2414	JEFFRIES	3409	ROSELAND
4830	BURNSIDE	2426	JEFFRIES	4407	ROSELAND
4914	BURNSIDE	2431	JEFFRIES	5	ROSEMONT
5114	BURNSIDE	2501	JEFFRIES	7512	ROSEMONT
5154	BURNSIDE	2502	JEFFRIES	7922	ROSEMONT
555	BURRELL	2505	JEFFRIES	4407	ROSINE
561 W	BURRELL	2506	JEFFRIES	4428	ROSINE
9800	C F HAWN	2513	JEFFRIES	5120	ROSINE
10100	C F HAWN	2514	JEFFRIES	8003	ROTHINGTON

13800	C F HAWN	2515	JEFFRIES	8005	ROTHINGTON
14000	C F HAWN	2517	JEFFRIES	1401	ROWAN
6010	C F HAWN	2606	JEFFRIES	1424	ROWAN
4510	C.L. VEASEY	2610	JEFFRIES	1616	ROXANA AVE
4710	C.L. VEASEY	2621	JEFFRIES	5700	ROYAL
2419	CADILLAC	2629	JEFFRIES	2100	ROYAL OAKS
2422	CADILLAC	2636	JEFFRIES	2200	ROYAL OAKS
1521	CALDWELL	3406	JEFFRIES	10110	ROYCE
1530	CALDWELL	2741	JENNINGS	10117	ROYCE
1536	CALDWELL	2747	JENNINGS	4334	RUSK
1542	CALDWELL	2753	JENNINGS	4411	RUSK
1554	CALDWELL	2759	JENNINGS	4414	RUSK
1613	CALDWELL	2655	JENNINGS	3702	RUSKIN
1615	CALDWELL	3117	JESSIE BELL	3709	RUSKIN
1618	CALDWELL	2406	JEWELL	3724	RUSKIN
1614	CALDWELL	2402	JIM	3238	RUTLEDGE
1534	CALDWELL	1250	JIM	3300	RUTLEDGE
1425	CALDWELL	137	N JIM MILLER	3306	RUTLEDGE
1423	CALDWELL	307	S JIM MILLER	3310	RUTLEDGE
3332	CALHOUN	1021	JIM MILLER	3315	RUTLEDGE
3431	CALHOUN	4708	N JIM MILLER	3322	RUTLEDGE
3502	CALHOUN	8107	N JOHN	3323	RUTLEDGE
3506	CALHOUN	8111	JOHN	3327	RUTLEDGE
9725	CALLE DEL ORO	8115	JOHN	3441	RUTZ
1920	CALYPSO	8116	JOHN	8143	RYLIE
2008	CALYPSO	5739	JOHNSON	10708	RYLIE CREST
2020	CALYPSO	5921	JOHNSON	9557	RYLIE CREST
2038	CALYPSO	9999	JOHNSON	110	S ACRES DR
2058	CALYPSO	5818	JOHNSON	506	SABINE
2510	CAMEL	604	JONELLE	1020	SABINE
2611	CAMEL	627	JONELLE	1031	SABINE
2612	CAMEL	632	JONELLE	7920	SAIPAN

2627	CAMEL	648	JONELLE	832	SAMIA LN
2630	CAMEL	660	JONELLE	2519	SAMOA AVE
2631	CAMEL	711	JONELLE	2515	SAMOA AVE
2634	CAMEL	715	JONELLE	3100	SAMUELL
2706	CAMEL	746	JONELLE	7534	SAN JOSE
2708	CAMEL	4731	JONES	2812	SANDERSON
2710	CAMEL	2224	JORDAN	1104	SANE ST
2732	CAMEL	2234	JORDAN	1518	SANGER
2736	CAMEL	2235	JORDAN	1808	SANGER
2741	CAMEL	2215	JORDAN	1822	SANGER
2743	CAMEL	2225	JORDAN	2703	SANTA CRUZ
6218	CANAAN	18	JORDAN RIDGE DR	2611	SANTA FE
1505	CANADA	2019	JORDAN VALLEY	4934	SANTA FE
1902	CANADA	2104	JORDAN VALLEY	7125	SANTA FE
3018	CANADA	429	JOSEPHINE	5318	SANTA FE
3511	CANADA	503	JOSEPHINE	6221	SARAH LEE
3523	CANADA	519	JOSEPHINE	6227	SARAH LEE
3837	CANADA	3610	JULIUS SCHEPPS	1001	SARGENT RD
3845	CANADA	3614	JULIUS SCHEPPS	2731	SCAMMEL
3931	CANADA	315	JUSTIN	15	SCARSDALE
4023	CANADA	2418	N KAHN	3902	SCHOFIELD
4425	CANADA	2141	KATHLEEN	3918	SCHOFIELD
4429	CANADA	2407	KATHLEEN	3607	SCHUSTER
4443	CANADA	2655	KATHLEEN	2203	SCOTLAND
4643	CANADA	2115	KATHLEEN	2323	SCOTLAND
4007	CANAL	2125	KATHLEEN	2414	SCOTLAND
4216	CANAL	2135	KATHLEEN	2754	SCOTLAND
4419	CANAL	2736	KAVASAR	2775	SCOTLAND
4233	CANAL	2807	KAVASAR	2329	SCOTT
4235	CANAL	2814	KAVASAR	2341	SCOTT
4317	CANAL	2818	KAVASAR	2343	SCOTT
4319	CANAL	2831	KAVASAR	2418	SCOTT

4322	CANAL	2906	KAVASAR	3407	SCOUT AVE
4511	CANAL	2914	KAVASAR	3517	SCOUT AVE
4606	CANAL	2918	KAVASAR	4300	SCYENE
4611	CANAL	2919	KAVASAR	4401	SCYENE
4615	CANAL	2935	KAVASAR	4403	SCYENE
4216	CANAL	2936	KAVASAR	7225	SCYENE
2840	CANARY	2939	KAVASAR	7331	SCYENE
1829	CANELO	2942	KAVASAR	7339	SCYENE
213	E CANTY	2952	KAVASAR	7800	SCYENE
1614	CANYON	2962	KAVASAR	8000	SCYENE
2012	CANYON	2963	KAVASAR	131	SEAGOVILLE
2016	CANYON	9999	KAVASAR	134	SEAGOVILLE
7724	CARBONDALE	201	E KEARNEY ST	141	N SEAGOVILLE
7728	CARBONDALE	2728	KEELER	235	N SEAGOVILLE
7824	CARBONDALE	2732	KEELER	340	SEAGOVILLE
8110	CARBONDALE	5300	KEENLAND	356	SEAGOVILLE
8450	CARBONDALE	2732	KELLER	9622	SEAGOVILLE
7816	CARBONDALE	2913	KELLOGG AVE	10115	SEAGOVILLE
7832	CARBONDALE	2419	KEMP	14100	SEAGOVILLE
7704	Carbondale St	2457	KEMP	2824	SEATON
4201	CARDINAL	2462	KEMP	2827	SEATON
4205	CARDINAL	2466	KEMP	2845	S SEATON
4221	CARDINAL	1	KEMROCK	2924	SEATON
4229	CARDINAL	11	KEMROCK	2926	SEATON
4309	CARDINAL	6015	KEMROCK	2930	SEATON
4310	CARDINAL	6030	KEMROCK	4427	SEAY
4410	CARDINAL	6039	KEMROCK	6516	SEBRING
3709	CARL	6040	KEMROCK	6546	SEBRING
3802	CARL	6042	KEMROCK	8906	SEDGEMOOR
4214	CARL	6043	KEMROCK	9310	SEDGEMOOR
4245	CARL	6107	KEMROCK	1508	SEEGAR
3201	CARL	6109	KEMROCK	1516	SEEVERS

4230	CARL	6121	KEMROCK	1615	SEEVERS
4231	CARL	6125	KEMROCK	1723	SEEVERS
5800	CARLTON GARRETT	6131	KEMROCK	1912	SEEVERS
5814	CARLTON GARRETT	6216	KEMROCK	1918	SEEVERS
5902	CARLTON GARRETT	6222	KEMROCK	2118	SEEVERS
5908	CARLTON GARRETT	6311	KEMROCK	2502	SEEVERS
5914	CARLTON GARRETT	6411	KEMROCK	2518	SEEVERS
6200	CARLTON GARRETT	6419	KEMROCK	2522	SEEVERS
6205	CARLTON GARRETT	6427	KEMROCK	2624	SEEVERS
6207	CARLTON GARRETT	6434	KEMROCK	2714	SEEVERS
6212	CARLTON GARRETT	6454	KEMROCK	2930	SEEVERS
6306	CARLTON GARRETT	6505	KEMROCK	3054	SEEVERS
6307	CARLTON GARRETT	6511	KEMROCK	1702	SEEVERS
6310	CARLTON GARRETT	6207	KEMROCK	1711	SEEVERS
2617	CARPENTER	2811	KENESAW	2638	SEEVERS
2621	CARPENTER	3509	KENILWORTH	1331	SELKIRK
2633	CARPENTER	3723	KENILWORTH	4111	SHADRACK
2707	CARPENTER	3623	KENILWORTH	2510	SHARON
2719	CARPENTER	3706	KENILWORTH	2512	SHARON
2731	CARPENTER	3916	KENILWORTH	2758	SHARON
2819	CARPENTER	700	KESSLER LAKE	1702	SHAW
3006	CARPENTER	3418	KEYRIDGE	1716	SHAW
3205	CARPENTER	3422	KEYRIDGE	1846	SHAW
3206	CARPENTER	3511	KEYRIDGE	1910	SHAW
3224	CARPENTER	3515	KEYRIDGE	1917	SHAW
3303	CARPENTER	3516	KEYRIDGE	1940	SHAW
3531	CARPENTER	1409	E KIEST	1964	SHAW
3711	CARPENTER	1700	E KIEST	1968	SHAW
3715	CARPENTER	1713	E KIEST	2028	SHAW
3715	CARPENTER	1805	E KIEST	7	SHAYNA
3801	CARPENTER	2720	E KIEST	1222	SHEFFIELD
4006	CARPENTER	3517	E KIEST	1402	SHEFFIELD

4007	CARPENTER	2503	E KILBURN	1408	SHEFFIELD
4211	CARPENTER	2606	KILBURN	3436	SHELDON
4226	CARPENTER	2615	KILBURN	3444	SHELDON
4229	CARPENTER	2846	KILBURN	3932	SHELLEY
2647	CARPENTER	2623	KILBURN	2113	SHELLHORSE
2721	CARPENTER	4833	KILDARE	2123	SHELLHORSE
1446	CARSON ST	4914	KILDARE	2124	SHELLHORSE
2800	CARTER	4926	KILDARE	2130	SHELLHORSE
2806	CARTER	4935	KILDARE	2140	SHELLHORSE
2818	CARTER	4943	KILDARE	2206	SHELLHORSE
2810	CARTER	4947	KILDARE	2212	SHELLHORSE
5807	CARY	1231	KILLOUGH	2218	SHELLHORSE
5815	CARY	1329	KILLOUGH	23	SHEPHERD
5817	CARY	1339	KILLOUGH	3906	SHINDOLL ST
413	CASCADA DR	1427	KILLOUGH	1711	SHORE
2842	CASEY ST	1505	KILLOUGH	1715	SHORE
2842	CASEY ST	1545	KILLOUGH	1719	E SHORE
3878	CASTLE HILLS DR	3819	KIMBALLDALE	1619	SICILY
10534	CASTLEROCK	3407	KIMBLE	1702	E SICILY
3706	CAUTHORN	2606	KIMSEY	1702	SICILY
3824	CAUTHORN	2810	KINGBRIDGE	1715	SICILY
3907	CAUTHORN	2718	KINGBRIDGE	3517	SIDNEY
3614	CAUTHORN	1038	KINGS	3521	SIDNEY
3718	CAUTHORN	2200	KINGS	3527	SIDNEY
2322	CEDAR CREST	8325	KINGSFIELD	3529	SIDNEY
2536	CEDAR CREST	8345	KINGSFIELD	3533	SIDNEY
2229	CEDAR CREST	8353	KINGSFIELD	3534	SIDNEY
2237	CEDAR CREST	3617	KINGSFORD	3601	SIDNEY
2536	CEDAR CREST	1507	KINGSLEY	3603	SIDNEY
3303	CEDAR LAKE	1511	KINGSLEY	3607	SIDNEY
1421	CEDAR OAKS	1815	KINGSLEY	3621	SIDNEY
1427	CEDAR OAKS	2522	KINGSTON	3622	SIDNEY

5405	CEDAR RIDGE	2503	KIRKLEY	3711	SIDNEY
4571	CEDARDALE	2517	KIRKLEY	3802	SIDNEY
4736	CEDARDALE	1317	KIRNWOOD	3926	SIDNEY
4820	CEDARDALE	1800	KIRNWOOD	2614	SILKWOOD
3711	S CENTRAL	408	KIRSAN DR	2618	SILKWOOD
3713	S CENTRAL	2627	KIRVEN	2620	SILKWOOD
3717	S CENTRAL	8111	KISKA	2701	SILKWOOD
3741	S CENTRAL	8112	KISKA	2718	SILKWOOD
7615	S CENTRAL EXPY	7919	KISKA	2723	SILKWOOD
3711	S CENTRAL EXPY	9030	KISSELL	2726	SILKWOOD
3713	S CENTRAL EXPY	5806	KITTY	2727	SILKWOOD
3717	S CENTRAL EXPY	12	KIWANIS	2730	SILKWOOD
3741	S CENTRAL EXPY	11800	KLEBERG	2802	SILKWOOD
2103	CHALK HILL	12239	KLEBERG	2811	SILKWOOD
2123	CHALK HILL	12611	KLEBERG	2814	SILKWOOD
2623	CHALK HILL	2438	KNIGHT	2818	SILKWOOD
2	CHAMBLIN DR	3733	KOLLOCH	2819	SILKWOOD
2711	CHARBA	3742	KOLLOCH	4635	SILVER
1204	CHARLOTTE	3907	KOLLOCH	4655	SILVER
1205	CHARLOTTE	4308	KOLLOCH	4701	SILVER
1302	CHARLOTTE	4609	KOLLOCH	4800	SILVER
1332	CHARLOTTE	4720	KOLLOCH	4806	SILVER
5910	CHELSEA	4726	KOLLOCH	4807	SILVER
5918	CHELSEA	2517	KOOL	4820	SILVER
5922	CHELSEA	2611	KOOL	4831	SILVER
5934	CHELSEA	2622	KOOL	9406	SILVER FALLS
5935	CHELSEA	2626	KOOL	4020	SILVERHILL
5941	CHELSEA	2631	KOOL	2411	SIMPSON STUART
5945	CHELSEA	2635	KOOL	2417	SIMPSON STUART
6003	CHELSEA	2708	KOOL	2955	SIMPSON STUART
6006	CHELSEA	2717	KOOL	5327	SIMPSON STUART
4346	CHERBOURG	2719	KOOL	5512	SINGING HILLS DR

4514	CHERBOURG	2726	KOOL	5711	SINGLETON
4515	CHERBOURG	2740	KOOL	9700	SKILLMAN ST
4525	CHERBOURG	1928	KRAFT	14000	SKYFROST
4534	CHERBOURG	1938	KRAFT	14300	SKYFROST
4535	CHERBOURG	2006	KRAFT	14515	SKYFROST
4538	CHERBOURG	2012	KRAFT	2403	SKYLARK DR
4545	CHERBOURG	2024	KRAFT	8746	SLAY
4549	CHERBOURG	2031	KRAFT	8752	SLAY
4561	CHERBOURG	322	N KRAMER	1514	SMOKE TREE
4608	CHERBOURG	3420	N KRISTEN	1703	SMOKE TREE
4611	CHERBOURG	3819	KYNARD	1707	SMOKE TREE
4612	CHERBOURG	3304	KYSER	1711	SMOKE TREE
4627	CHERBOURG	6810	LACY	1717	SMOKE TREE
4636	CHERBOURG	6816	LACY	1732	SMOKE TREE
4639	CHERBOURG	4122	LADALE	1852	SMOKE TREE
4640	CHERBOURG	3411	LADD	1903	SMOKE TREE
4643	CHERBOURG	2720	LAGOW	1940	SMOKE TREE
4647	CHERBOURG	2403	LAGOW	1948	SMOKE TREE
238	E CHERRY POINT	2628	LAGOW	3760	SOFT WIND
307	E CHERRY POINT	2820	LAGOW	3623	SOFTCLOUD
315	E CHERRY POINT	2902	LAGOW	3623	SOFTCLOUD DR
323	E CHERRY POINT	2906	LAGOW	4510	SOLAR
331	E CHERRY POINT	8322	LAKE ANNA	4534	SOLAR
339	E CHERRY POINT	421	LAKE CLIFF	4535	SOLAR
2659	CHERRY VALLEY	7420	LAKE JUNE	4542	SOLAR
2919	CHERRY VALLEY	9501	LAKE JUNE	4543	SOLAR
425	CHEYENNE	8745	LAKE JUNE	4550	SOLAR
1335	CHEYENNE	103	LAKE ST	4553	SOLAR
1933	CHEYENNE	405	LAKE ST	4557	SOLAR
1939	CHEYENNE	835	LAKE TERRACE DR	4600	SOLAR
2818	CHICAGO	2118	LAKEVIEW	4603	SOLAR
2902	CHICAGO	1608	LAKEVIEW	4624	SOLAR

3102	CHICAGO	2724	S	LAMAR	4002	SOLOMAN
3222	CHICAGO	4910	S	LAMAR	4006	SOLOMAN
3338	CHICAGO	834		LAMBERT ST	4019	SOLOMAN
3610	CHICAGO	22		LANARK	4102	SOLOMAN
2797	CHIESA RD	2434		LANARK	4135	SOLOMAN
3314	CHIHUAHUA	619	S	LANCASTER	4029	SONNY CIR
3400	CHIHUAHUA	2410	S	LANCASTER	3703	SONORA
3407	CHIHUAHUA	4226		LANCASTER	3934	SONORA
3429	CHIHUAHUA	6318	N	LANCASTER	3935	SONORA
3438	CHIHUAHUA	6322	S	LANCASTER	1802	SOUTH
3502	CHIHUAHUA	6326	S	LANCASTER	1804	SOUTH
2709	CHILDS ST	6620	S	LANCASTER	1901	SOUTH
5308	CHIPPEWA	7422	S	LANCASTER	2516	SOUTH
5426	CHIPPEWA	623	N	LANCASTER	2524	SOUTH
2723	CHOICE	4226	S	LANCASTER	2934	SOUTH
2402	CHRYSLER	7536	S	LANCASTER	3101	SOUTH
2411	CHRYSLER	13122	S	LAND	3116	SOUTH
2415	CHRYSLER	202		LANDIS	222	SOUTH SHORE
2518	CHRYSLER	208		LANDIS	625	SOUTHEAST
1027	CHURCH	215		LANDIS	1717	SOUTHERLAND
1028	CHURCH	216		LANDIS	3158	SOUTHERN OAKS
1030	CHURCH	218		LANDIS	3202	SOUTHERN OAKS
1033	CHURCH	227		LANDIS	3234	SOUTHERN OAKS
1103	CHURCH	229		LANDIS	3292	SOUTHERN OAKS
1109	CHURCH	4202		LANDRUM	2202	SOUTHLAND
1124	CHURCH	4206		LANDRUM	2241	SOUTHLAND
1136	CHURCH	4210		LANDRUM	2319	SOUTHLAND
1403	CHURCH	4217		LANDRUM	2515	SOUTHLAND
1410	CHURCH	4220		LANDRUM	2522	SOUTHLAND
1415	CHURCH	4222		LANDRUM	2607	SOUTHLAND
4322	CICERO	4224		LANDRUM	2622	SOUTHLAND
9	CIRCLEWOOD	4227		LANDRUM	2623	SOUTHLAND

9538		CIRCLEWOOD	4233	LANDRUM	2631	SOUTHLAND
3220		CLAIBOURNE	4300	LANDRUM	2714	SOUTHLAND
3222		CLAIBOURNE	4304	LANDRUM	2722	SOUTHLAND
2612		CLARENCE	4309	LANDRUM	2731	SOUTHLAND
2616		CLARENCE	4317	LANDRUM	2826	SOUTHLAND
2630		CLARENCE	4402	LANDRUM	2826	SOUTHLAND
2704		CLARENCE	9212	LANEYVALE	2838	SOUTHLAND
2737		CLARENCE	9219	LANEYVALE	2635	SOUTHLAND
911	W	CLARENDON	9426	LANEYVALE	2701	SOUTHLAND
915	W	CLARENDON	2507	LANGDON	405	SPARKS
1316	E	CLARENDON	8502	LAPANTO	418	SPARKS
1403	E	CLARENDON	2202	LAPSLEY	433	SPARKS
914		CLAUDE	2202	LAPSLEY	442	SPARKS
1009		CLAUDE	2626	LAPSLEY	505	SPARKS
1102		CLAUDE	3123	LAPSLEY	622	SPARKS
1104		CLAUDE	3203	LAPSLEY	624	SPARKS
1201		CLAUDE	3207	LAPSLEY	421	SPARKS
1204		CLAUDE	3211	LAPSLEY	6530	SPEIGHT
1209		CLAUDE	3215	LAPSLEY	3810	SPENCE
1222		CLAUDE	3219	LAPSLEY	3818	SPENCE
1229		CLAUDE	3302	LAPSLEY	3905	SPENCE
1315		CLAUDE	3306	LAPSLEY	4006	SPENCE
1432		CLAUDIA	3310	LAPSLEY	11521	SPENCE RD
810		CLEARFIELD	3314	LAPSLEY	3819	SPENCE ST
944		CLEARFIELD	3315	LAPSLEY	3827	SPENCE ST
2563		CLEARVIEW	3318	LAPSLEY	3835	SPENCE ST
401		CLEAVES	3319	LAPSLEY	3707	SPENCE ST
419		CLEAVES	3322	LAPSLEY	3818	SPENCE ST
438		CLEAVES	3323	LAPSLEY	3809	SPENCE ST
447		CLEAVES	3326	LAPSLEY	3827	SPENCE ST
437		CLEAVES	3327	LAPSLEY	3835	SPENCE ST
439		CLEAVES	3330	LAPSLEY	6105	SPORTSMANS

2705		CLEVELAND	3331	LAPSLEY	6111	SPORTSMANS
2818		CLEVELAND	3334	LAPSLEY	6115	SPORTSMANS
3216		CLEVELAND	3335	LAPSLEY	6121	SPORTSMANS
3512		CLEVELAND	3338	LAPSLEY	6125	SPORTSMANS
3642		CLEVELAND	3339	LAPSLEY	6131	SPORTSMANS
4100		CLEVELAND	3342	LAPSLEY	6135	SPORTSMANS
4521		CLEVELAND	3345	LAPSLEY	6141	SPORTSMANS
2814		CLEVELAND	3346	LAPSLEY	6145	SPORTSMANS
3512		CLEVELAND	3349	LAPSLEY	6151	SPORTSMANS
222	S	CLIFF	3350	LAPSLEY	6155	SPORTSMANS
612	N	CLIFF	3354	LAPSLEY	6165	SPORTSMANS
616	N	CLIFF	3356	LAPSLEY	6211	SPORTSMANS
715	N	CLIFF	4727	LARUE	6165	SPORTSMANS CT
510	S	CLINTON	910	LASALLE	6171	SPORTSMANS CT
818	S	CLINTON	3015	LATIMER	6181	SPORTSMANS CT
1521	N	CLINTON	3414	LATIMER	6105	SPORTSMANS PKWY
2036		CLOUDCROFT	3504	LATIMER	6231	SPORTSMANS PKWY
7339		CLOVERGLEN	3513	LATIMER	6241	SPORTSMANS PKWY
2974		CLOVIS	3521	LATIMER	6221	SPORTSMANS PKWY
2987		CLOVIS	3730	LATIMER	3303	SPRING
5525		CLUB CREST DR	3732	LATIMER	3304	SPRING
2203		CLYMER	3815	LATIMER	3310	SPRING
2407		CLYMER	3922	LATIMER	3319	SPRING
2411		CLYMER	2327	LAUREL HILL	3331	SPRING
2607		CLYMER	10	LAURELAND	3335	SPRING
3306		CLYMER	546	E LAURELAND	3524	SPRING
3310		CLYMER	406	W LAURELAND	3619	SPRING
24		COLDBROOK	62	LAWLER RD	3623	SPRING
28		COLDBROOK	51	LAWLER RD	3627	SPRING
2247		COLDBROOK	62	LAWLER RD	3804	SPRING
1216		COLEMAN	2218	LAWRENCE	3808	SPRING
1220		COLEMAN	2318	LAWRENCE	3900	SPRING

1307	COLEMAN	2410	LAWRENCE	3905	SPRING
1314	COLEMAN	2418	LAWRENCE	4237	SPRING
6917	COLESHIRE	2422	LAWRENCE	4304	SPRING
4505	COLLINS	2426	LAWRENCE	4326	SPRING
4818	COLLINS	2434	LAWRENCE	4334	SPRING
4904	COLLINS	2442	LAWRENCE	4335	SPRING
4611	COLLINS	2446	LAWRENCE	4723	SPRING
2815	COLONIAL	2454	LAWRENCE	4803	SPRING
3504	COLONIAL	2503	LAWRENCE	4927	SPRING
3600	COLONIAL	2535	LAWRENCE	4603	SPRING GARDEN RD
3613	COLONIAL	2601	LAWRENCE	4611	SPRING GARDEN RD
3627	COLONIAL	2628	LAWRENCE	4631	SPRING GARDEN RD
3717	COLONIAL	2700	LAWRENCE	5508	SPRING VALLEY RD
3815	COLONIAL	2710	LAWRENCE	2714	SPRINGDALE ST
3820	COLONIAL	2711	LAWRENCE	3021	SPRINGVIEW
3830	COLONIAL	2719	LAWRENCE	3026	SPRINGVIEW
4114	COLONIAL	336	LAWSON	3211	SPRINGVIEW
4224	COLONIAL	3818	LE FORGE	3240	SPRINGVIEW
4317	COLONIAL	3902	LE FORGE	3327	SPRINGVIEW
4318	COLONIAL	1905	LEACREST	3337	SPRINGVIEW
4422	COLONIAL	2000	LEACREST	3347	SPRINGVIEW
4522	COLONIAL	2132	LEACREST	3350	SPRINGVIEW
4600	COLONIAL	2533	LEACREST	3360	SPRINGVIEW
4810	COLONIAL	1910	LEACREST	3361	SPRINGVIEW
4811	COLONIAL	325	LEADS ST	2865	SPRUCE VALLEY
4902	COLONIAL	336	LEADS ST	2925	SPRUCE VALLEY
4904	COLONIAL	6315	LEANA	3103	SPURLOCK
4919	COLONIAL	6413	LEANA	348 S	ST AUGUSTINE
5003	COLONIAL	1819	LEATH	1101	ST AUGUSTINE
5007	COLONIAL	2035	LEATH	1337	ST AUGUSTINE
5012	COLONIAL	2046	LEATH	1619 S	ST AUGUSTINE
5019	COLONIAL	2711	LEBROCK	1925 S	ST AUGUSTINE

5031	COLONIAL	2718	LEBROCK	2237	N	ST AUGUSTINE
5102	COLONIAL	2719	LEBROCK	2945	S	ST AUGUSTINE
5218	COLONIAL	2720	LEBROCK	5259		ST CHARLES AVE
5323	COLONIAL	2724	LEBROCK	2411		ST CLAIR
3722	COLONIAL	2728	LEBROCK	2413		ST CLAIR
4019	COLONIAL	2733	LEBROCK	2414		ST CLAIR
4901/4903	COLONIAL	2736	LEBROCK	2415	S	ST CLAIR
202	N COLSON	2737	LEBROCK	2416		ST CLAIR
3020	COLUMBINE	2745	LEBROCK	2418		ST CLAIR
3034	COLUMBINE	2749	LEBROCK	2421		ST CLAIR
3040	COLUMBINE	2807	LEBROCK	2422		ST CLAIR
3048	COLUMBINE	2815	LEBROCK	2425		ST CLAIR
4541	COLWICK	2822	LEBROCK	2425		ST CLAIR
1100	COMAL	2823	LEBROCK	2428		ST CLAIR
1102	COMAL	2826	LEBROCK	2434		ST CLAIR
1110	COMAL	2827	LEBROCK	2437		ST CLAIR
1204	COMANCHE	2838	LEBROCK	2439		ST CLAIR
1205	COMANCHE	2843	LEBROCK	2506		ST CLAIR
1208	COMANCHE	2854	LEBROCK	2517		ST CLAIR
1209	COMANCHE	2855	LEBROCK	2521		ST CLAIR
1212	COMANCHE	1048	LEDBETTER	407		ST MARY
1213	COMANCHE	1915	E LEDBETTER	3820		STANLEY SMITH
1216	COMANCHE	2003	E LEDBETTER	3914		STANLEY SMITH
1123	COMPTON	2007	E LEDBETTER	3919		STANLEY SMITH
1202	COMPTON	2346	E LEDBETTER	2315		STARKEY
1228	COMPTON	2615	E LEDBETTER	2331		STARKEY
1311	COMPTON	3307	E LEDBETTER	2336		STARKEY
1315	COMPTON	3311	E LEDBETTER	2344		STARKEY
1316	COMPTON	3427	E LEDBETTER	2404		STARKEY
1325	COMPTON	3540	E LEDBETTER	2406		STARKEY
1522	COMPTON	3421	E LEDBETTER	2410		STARKEY
7506	CONCORD	5538	S LEEWOOD	2412		STARKEY

1	CONCORDIA	4417	LELAND	2415	STARKS
2403	CONKLIN	4506	LELAND	2424	STARKS
2409	CONKLIN	4519	LELAND	2425	STARKS
2411	CONKLIN	4911	LELAND	2440	STARKS
2614	CONKLIN	4918	LELAND	2441	STARKS
1612	CONNER	4215	LELAND	2510	STARKS
2046	COOL MIST	3823	LEMAY	2511	STARKS
2058	COOL MIST	3903	LEMAY	2538	STARKS
2140	COOL MIST	3915	LEMAY	2627	STARKS
2147	COOL MIST	13328	LENOSA	2635	STARKS
2157	COOL MIST	1307	LENWAY	2702	STARKS
2170	COOL MIST	1708	LENWAY	2707	STARKS
2191	COOL MIST	1710	LENWAY	6625	STARKS
2200	COOL MIST	2412	LENWAY	319	STARR
2247	COOL MIST	2501	LENWAY	3731	STATE OAK DR
2364	COOL MIST	2601	LENWAY	1315	STELLA
3942	COOLIDGE	2611	LENWAY	1406	STELLA
3906	COOLIDGE	2521	LENWAY	1451	STELLA
3907	COOLIDGE	1922	LEROY	816	STELLA
3922	COOLIDGE	2042	LEROY	1446	STELLA
3938	COOLIDGE	2904	LEWISTON	2522	STEPHENSON
2704	COOMBS	1619	LIFE	2529	STEPHENSON
2712	COOMBS	2023	LIFE	2711	STEPHENSON
2716	COOMBS	1816	LINCOLN	2727	STEPHENSON
2708	COOMBS	7436	LINDA	4	STILLWELL
2702	COOMBSVILLE	7507	LINDA	5	STILLWELL
2210	COOPER	5035	LINDER	1425	STIRLING
2216	COOPER	5002	LINDER	1444	STIRLING
1817	COOPER	5006	LINDER	4611	STOKES
3714	COPELAND	5035	LINDER	4616	STOKES
3807	COPELAND	4702	LINDSLEY	4640	STOKES
3918	COPELAND	5319	LINDSLEY	4646	STOKES

4003	COPELAND	4718	LINDSLEY	4648	STOKES
4005	COPELAND	2816	LINFIELD	4708	STOKES
4104	COPELAND	3023	LINFIELD	4716	STOKES
4114	COPELAND	3514	LINFIELD	4719	STOKES
4210	COPELAND	3518	LINFIELD	4720	STOKES
4302	COPELAND	4632	LINFIELD	4723	STOKES
4322	COPELAND	4816	LINFIELD	4727	STOKES
4323	COPELAND	11518	LIPPITT	4729	STOKES
4326	COPELAND	4532	LIVE OAK	4735	STOKES
4334	COPELAND	2631	LOBDELL	4743	STOKES
4335	COPELAND	2638	LOBDELL	4748	STOKES
224	S CORINTH	2539	LOBDELL	4751	STOKES
611	S CORINTH	3300	LOCKETT	4752	STOKES
615	S CORINTH	3523	LOCKETT	4803	STOKES
621	S CORINTH	3527	LOCKETT	4804	STOKES
800	S CORINTH	6806	LOCKHEED	8123	STONEHURST
1331	CORINTH	2739	LOCUST	1741	STONEMAN
1630	CORINTH	2201	LOCUST	2227	STONEMAN
1910	CORINTH	2226	LOCUST	1714	STONEMAN
1912	CORINTH	2238	LOCUST	1724	STONEMAN
7440	CORONADO	2250	LOCUST	1010	STONEWALL ST
3341	CORONET	2739	LOCUST	1	STRAUS RD
4515	CORREGIDOR	2266	LOLITA	1038	STRICKLAND
4516	CORREGIDOR	2740	LOLITA	1402	STRICKLAND
4519	CORREGIDOR	2914	LOLITA	1404	STRICKLAND
4520	CORREGIDOR	2915	LOLITA	1411	STRICKLAND
4523	CORREGIDOR	850	LONG ACRE	4500	STROBEL
4524	CORREGIDOR	319	LONGRIDGE	4907	STROBEL
4525	CORREGIDOR	1220	LONSDALE	4915	STROBEL
4538	CORREGIDOR	1233	LONSDALE	4919	STROBEL
4539	CORREGIDOR	1	LOOP 12	4	STRONG
4540	CORREGIDOR	13	LOOP 12	2416	SUE

4543	CORREGIDOR	14	LOOP 12	8116	SUETELLE
4548	CORREGIDOR	15	LOOP 12	1861	SUMMIT
4551	CORREGIDOR	7455	LOOP 12	1725	SUNBEAM AVE
4552	CORREGIDOR	1617	S LORIS	1807	SUNBEAM AVE
4553	CORREGIDOR	1300	LOTUS	2322	SUNBEAM AVE
4556	CORREGIDOR	1302	LOTUS	2324	SUNBEAM AVE
4559	CORREGIDOR	1309	LOTUS	2424	SUNBEAM AVE
4603	CORREGIDOR	1311	LOTUS	2426	SUNBEAM AVE
4604	CORREGIDOR	1313	LOTUS	2427	SUNBEAM AVE
4607	CORREGIDOR	2214	LOTUS	2428	SUNBEAM AVE
4623	CORREGIDOR	2226	LOTUS	2430	SUNBEAM AVE
4627	CORREGIDOR	799	LOTUS	2516	SUNBEAM AVE
4628	CORREGIDOR	210	E LOUISIANA	2550	SUNBEAM AVE
4631	CORREGIDOR	224	E LOUISIANA	3814	SUNNYVALE
4632	CORREGIDOR	300	W LOUISIANA	3218	SUNNYVALE
4636	CORREGIDOR	319	W LOUISIANA	237	SUNSET
4639	CORREGIDOR	1423	E LOUISIANA	18	SUNSET VILLAGE
4640	CORREGIDOR	1616	LOUISIANA	2807	SUTTON
4643	CORREGIDOR	7012	W LOVETT	2819	SUTTON
4644	CORREGIDOR	3716	LOVINGOOD	2823	SUTTON
4647	CORREGIDOR	3810	LOVINGOOD	2728	SWANSON
4648	CORREGIDOR	3729	LOVINGOOD	2803	SWANSON
10436	CORY	2302	LOWERY	2806	SWANSON
8926	COTTONVALLEY	2308	LOWERY	2728	SWANSON ST
9008	COTTONVALLEY	2331	LOWERY	3354	SYLVAN
2718	COUNCIL	2406	LOWERY	4244	SYLVESTER
2710	COUNCIL	2605	LOWERY	2404	SYLVIA
2731	COUNCIL	2510	LOWERY	2432	SYLVIA
2723	COUNCIL	6623	LUCY	2517	SYLVIA
2729	COUNCIL	6627	LUCY	2517	SYLVIA
800	COUNTRY CLUB PL	4504	LUZON	2429	TALCO DR
816	COUNTRY CLUB PL	4528	LUZON	2210	TALLYHO

4827	COWAN AVE	4531	LUZON	2214	TALLYHO
2518	CRADDOCK	4535	LUZON	2403	TALLYHO
3615	CRANE	4540	LUZON	2407	TALLYHO
3623	CRANE	4611	LUZON	2410	TALLYHO
3629	CRANE	4623	LUZON	2411	TALLYHO
3639	CRANE	4631	LUZON	2415	TALLYHO
3716	CRANE	4639	LUZON	2419	TALLYHO
1	CRANFILL	4640	LUZON	2430	TALLYHO
4419	CRANFILL	4644	LUZON	2403	TALLYHO
4508	CRANFILL	4647	LUZON	503	TAMA
4517	CRANFILL	4648	LUZON	524	TAMA
4525	CRANFILL	1410	LYNN HAVEN	100	TAMALPAIS
800	N CRAWFORD	2426	LYOLA	99999	TAMALPAIS
8471	CREEKWOOD	2433	LYOLA	2603	TANNER
3835	CREPE MYRTLE	2441	LYOLA	2636	TANNER
2523	CREST	2716	LYOLA	2643	TANNER
502	CRETE	2726	LYOLA	2830	TANNER
1	CRIMNSON	2804	LYOLA	2835	TANNER
3670	CRIPPLE CREEK	2808	LYOLA	812	TARRYALL
2311	CROSS	2814	LYOLA	818	TARRYALL
2710	CROSS	2821	LYOLA	925	TARRYALL
2715	CROSS	2838	LYOLA	101	TATUM
2719	CROSS	2845	LYOLA	703	TATUM
2725	CROSS	2849	LYOLA	6907	S TAYLOE
2404	CROSSMAN	2853	LYOLA	8773	N TEAGARDEN
2415	CROSSMAN	2854	LYOLA	6309	TEAGUE
2603	CROSSMAN	11050	N MACARTHUR BLVD	6311	TEAGUE
3105	CROSSMAN	2141	MACK	6317	TEAGUE
3438	CROSSMAN	2249	MACON	6418	TEAGUE
2615	CROSSMAN	2310	MACON	6419	TEAGUE
9643	CROWNFIELD	2338	MACON	6510	TEAGUE
9649	CROWNFIELD	2402	MACON	6530	TEAGUE

3907	CROZIER	2451	MACON	3906	TELEPHONE
3919	CROZIER	2518	MACON	1302	TEMPEST
4303	CROZIER	2622	MACON	1306	TEMPEST
4524	CROZIER	2633	MACON	1454	TEMPEST
4930	CROZIER	2637	MACON	2940	TERMINAL
4934	CROZIER	2711	MACON	239	TERRACE
2613	CRYSTAL	2715	MACON	116	TERRACE
601	CUMBERLAND	2718	MACON	3431	TERRELL
609	CUMBERLAND	2726	MACON	3535	TERRELL
115	CUNNEY	2731	MACON	4801	TERRY
119	CUNNEY	2732	MACON	5102	TERRY
2018	CUSTER	2807	MACON	5232	TERRY
2123	CUSTER	2810	MACON	2049	THEDFORD
2127	CUSTER	2826	MACON	909	THELMA
2130	CUSTER	2835	MACON	3209	THOMAS
2202	CUSTER	8233	MADDOX	2431	THROCKMORTON
2214	CUSTER	2139	MAIL	216	S TILLERY
2319	CUSTER	2143	MAIL	218	N TILLERY
2503	CUSTER	245	MAIN	802	N TILLERY
2511	CUSTER	266	W MAIN	1116	TILLERY
2519	CUSTER	2014	MAIN	1120	TILLERY
2543	CUSTER	202	W MAIN ST	802	N TILLERY ST
2623	CUSTER	4321	S MALCOLM X BLVD	3502	S TIOGA
2656	CUSTER	4400	S MALCOLM X BLVD	3312	N TOKAY
10359	CYMBAL	5003	S MALCOLM X BLVD	3316	TOKAY
1317	DACKI	5007	S MALCOLM X BLVD	3317	TOKAY
3231	DAHLIA	5023	S MALCOLM X BLVD	3320	TOKAY
3234	DAHLIA	5031	S MALCOLM X BLVD	3321	TOKAY
917	DALE	5041	S MALCOLM X BLVD	3324	TOKAY
22	DALVIEW	5124	S MALCOLM X BLVD	3325	TOKAY
1250	DALVIEW	5207	S MALCOLM X BLVD	3328	TOKAY
1254	DALVIEW	5307	S MALCOLM X BLVD	3329	TOKAY

1258	DALVIEW	5239	S	MALCOLM X BLVD	3332	TOKAY
1307	DALVIEW	3815		MALDEN	3333	TOKAY
1315	DALVIEW	3014	S	MALLORY	3336	TOKAY
1319	DALVIEW	3122		MALLORY	3337	TOKAY
1428	DALVIEW	2703		MANILA	3341	TOKAY
1435	DALVIEW	6718		MANITOBA	3342	TOKAY
353	DANIELDALE	1610		MARBURG	3345	TOKAY
365	DANIELDALE	2231		MARBURG	3346	TOKAY
431	DANIELDALE	2318		MARBURG	3349	TOKAY
803	DANIELDALE	2524		MARBURG	3352	TOKAY
1636	DANUBE DR	2539		MARBURG	12	TOLUCA
3634	DARIEN	2614		MARBURG	1710	TOLUCA
2225	DARIEN	2618		MARBURG	1720	TOLUCA
2238	DARIEN	2622		MARBURG	3230	TOPEKA AVE
2241	DATHE	2706		MARBURG	1718	TORONTO
2403	DATHE	2723		MARBURG	1731	TORONTO
2411	DATHE	2727		MARBURG	1835	TORONTO
2610	DATHE	2730		MARBURG	1836	TORONTO
2611	DATHE	2731		MARBURG	1848	TORONTO
2705	DATHE	2735		MARBURG	1950	TORONTO
2810	DATHE	2738		MARBURG	2009	TORONTO
2838	DATHE	2739		MARBURG	2014	TORONTO
3634	DATHE	2827		MARBURG	3402	TORONTO
4027	DATHE	2843		MARBURG	3403	TORONTO
2814	DAWSON	3001		MARBURG	3407	TORONTO
2822	DAWSON	3010		MARBURG	3423	TORONTO
3804	DE MAGGIO	2701		MARBURG	3519	TORONTO
3806	DE MAGGIO	2826		MARBURG	3540	TORONTO
3811	DE MAGGIO	2828		MARBURG	3548	TORONTO
3900	DE MAGGIO	2830		MARBURG	3561	TORONTO
3907	DE MAGGIO	4538		MARCELL	3618	TORONTO
1611	DEAN	3301		MARCOLE	3619	TORONTO
202	DEBRA DR	3307		MARCOLE	3624	TORONTO

203	DEBRA DR	3311	MARCOLE	3632	TORONTO
7	DEEP GREEN	3312	MARCOLE	3719	TORONTO
3506	DEL REY	3315	MARCOLE	5803	TORONTO
3534	DEL REY	3316	MARCOLE	900063	TOWNE HOUSE LN
3811	DELHI	3319	MARCOLE	6030	TRACY
3922	DELHI	3320	MARCOLE	6034	TRACY
2510	DELL VIEW	3323	MARCOLE	6102	TRACY
6283	DENHAM CIR	3324	MARCOLE	6314	TRACY
419 N	DENLEY	3327	MARCOLE	6316	TRACY
421 N	DENLEY	3328	MARCOLE	6342	TRACY
505 N	DENLEY	3331	MARCOLE	9711	TRAVIS
527 N	DENLEY	3332	MARCOLE	9715	TRAVIS
632 N	DENLEY	3335	MARCOLE	9719	TRAVIS
336 N	DENLEY	3342	MARCOLE	9723	TRAVIS
425 N	DENLEY	2802	MARDER	9727	TRAVIS
427 N	DENLEY	2618	MARDER	9731	TRAVIS
507 N	DENLEY	2802	MARDER	4709	TREMONT
603 N	DENLEY	2819	MARDER	3300	TRINITY GATE
100 S	DENLEY	2819	MARDER	3400	TRINITY GATE
1410 S	DENLEY	1212	MARFA	7903	TROJAN
1438 S	DENLEY	1236	MARFA	7912	TROJAN
1732 S	DENLEY	1242	MARFA	7928	TROJAN
2416 S	DENLEY	1247	MARFA	7931	TROJAN
2719 S	DENLEY	1415	MARFA	7936	TROJAN
2907 S	DENLEY	1502	MARFA	7955	TROJAN
4019 S	DENLEY	1514	MARFA	7959	TROJAN
4021 S	DENLEY	1527	MARFA	7960	TROJAN
4502 S	DENLEY	1530	MARFA	2813	TROY
4506 S	DENLEY	1531	MARFA	2819	TROY
4718 S	DENLEY	1610	MARFA	2823	TROY
635 S	DENLEY	1722	MARFA	1708	TRUNK
1356 S	DENLEY	18	MARGEWOOD	1818	TRUNK

1414	S	DENLEY	20	MARGEWOOD	1822		TRUNK
3011	S	DENLEY	5714	MARGEWOOD	4011		TRUNK
3910	S	DENLEY	2900	MARIDEEN	4042		TUMALO
4011	S	DENLEY	2934	MARIDEEN	6495		TUMBLING CREEK TRL
4030	S	DENLEY	2938	MARIDEEN	1702		TUNE AVE
4515	S	DENLEY	8619	MARIGOLD	1925		TUNE AVE
4631	S	DENLEY	8701	MARIGOLD	2329		TUNE AVE
2416	S	DENLEY	9	MARINE	2402		TUNE AVE
1356	S	DENLEY	10	MARINE	2446		TUNE AVE
1414	S	DENLEY	2431	MARJORIE	2471		TUNE AVE
2907	S	DENLEY	2515	MARJORIE	2561		TUNE AVE
3011	S	DENLEY	2521	MARJORIE	2566		TUNE AVE
3910	S	DENLEY	2804	MARJORIE	2574		TUNE AVE
4011	S	DENLEY	3021	MARJORIE	21		TURFWAY
4030	S	DENLEY	3115	MARJORIE	3107		TUSKEGEE
4021	S	DENLEY	2747	MARJORIE	3112		TUSKEGEE
4423	S	DENLEY	140	MARKS	3114		TUSKEGEE
4515	S	DENLEY	150	MARKS	3208		TUSKEGEE
4521	S	DENLEY	208	MARKS	3217		TUSKEGEE
4631	S	DENLEY	902	S MARLBOROUGH	3224		TUSKEGEE
336	N	DENLEY DR	507	S MARLBOROUGH	3226		TUSKEGEE
2104		DENMARK	5001	S MARNE	3228		TUSKEGEE
2116		DENMARK	5007	MARNE	1110		TYLER
2122		DENMARK	5026	MARNE	2526		TYLER
2171		DENMARK	5039	MARNE	5406		UNIVERSITY HILLS BLVD
2317		DENMARK	5006	MARNE	9	S	UNKNOWN
1822		DENNISON	5012	MARNE	3007		URBAN
1831		DENNISON	5021	MARNE	3107	S	URBAN
1954		DENNISON	5102	MARNE	3115		URBAN
1966		DENNISON	2116	MARS RD	2611		VALENTINE
2029		DENNISON	825	S MARSALIS	2702		VALENTINE
1		DEPAUL	1331	MARSALIS	2726		VALENTINE

3330	DETONTE	1342	S	MARSALIS	2802		VALENTINE
3322	DETONTE	1703	S	MARSALIS	2811		VALENTINE
3919	DIAMOND	1903	S	MARSALIS	2814		VALENTINE
4000	DIAMOND	2002	S	MARSALIS	2822		VALENTINE
3911	DIAMOND	2415	S	MARSALIS	2823		VALENTINE
1303	DICEMAN	2818	S	MARSALIS	2907		VALENTINE
1418	DICEMAN	2823	S	MARSALIS	2926		VALENTINE
1424	DICEMAN	2830	S	MARSALIS	3015		VALENTINE
1429	DICEMAN	2911	S	MARSALIS	3027		VALENTINE
1125	DICEMAN	2915	S	MARSALIS	3041		VALENTINE
3714	DILDOCK	2923	S	MARSALIS	1301		VALLEY
3521	DIXON AVE	2935	S	MARSALIS	1303		VALLEY
3707	DIXON AVE	3107	S	MARSALIS	1306		VALLEY
7830	DOAK	4915	S	MARSALIS	1307		VALLEY
1026	DODD	4103	S	MARSALIS	1314		VALLEY
4701	DOLPHIN	1907	S	MARSALIS	1316		VALLEY
4705	DOLPHIN	3709		MARSHALL	1335		VALLEY
4709	DOLPHIN	3919		MARSHALL	40		VALLEY MILLS
4714	DOLPHIN	4002		MARSHALL	42		VALLEY MILLS
4827	DOLPHIN	4103		MARSHALL	45		VALLEY MILLS
2843	DON	4220		MARSHALL	47		VALLEY MILLS
2847	DON	4302		MARSHALL	9652		VALLEY MILLS
2935	DON	4315		MARSHALL	820		VAN BUREN
2939	DON	4335		MARSHALL	5611		VAN WINKLE
2712	DONALD	4338		MARSHALL	3716	N	VANDERVOORT
2716	DONALD	2633		MARTIN LUTHER KING JR	3806		VANDERVOORT
2623	DONALD	412		MARTIN LUTHER KING JR	3810		VANDERVOORT
2627	DONALD	2714		MARTIN LUTHER KING JR	3914		VANDERVOORT
8943	DONNYBROOK	5700		MARTINEZ	4010		VANDERVOORT
11626	DORCHESTER	515		MARTINIQUE	3129		VANNERSON
2608	DORRIS	811		MARTINIQUE	3141		VANNERSON
2716	DORRIS	3402		MARVIN D LOVE	7342		VECINO

2718	DORRIS	7446	MARY DAN	114	VENTURA
2825	DORRIS	1704	MARY ELLEN	2	VERDE
2901	DORRIS	1726	MARYLAND	4	VERDE
2902	DORRIS	2418	MARYLAND	4610	VERDUN
2909	DORRIS	2419	MARYLAND	4635	VERDUN AVE
2914	DORRIS	2635	MARYLAND	801	VERMONT AVE
2930	DORRIS	2915	MARYLAND	813	VERMONT AVE
2931	DORRIS	4129	MARYLAND	1013	VERMONT AVE
3006	DORRIS	4216	MARYLAND	1126	VERMONT AVE
220	DOWDY FERRY	4250	MARYLAND	5029	VETERANS
512	DOWDY FERRY	3614	MARYLAND	5143	VETERANS
708	DOWDY FERRY	200	MASTERS	5106	VETERANS
710	DOWDY FERRY	322	S MASTERS	4213	VICTOR
1344	DOWDY FERRY	1608	N MATAGORDA	4616	VICTOR
2028	DOWDY FERRY	1608	MATAGORDA	9999	VIDA
2111	DOWDY FERRY	2711	MAURINE F BAILEY WAY	13000	VIDA
1723	DOWDY FERRY	2723	MAURINE F BAILEY WAY	2726	VILBIG
1418	DOYLE	2726	MAURINE F BAILEY WAY	1730	VILBIG
1502	DOYLE	2746	MAURINE F BAILEY WAY	3106	VILBIG
1506	DOYLE	3315	MAYBETH	3110	VILBIG
1507	DOYLE	3806	MAYBETH	3118	VILBIG
1521	DOYLE	3930	MAYBETH	3205	VILBIG
1526	DOYLE	1403	MAYWOOD	3300	VILBIG
1530	DOYLE	1426	MAYWOOD	3335	VILBIG
1111	DRAGON ST	1515	MAYWOOD	3339	VILBIG
1726	DRISKELL	1509	MAYWOOD	3401	VILBIG
11570	DRUMMOND	1413	MCBROOM	3502	VILBIG
319	DU BOIS	1414	MCBROOM	3510	VILBIG
407	DU BOIS	1511	MCBROOM	3705	VILBIG
523	DU BOIS	1721	MCBROOM	3722	VILBIG
2031	DUDLEY	1729	MCBROOM	3831	VINEYARD
810	DULUTH	1834	MCBROOM	3922	VINEYARD

1110	DULUTH	1906	MCBROOM	4006	VINEYARD
1826	DULUTH	1939	MCBROOM	4011	VINEYARD
1915	DULUTH	1956	MCBROOM	3826	VINEYARD
1926	DULUTH	2012	MCBROOM	3906	VINEYARD
1910	DULUTH	2015	MCBROOM	2311	VOLGA AVE
3512	DUNBAR	2016	MCBROOM	1413	W AIRPORT FWY
8529	DUNLAP	2017	MCBROOM	322	W BROWNLEE AVE
8730	DUNLAP	2029	MCBROOM	915	W CLARENDON
2613	DURHAM	3402	MCBROOM	546	W LAURELAND
2626	DURHAM	3610	MCBROOM	336	W LAWSON RD
2628	DURHAM	3615	MCBROOM	319	W LOUISIANA
706	N DWIGHT	3618	MCBROOM	300	W LOUISIANA
1024	DWIGHT	3630	MCBROOM	1335	WACO
411	N Dwight Ave	3705	MCBROOM	1415	WACO
2334	N DYSON	3723	MCBROOM	1522	WACO
2400	DYSON	3734	MCBROOM	1611	WACO
2523	DYSON	3143	MCDERMOTT	1614	WACO
2311	DYSON	3150	MCDERMOTT	1706	WACO
2218	DYSON	739	MCDOWELL	1503	WACO
812	EADS	1509	MCKEE	8822	WADLINGTON
816	EADS	1315	MCKENZIE	5006	WADSWORTH
818	EADS	1325	MCKENZIE	4503	WAHOO
2937	EAGLE	1332	MCKENZIE	4515	WAHOO
2961	EAGLE	1334	MCKENZIE	4519	WAHOO
2941	EAGLE	1336	MCKENZIE	4523	WAHOO
4309	EAST GRAND AVE	1338	MCKENZIE	4535	WAHOO
4729	EAST SIDE	1414	MCKENZIE	4531	WAHOO
4932	EAST SIDE	1428	MCKENZIE	3808	WALDRON
2724	EASTER	3018	MCNEIL	3918	WALDRON
2806	EASTER	3333	MCNEIL	4039	WALKER
4114	EASTER	2800	MEADOW	907	WALKWAY
4150	EASTER	2820	MEADOW	1012	WALKWAY

4162	EASTER	3410	MEADOW	1621		WALMSLEY
4166	EASTER	4618	MEADOW	54		WALNUT
4204	EASTER	2816	MEADOW	1715		WARREN
4218	EASTER	2900	MEADOW	2409		WARREN
4219	EASTER	3414	MEADOW	2413		WARREN
4246	EASTER	2742	MEADOW DAWN	2614		WARREN
4234	EASTER	3520	MEADOW ST	2617		WARREN
1915	EBBTIDE	4921	MEADOW VIEW	2625		WARREN
2106	EBBTIDE	304	MEADOWCREEK DR	2625		WARREN
4930	ECHO	428	MELBA	2631		WARREN
4935	ECHO	1206	MELBOURNE AVE	2701		WARREN
5018	ECHO	201	MELINDA DR	3004		WARREN
5027	ECHO	202	MELINDA DR	3021		WARREN
5107	ECHO	4220	MEMORY LANE	1627		WARSAW
2054	ECHO LAKE	4234	MEMORY LANE	1337		WASCO
2147	ECHO LAKE	4400	MEMORY LANE	1345		WASCO
2170	ECHO LAKE	4414	MEMORY LANE	1346		WASCO
2182	ECHO LAKE	4520	MEMORY LANE	1349		WASCO
2188	ECHO LAKE	1600	MENTOR	1365		WASCO
2194	ECHO LAKE	1610	MENTOR	1438		WASCO
2204	ECHO LAKE	1734	MENTOR	10327		WATERBURY DR
2217	ECHO LAKE	1622	MENTOR	5043		WATSON
2323	ECHO LAKE	2405	MERLIN	5102		WATSON
2050	EDD	2406	MERLIN	5127		WATSON
2058	EDD	2409	MERLIN	5018		WATSON
2111	EDD	2412	MERLIN	5127		WATSON
2147	EDD	2415	MERLIN	5131		WATSON
2341	EDD	2418	MERLIN	235	S	WAVERLY
2347	EDD	2435	MERLIN	902	S	WAVERLY
3041	EDD	2435	MERLIN	1009		WAVERLY
9999	EDD	2510	MERLIN	1703		WAVERLY
2341	EDD	2514	MERLIN	1104		WAYNE ST

1222	EDGEFIELD	2518	MERLIN	373	N	WEAVER
317	EDGEMONT	2518	MERLIN	3122	S	WEISENBERGER
914	EDGEMONT	206	MERRIFIELD	3519		WEISENBERGER
1316	S EDGEMONT	5535	MESA	3916		WEISENBERGER
1322	EDGEMONT	5507	MESA CIR	3813		WEISENBERGER
1421	EDGEMONT	4230	S MESA GLEN	3017		WEISENBERGER
1627	EDGEMONT	2237	METROPOLITAN	4026		WEISENBERGER
3117	EDGEWOOD	1607	METROPOLITAN	4130		WEISENBERGER
3502	EDGEWOOD	1611	METROPOLITAN	2521		WELLS
3410	EDGEWOOD	2240	METROPOLITAN	2517		WELLS
3419	EDGEWOOD	2319	METROPOLITAN	2519		WELLS
2829	EISENHOWER	2821	METROPOLITAN	2521		WELLS
3203	EISENHOWER	2826	METROPOLITAN	2527		WELLS
3000	EL BENITO	2827	METROPOLITAN	2531		WELLS
3506	EL BENITO	3514	METROPOLITAN	2533		WELLS
14	EL SOL ST	3526	METROPOLITAN	3217		WENDELKIN
2961	EL TOVAR	3614	METROPOLITAN	3317		WENDELKIN
2969	EL TOVAR	3803	METROPOLITAN	3401		WENDELKIN
2973	EL TOVAR	3809	METROPOLITAN	3417		WENDELKIN
6413	ELAM	3821	METROPOLITAN	3425		WENDELKIN
6419	ELAM	3905	METROPOLITAN	3514		WENDELKIN
6520	ELAM	3926	METROPOLITAN	3518		WENDELKIN
8314	ELAM	4006	METROPOLITAN	3624		WENDELKIN
8300	ELAM	4015	METROPOLITAN	3636		WENDELKIN
4311	ELECTRA ST	4105	METROPOLITAN	3722		WENDELKIN
623	ELI	4213	METROPOLITAN	3730		WENDELKIN
33200	ELIHU ST	4301	METROPOLITAN	3741		WENDELKIN
1400	ELK CREEK	4339	METROPOLITAN	8103		WES HODGES
1410	ELK CREEK	4422	METROPOLITAN	8107		WES HODGES
1425	ELK CREEK	4507	METROPOLITAN	8111		WES HODGES
1507	ELK CREEK	4515	METROPOLITAN	8119		WES HODGES
730	ELKHART	4517	METROPOLITAN	8120		WES HODGES

619		ELLA	4522	METROPOLITAN	8123		WES HODGES
638		ELLA	4523	METROPOLITAN	8124		WES HODGES
738		ELLA	4602	METROPOLITAN	8127		WES HODGES
746		ELLA	4618	METROPOLITAN	8128		WES HODGES
1207		ELLENWOOD	9120	METZ	8131		WES HODGES
915		ELMDALE	9211	METZ	8132		WES HODGES
107		ELMORE	4825	MEXICANA	4242		WESTCLIFF RD
231	E	ELMORE	4911	MEXICANA	24		WESTERHAM
338	W	ELMORE	4934	MEXICANA	25		WESTERHAM
1507	E	ELMORE	5015	MEXICANA	33		WESTERHAM
1542	E	ELMORE	5019	MEXICANA	34		WESTERHAM
1618	E	ELMORE	2423	MEYERS	35		WESTERHAM
1622	E	ELMORE	2414	MEYERS	36		WESTERHAM
1743	E	ELMORE	2506	MEYERS	4105		WESTMORELAND
1711	W	ELMWOOD	2509	MEYERS	3125	N	WESTMORELAND
659		ELSBERRY	2515	MEYERS	2874		WESTRIDGE AVE
726		ELSBETH	2522	MEYERS	9013		WESTSIDE DR
1624		ELSIE FAYE HEGGINS	2526	MEYERS	9014		WESTSIDE DR
1632		ELSIE FAYE HEGGINS	2527	MEYERS	15		WESTWAY DR
2225		ELSIE FAYE HEGGINS	2602	MEYERS	1294		WHISPERING
2255		ELSIE FAYE HEGGINS	2609	MEYERS	1	N	WHISPERING OAKS
2303		ELSIE FAYE HEGGINS	2611	MEYERS	1507		WHITAKER
2503		ELSIE FAYE HEGGINS	2612	MEYERS	1503		WHITAKER
2525		ELSIE FAYE HEGGINS	2621	MEYERS	1323		WHITAKER
2541		ELSIE FAYE HEGGINS	2622	MEYERS	8916		WHITEHALL
2551		ELSIE FAYE HEGGINS	2641	MEYERS	9216		WHITEHALL
2561		ELSIE FAYE HEGGINS	3314	MEYERS	9222		WHITEHALL
2603		ELSIE FAYE HEGGINS	3519	MEYERS	9428		WHITEHALL
2615		ELSIE FAYE HEGGINS	3630	MEYERS	920		WHITEHALL
2645		ELSIE FAYE HEGGINS	2704	MEYERSVILLE AVE	2837		WHITEWOOD
3112		ELSIE FAYE HEGGINS	1251	MICHIGAN	1110		WHITLEY
3801		ELSIE FAYE HEGGINS	1610	MICHIGAN	1000		WILD BRICK

3814	ELSIE FAYE HEGGINS	1632	MICHIGAN	3806	WILDER
3926	ELSIE FAYE HEGGINS	1735	MICHIGAN	2234	WILHURT
3930	ELSIE FAYE HEGGINS	2642	MICHIGAN	2235	WILHURT
4319	ELSIE FAYE HEGGINS	2710	MICHIGAN	2243	WILHURT
3615	ELSIE FAYE HEGGINS	2926	MICHIGAN	2246	WILHURT
653	ELSTON	2938	MICHIGAN	2247	WILHURT
711	ELSTON	3011	MICHIGAN	2251	WILHURT
3012	ELVA	3051	MICHIGAN	2314	WILHURT
3108	ELVA	3055	MICHIGAN	2318	WILHURT
3110	ELVA	3302	MICHIGAN	2414	WILHURT
3202	ELVA	3300	MIDDLEFIELD RD	2507	WILHURT
522	ELWAYNE	1015	MILDRED	2515	WILHURT
548	ELWAYNE	4715	MILITARY	2535	WILHURT
610	ELWAYNE	4727	MILITARY	2607	WILHURT
631	ELWAYNE	4819	MILITARY	2619	WILHURT
650	ELWAYNE	10011	MILL VALLEY LN	2631	WILHURT
659	ELWAYNE	5625	MILLAR	2747	WILHURT
706	ELWAYNE	623	MILLARD	2921	WILHURT
734	ELWAYNE	808	MILLARD	2926	WILHURT
746	ELWAYNE	813	MILLARD	3400	WILHURT
747	ELWAYNE	825	MILLARD	3529	WILHURT
770	ELWAYNE	2807	MILLBROOK	510	S WILLOMET
759	EMBERWOOD	3502	MINGO	9025	WILLOUGHBY
547	EMBREY	3510	MINGO	9031	WILLOUGHBY
559	EMBREY	3531	MINGO	9419	WILLOUGHBY
1303	EMILY	3539	MINGO	121	WILMER KLEBERG RD
8400	ENDICOTT LN	3547	MINGO	5522	WILSON
1307	ENGLEWOOD	3516	MINGO	5526	WILSON
2720	S ERVAY ST	3558	MINGO	5530	WILSON
4021	ESMALDA	1143	MISSOURI	5534	WILSON
4048	ESMALDA	1643	E MISSOURI	5703	WILSON
4107	ESMALDA	2718	E MITCHELL	5707	WILSON

6519	ETHEL	2728	MITCHELL	5711	WILSON
1735	EUGENE	8200	MOBERLY	5805	WILSON
1743	EUGENE	2106	MOFFATT	5809	WILSON
2226	EUGENE	2110	MOFFATT	5813	WILSON
2228	EUGENE	2111	MOFFATT	5903	WILSON
2235	EUGENE	2222	MOFFATT	5907	WILSON
2306	EUGENE	2226	MOFFATT	5919	WILSON
6120	EVERGLADE	2230	MOFFATT	6105	WIN ONLY
6300	EVERGLADE	2235	MOFFATT	6106	WIN ONLY
604	N EWING	2242	MOFFATT	6110	WIN ONLY
1202	S EWING	2246	MOFFATT	6111	WIN ONLY
1204	S EWING	2302	MOFFATT	6115	WIN ONLY
1214	S EWING	2303	MOFFATT	6116	WIN ONLY
1216	S EWING	2314	MOFFATT	6121	WIN ONLY
1226	S EWING	2319	MOFFATT	6122	WIN ONLY
1631	S EWING	2322	MOFFATT	6125	WIN ONLY
1818	S EWING	2327	MOFFATT	6130	WIN ONLY
1827	S EWING	2410	MOFFATT	6131	WIN ONLY
2015	S EWING	2415	MOFFATT	6135	WIN ONLY
2315	S EWING	2422	MOFFATT	6136	WIN ONLY
2324	S EWING	2431	MOFFATT	6140	WIN ONLY
2505	S EWING	2759	MOFFATT	6141	WIN ONLY
2617	S EWING	2763	MOFFATT	6146	WIN ONLY
2625	S EWING	2656	MOJAVE	6150	WIN ONLY
2702	S EWING	2724	MOJAVE	6156	WIN ONLY
2704	S EWING	2839	MOJAVE	6160	WIN ONLY
2731	S EWING	2906	MOJAVE	6161	WIN ONLY
4407	S EWING	2921	MOJAVE	6164	WIN ONLY
1318	EXETER	3139	MOJAVE	6165	WIN ONLY
1346	EXETER	3216	MOJAVE	6170	WIN ONLY
1349	EXETER	4542	MOLER	6171	WIN ONLY
1414	EXETER	345	MONTANA	4039	WIND RIVER DR

1423	EXETER	1122	E	MONTCLAIR	1		WINNETKA
1502	EXETER	1220	S	MONTCLAIR	1618	N	WINNETKA
1550	EXETER	2021	S	MONTCLAIR	2411	N	WINNETKA
2255	EXETER	2017	N	MONTCLAIR	2509	N	WINNETKA
2322	EXETER	2017	N	MONTCLAIR AVE	1614	N	WINNETKA
2327	EXETER	4003		MONTIE	3331	N	WINNETKA
2522	EXETER	4311		MONTIE	3331	N	WINNETKA AVE
2538	EXETER	4018		MONTIE	904	N	WINSTON
2615	EXETER	2300		MOONLIGHT AVE	4835	N	WISTERIA
2626	EXETER	2317		MOONLIGHT AVE	820		WIXOM
2631	EXETER	106	N	MOORE	830		WIXOM
2743	EXETER	110	S	MOORE	922		WOLF CREEK CIR
2510	EXLINE	114	S	MOORE	905		WOODACRE
2514	EXLINE	118	S	MOORE	508		WOODBINE
2515	EXLINE	122	S	MOORE	559		WOODBINE
2534	EXLINE	333	N	MOORE	623		WOODBINE
2535	EXLINE	338	N	MOORE	709		WOODBINE
2540	EXLINE	340	N	MOORE	520		WOODBINE
2650	EXLINE	402	N	MOORE	26		WOODED GATE
2722	EXLINE	420	N	MOORE	603	E	WOODIN
2726	EXLINE	423	N	MOORE	822	E	WOODIN
2730	EXLINE	424	N	MOORE	907	E	WOODIN
2731	EXLINE	426	N	MOORE	915	E	WOODIN
2734	EXLINE	427	N	MOORE	1125		WOODIN
2735	EXLINE	428	N	MOORE	1227		WOODIN
526	EZEKIAL	506	N	MOORE	1229	E	WOODIN
540	EZEKIAL	507	N	MOORE	1531	E	WOODIN
610	EZEKIAL	508	N	MOORE	1615	E	WOODIN
618	EZEKIAL	509	N	MOORE	1619	E	WOODIN
722	EZEKIAL	511	N	MOORE	1623	E	WOODIN
731	EZEKIAL	513	N	MOORE	1627	E	WOODIN
734	EZEKIAL	515	N	MOORE	1239	E	WOODIN

746	EZEKIAL	602	N	MOORE	9999	E	WOODLEAF
747	EZEKIAL	607	N	MOORE	515		WOODMONT DR
750	EZEKIAL	135		MOORE	647		WOODMONT DR
754	EZEKIAL	310	S	MOORE	5316	E	WOODSBORO
7817	FAIRPORT	329	N	MOORE	1931		WOODY
7909	FAIRPORT	406	N	MOORE	500		WORTH
8123	FAIRPORT	413	N	MOORE	9011		WORTH
5903	FAIRWAY	501	N	MOORE	5117		WYNELL
5907	FAIRWAY	503	N	MOORE	5119		WYNELL
5306	FANNIE	612	S	MOORE	5115		WYNELL
5406	FANNIE	503	N	MOORE	4511		YANCY
5410	FANNIE	413	N	MOORE	4531		YANCY
5524	FANNIE	406	N	MOORE	4536		YANCY
5608	FANNIE	2554	N	MORGAN	4543		YANCY
2812	FARRAGUT	2728		MORGAN	4544		YANCY
2807	FARRAGUT	3046		MORGAN	4548		YANCY
2810	FARRAGUT	3115		MORGAN	4709		YANCY
2812	FARRAGUT	3210		MORGAN	4739		YANCY
2823	FARRAGUT	3107		MORGAN	4749		YANCY
2825	FARRAGUT	2811		MORNING	4754		YANCY
2842	FARRAGUT	3902		MORNING	4758		YANCY
2844	FARRAGUT	2738		MORNING	4766		YANCY
2845	FARRAGUT	1018		MOROCCO	4808		YANCY
2859	FARRAGUT	1210	N	MOROCCO	3510		YORK ST
2861	FARRAGUT	1250	N	MOROCCO	3518		YORK ST
2870	FARRAGUT	1018	N	MOROCCO	3531		YORK ST
2311	FATIMA	1420	N	MORRELL	3615		YORK ST
2315	FATIMA	1215		MORRELL	3616		YORK ST
2315	FATIMA	1303		MORRELL	3618		YORK ST
2319	FATIMA	1307		MORRELL	3622		YORK ST
2323	FATIMA	1311		MORRELL	3624		YORK ST
2328	FATIMA	1427		MORRELL	3701		YORK ST

2336	FATIMA	1722	MORRELL	3703	YORK ST
2339	FATIMA	1726	MORRELL	3719	YORK ST
2350	FATIMA	1735	MORRELL	4226	YORK ST
2354	FATIMA	1802	MORRELL	4226	YORK ST
2358	FATIMA	2803	MORRELL	3518	YORK ST
2362	FATIMA	1506	MORRIS	3510	YORK ST
2363	FATIMA	1512	MORRIS	3719	YORK ST
2366	FATIMA	1516	MORRIS	3701	YORK ST
2367	FATIMA	1714	MORRIS	3615	YORK ST
2371	FATIMA	1901	MORRIS	3624	YORK ST
2375	FATIMA	1912	MORRIS	3622	YORK ST
2403	FATIMA	1920	MORRIS	3618	YORK ST
2407	FATIMA	1925	MORRIS	3616	YORK ST
2420	FATIMA	1929	MORRIS	3531	YORK ST
2523	FATIMA	2011	MORRIS	3707	YORK ST
2639	FATIMA	2017	MORRIS	434	YOUNGSTOWN
2709	FATIMA	2020	MORRIS	525	YOUNGSTOWN
2714	FATIMA	3500	MORRIS	8316	YUKON
2717	FATIMA	3506	MORRIS	8320	YUKON
2718	FATIMA	3510	MORRIS	8324	YUKON
2719	FATIMA	3542	MORRIS	8325	YUKON
2720	FATIMA	3602	MORRIS	8328	YUKON
2722	FATIMA	3606	MORRIS	8332	YUKON
2723	FATIMA	3639	MORRIS	8338	YUKON
2724	FATIMA	3701	MORRIS	8339	YUKON
2737	FATIMA	3722	MORRIS	8343	YUKON
508	FAULK	3741	MORRIS	8344	YUKON
521	FAULK	3502	MORRIS	8350	YUKON
531	FAULK	1	MOSSGLEN DR	8357	YUKON
544	FAULK	1222	MOUNTAIN LAKE	8360	YUKON
1411	FAYETTE	1405	MOUNTAIN LAKE	708	ZANG
1415	FAYETTE	1	MOUNTAIN SHORES	4705	ZEALAND

4533	FELLOWS	2	MOUNTAIN SHORES	4737	ZEALAND
4629	FELLOWS	3	MOUNTAIN SHORES	4741	ZEALAND
4724	FELLOWS	4	MOUNTAIN SHORES	4745	ZEALAND
4728	FELLOWS	5	MOUNTAIN SHORES	4807	ZEALAND
4732	FELLOWS	16	MOUNTAIN SHORES	4812	ZEALAND
4736	FELLOWS	2206	MOUSER ST	4816	ZEALAND
4752	FELLOWS	3616	MT EVEREST	4820	ZEALAND
4812	FELLOWS	3726	MT RANIER	4824	ZEALAND
4816	FELLOWS	3623	MT ROYAL	4828	ZEALAND
4820	FELLOWS	804	MUNCIE	3331	ZELMA
4832	FELLOWS	908	MUNCIE		

COMMERCIAL

510	E	10TH ST	11900	FORD RD	4105	PREFERRED PL
409	E	12TH ST	7878	GREAT TRINITY FOREST WAY	4004	PREFERRED PL
409	E	12TH ST	425	GUTHRIE ST	4100	PREFERRED PL
115	W	8TH ST	409	GUTHRIE ST	741	S R L THORNTON FWY
7818		ANTOINETTE ST	215	E JEFFERSON BLVD	6229	S R L THORNTON FWY
11000		AUDELIA RD	227	W JERDEN LN	6423	S R L THORNTON FWY
1002	S	BECKLEY AVE	216	W JERDEN LN	7010	S R L THORNTON FWY
1001	S	BECKLEY AVE	200	W JERDEN LN	747	S R L THORNTON FWY
1125	S	BECKLEY AVE	3203	KIRNWOOD DR	4000	S R L THORNTON FWY
1127	S	BECKLEY AVE	8921	LAKE JUNE RD	1615	RECORD CROSSING RD
3220	S	BECKLEY AVE	206	E LEDBETTER DR	1030	RED OAK ST
3224	S	BECKLEY AVE	3523	LOCKETT AVE	3900	S POLK ST
912	S	BECKLEY AVE	3527	LOCKETT AVE	2916	SAMUELL BLVD
918	S	BECKLEY AVE	13354	MAHAM RD	3700	SAMUELL BLVD
3302	S	BECKLEY AVE	1611	S MALCOLM X BLVD	3100	SAMUELL BLVD
6819		BOULDER DR	5500	MARGARITA DR	3333	SCOUT AVE
108	E	BROOKLYN AVE	118	MELBA ST	3407	SCOUT AVE

210	CHANEY ST	3219	MERRIFIELD AVE	3415	SCOUT AVE
218	CHANEY ST	111	OKLAUNION DR	3507	SCOUT AVE
211	CHANEY ST	3201	PARK ROW AVE	3517	SCOUT AVE
217	CHANEY ST	3235	PARK ROW AVE	3430	SCOUT AVE
225	W CLARENDON DR	3227	PARK ROW AVE	3522	SCOUT AVE
229	W CLARENDON DR	3219	PARK ROW AVE	3530	SCOUT AVE
935	E CLARENDON DR	1716	PARKWAY AVE	9189	SKILLMAN ST
7402	S COCKRELL HILL RD	1714	PARKWAY AVE	5508	SPRING VALLEY RD
221	N CORINTH ST RD	1710	PARKWAY AVE	1736	ST AUGUSTINE RD
224	S CORINTH ST RD	1706	PARKWAY AVE	106	E SUFFOLK AVE
234	S CORINTH ST RD	1626	PARKWAY AVE	231	W SUFFOLK AVE
318	S CRAWFORD ST	1622	PARKWAY AVE	4306	VILLAGE FAIR DR
4029	CRUTCHER ST	1702	PARKWAY AVE	2800	W CAMP WISDOM RD
216	CUMBERLAND ST	1630	PARKWAY AVE	1001	S WALTON WALKER BLVD
409	EADS AVE	11325	PEGASUS ST	1001	S WALTON WALKER BLVD
5617	EAST GRAND AVE	215	W PEMBROKE AVE	227	W YARMOUTH ST
5439	EAST GRAND AVE	219	W PEMBROKE AVE	700	S ZANG BLVD
5415	EAST GRAND AVE	4009	PREFERRED PL	2714	S ZANG BLVD
				3506	ZELMA AVE

**ATTACHMENT D
POTENTIAL LAND BANK LOTS SUBMITTED
FY 2003-04 TO FY 2015-16**

4210	1 ST	2631	EXETER	3055	MICHIGAN
4215	1 ST	2743	EXETER	3302	MICHIGAN
4226	1 ST	2255	EXETER	2710	MICHIGAN
2714	1 ST	1334	EXETER	2938	MICHIGAN
329	10TH	2515	EXLINE	1143	MISSOURI
405	10TH	2534	EXLINE	1643	MISSOURI
627	10TH	2603	EXLINE	2728	MITCHELL
1124	10TH E	2607	EXLINE	2111	MOFFATT
1031	11TH	2622	EXLINE	2211	MOFFATT
1125	11TH E	2722	EXLINE	2222	MOFFATT
1709	4 TH	2725	EXLINE	2226	MOFFATT
1916	4 TH	2726	EXLINE	2230	MOFFATT
618	5 TH	2730	EXLINE	2235	MOFFATT
2436	51 ST	2731	EXLINE	2242	MOFFATT
2506	51 ST	2734	EXLINE	2302	MOFFATT
2627	52 ND	2514	EXLINE	2303	MOFFATT
3217	52 ND	2540	EXLINE	2314	MOFFATT
2516	56 TH	2735	EXLINE	2322	MOFFATT
316	6 TH	2535	EXLINE	2410	MOFFATT
401	8 TH	526	EZEKIAL	2427	MOFFATT
521	8 TH	618	EZEKIAL	2431	MOFFATT
424	9 TH	731	EZEKIAL	3139	MOJAVE
701	9 TH	746	EZEKIAL	3216	MOJAVE
731	9 TH	747	EZEKIAL	2906	MOJAVE
1439	ADELAIDE	750	EZEKIAL	2839	MOJAVE
3907	AGNES	754	EZEKIAL	1403	MONTAGUE
4002	AGNES	1339	FAIRVIEW	237	MONTANA, W.
2722	ALABAMA	1510	FAIRVIEW	2017	MONTCLAIR
2847	ALABAMA	5907	FAIRWAY	2021	MONTCLAIR
2900	ALABAMA	5403	FANNIE	4003	MONTIE
2926	ALABAMA	5406	FANNIE	4018	MONTIE
2935	ALABAMA	5410	FANNIE	4022	MONTIE
2939	ALABAMA	5524	FANNIE	4311	MONTIE
3038	ALABAMA	2810	FARRAGUT	329	MOORE
3042	ALABAMA	2812	FARRAGUT	333	MOORE
2641	ALABAMA	2315	FATIMA	406	MOORE
2705	ALABAMA	2323	FATIMA	410	MOORE
1514	ALASKA	2403	FATIMA	413	MOORE
1631	ALASKA	2639	FATIMA	424	MOORE
2006	ALASKA	424	FAULK	501	MOORE
2720	ALASKA	508	FAULK	503	MOORE
2927	ALASKA	532	FAULK	508	MOORE
3036	ALASKA	540	FAULK	523	MOORE

3123	ALASKA	544	FAULK	603	MOORE
2814	ALASKA	545	FAULK	607	MOORE
2931	ALASKA	1407	FAYETTE	612	MOORE
403	ALBRIGHT	1415	FAYETTE	613	MOORE
405	ALBRIGHT	4533	FELLOWS	614	MOORE
410	ALBRIGHT	4728	FELLOWS	734	MOORE
414	ALBRIGHT	4752	FELLOWS	2738	MORNING
415	ALBRIGHT	4812	FELLOWS	2811	MORNING
2221	ANDERSON	4816	FELLOWS	1722	MORRELL
2239	ANDERSON	4820	FELLOWS	1726	MORRELL
2241	ANDERSON	4832	FELLOWS	1506	MORRIS
2245	ANDERSON	4812	FELLOWS	1512	MORRIS
2402	ANDERSON	2415	FELTON	1710	MORRIS
2629	ANDERSON	2414	FELTON	1714	MORRIS
2663	ANDERSON	728	FERNWOOD	1838	MORRIS
2715	ANDERSON	2521	FERNWOOD	1847	MORRIS
1815	ANGELINA	2638	FERNWOOD	1901	MORRIS
1832	ANGELINA	2709	FERNWOOD	1912	MORRIS
1834	ANGELINA	2712	FERNWOOD	1920	MORRIS
1838	ANGELINA	2719	FERNWOOD	1925	MORRIS
1855	ANGELINA	2900	FERNWOOD	1929	MORRIS
1922	ANGELINA	3001	FERNWOOD	2011	MORRIS
1941	ANGELINA	3217	FERNWOOD	2017	MORRIS
1955	ANGELINA	2519	FERNWOOD	2020	MORRIS
1962	ANGELINA	3225	FERNWOOD	2026	MORRIS
1966	ANGELINA	3914	FERNWOOD	3420	MORRIS
1967	ANGELINA	301	FIDELIS	3542	MORRIS
1974	ANGELINA	1311	FITZHUGH	3606	MORRIS
2005	ANGELINA	1331	FITZHUGH	3610	MORRIS
2017	ANGELINA	1625	FITZHUGH	3639	MORRIS
2024	ANGELINA	3706	FITZHUGH	3701	MORRIS
2027	ANGELINA	3608	FITZHUGH, S.	3741	MORRIS
2028	ANGELINA	1527	FLEETWOOD	4731	MORRIS
2032	ANGELINA	1625	FLEETWOOD	4853	MORRIS
2037	ANGELINA	1634	FLEETWOOD	1018	MORROCO, N.
2059	ANGELINA	1336	FLETCHER	2206	MOUSER
1503	ANN ARBOR	1322	FOLEY	1809	MUNCIE
1514	ANN ARBOR	2423	FONVILLE	1922	MUNCIE
1522	ANN ARBOR	1526	FORDHAM	1923	MUNCIE
1955	ANN ARBOR	1531	FORDHAM	10019	MUSKOGEE
1959	ANN ARBOR	1554	FORDHAM	4316	MYRTLE
1961	ANN ARBOR	1555	FORDHAM	6318	MYRTLE
1965	ANN ARBOR	2110	FORDHAM	2446	NAOMA
2107	ANN ARBOR	2118	FORDHAM	3116	NAVARO
2219	ANN ARBOR	2246	FORDHAM	3226	NAVARO

2251	ANN ARBOR	2302	FORDHAM	3234	NAVARO
2528	ANN ARBOR	2406	FORDHAM	3406	NAVARO
2723	ANN ARBOR	2806	FORDHAM	731	NEOMI
2773	ANN ARBOR	2807	FORDHAM	531	NOMAS
2746	ANN ARBOR, E.	2402	FORDHAM	1418	NOMAS
2324	ANN ARBOR, E.	1223	FORESTER	1525	NOMAS
2326	ANN ARBOR, E.	3510	FRANK	1710	NOMAS
3827	ARANSAS	3604	FRANK	1714	NOMAS
4103	ARANSAS	3607	FRANK	1730	NOMAS
4114	ARANSAS	3714	FRANK	1816	NOMAS
1317	ARBOR VITAE	3807	FRANK	1970	NOMAS
2111	ARDEN	4117	FRANK	2010	NOMAS
2119	AREBA	4215	FRANK	2014	NOMAS
2609	ARIZONA	4303	FRANK	2021	NOMAS
2914	ARIZONA	4314	FRANK	3316	NOMAS
3047	ARIZONA	4326	FRANK	3320	NOMAS
3328	ARIZONA	4343	FRANK	3321	NOMAS
2839	ARIZONA	4347	FRANK	3324	NOMAS
4510	ASH	4409	FRANK	3431	NOMAS
5407	ASH	4414	FRANK	3528	NOMAS
3604	ATLANTA	4415	FRANK	3529	NOMAS
3619	ATLANTA	4418	FRANK	3615	NOMAS
3736	ATLANTA	4431	FRANK	3715	NOMAS
5301	AUDREY	4435	FRANK	3718	NOMAS
229	AVE A	4504	FRANK	4705	NOME
315	AVE A	4507	FRANK	4711	NOME
323	AVE A	4535	FRANK	4723	NOME
331	AVE A	4602	FRANK	4744	NOME
426	AVE A	4711	FRANK	4832	NOME
427	AVE A	4726	FRANK	4836	NOME
430	AVE A	4510	FRANK	4843	NOME
431	AVE A	3710	FRANK	4748	NOME
441	AVE A	3610	FRANK	2834	OAKDALE
1703	AVE B	2719	FRAZIER	1326	OAKLEY
1721	AVE B	2726	FRAZIER	1330	OAKLEY
1727	AVE B	2915	FRAZIER	1406	OAKLEY
1731	AVE B	4838	FRIO	3021	OBENCHAIN
1742	AVE B	3507	FUREY	3713	ODESSA
1806	AVE B	4002	FUREY	3719	ODESSA
324	AVE E	4010	FUREY	4103	ODESSA
355	AVE E	4015	FUREY	4142	ODESSA
402	AVE E	4103	FUREY	8621	ODOM
414	AVE E	4109	FUREY	1242	OHIO
419	AVE E	4127	FUREY	1539	OHIO
426	AVE E	4130	FUREY	1547	OHIO

435	AVE E	1723	GALLAGHER	1538	OHIO, E.
444	AVE E	1823	GALLAGHER	3708	OPAL
418	AVE F	1835	GALLAGHER	3710	OPAL
323	AVE G	1843	GALLAGHER	3714	OPAL
607	AVE G	1908	GALLAGHER	3723	OPAL
418	AVE H	1911	GALLAGHER	3801	OPAL
419	AVE H	1913	GALLAGHER	3810	OPAL
516	AVE H	1955	GALLAGHER	3816	OPAL
523	AVE H	1961	GALLAGHER	3822	OPAL
402	AVE J	1967	GALLAGHER	3831	OPAL
403	AVE J	3710	GALLAGHER	4117	OPAL
431	AVE J	3739	GALLAGHER	4207	OPAL
316	AVE L	1107	GALLOWAY	4214	OPAL
323	AVE L	2345	GANDEN	4234	OPAL
506	AVE L	2223	GARDEN	4243	OPAL
510	AVE L	2231	GARDEN	4507	OTTAWA
518	AVE L	2238	GARDEN	1618	OVERTON
3962	AVOCADO	2246	GARDEN	1623	OVERTON
4202	AZTEC	2254	GARDEN	2307	OVERTON
4249	AZTEC	2403	GARDEN	2730	OVERTON
3914	BALCH	2407	GARDEN	2835	OVERTON
4422	BALDWIN	2424	GARDEN	3418	OVERTON
4423	BALDWIN	2425	GARDEN	2855	OVERTON
4507	BALDWIN	2402	GARDEN	1230	OVERTON
4518	BALDWIN	1634	GARDEN	1426	OVERTON
4701	BALDWIN	942	GARDENVIEW	2803	OVERTON, E
4707	BALDWIN	4529	GARLAND	1418	OWEGA
4712	BALDWIN	4531	GARLAND	1442	OWEGA
4715	BALDWIN	4600	GARLAND	1510	OWEGA
4723	BALDWIN	4611	GARLAND	1542	OWEGA
4727	BALDWIN	5409	GARLAND	1422	OWEGA
4735	BALDWIN	4600	GARLAND	1426	OWEGA
4803	BALDWIN	4513	GARRISON	4617	OWENWOOD
4806	BALDWIN	4516	GARRISON	4705	OWENWOOD
4823	BALDWIN	4602	GARRISON	4818	OWENWOOD
4863	BALDWIN	4512	GARRISON	4822	OWENWOOD
4869	BALDWIN	1523	GARZA	4838	OWENWOOD
4611	BALDWIN	1525	GARZA	1414	PADGITT
4134	BALL	1529	GARZA	1534	PADGITT
4161	BALL	1618	GARZA	3612	PALACIOS
1118	BALLARD	1630	GARZA	3719	PALACIOS
710	BANK	1634	GARZA	4003	PALACIOS
1401	BANK	1635	GARZA	2652	PALL MALL
1420	BANK	1719	GARZA	2656	PALL MALL
1429	BANK	1723	GARZA	2719	PALL MALL

710	BANK	1730	GARZA	2723	PALL MALL
1641	BANNOCK	1733	GARZA	1805	PARK ROW
1407	BARRY	1739	GARZA	1819	PARK ROW
1437	BARRY	1742	GARZA	2723	PARK ROW
1449	BARRY	1751	GARZA	2532	PARK ROW
1501	BARRY	1815	GARZA	6927	PARKDALE
4844	BARTLETT	1610	GARZA	2708	PARNELL
805	BAYONNE	1718	GARZA	2722	PARNELL
811	BAYONNE	2911	GAY	2724	PARNELL
818	BAYONNE	1238	GEORGIA	2820	PARNELL
916	BAYONNE	1410	GEORGIA	3510	PARNELL
1121	BAYONNE	1514	GEORGIA	4831	PARRY
1610	BAYSIDE	1537	GEORGIA	4907	PARRY
1619	BAYSIDE	2711	GERTRUDE	4910	PARRY
1623	BAYSIDE	2707	GERTRUDE	4815	PARRY
1702	BAYSIDE	2515	GHENT	2611	PARSONS
1711	BAYSIDE	2519	GHENT	2703	PARSONS
1715	BAYSIDE	2526	GHENT	2712	PARSONS
1834	BAYSIDE	2542	GHENT	2715	PARSONS
1836	BAYSIDE	2622	GHENT	2723	PARSONS
1843	BAYSIDE	2621	GHENT	9999	PARSONS
1847	BAYSIDE	4116	GLADEWATER	2708	PARSONS
1909	BAYSIDE	4126	GLADEWATER	2711	PARSONS
1911	BAYSIDE	4154	GLADEWATER	3333	PARVIA
1918	BAYSIDE	4170	GLADEWATER	1307	PEABODY
2019	BAYSIDE	4227	GLADEWATER	1313	PEABODY
3326	BEALL	5722	GLEN FOREST	1325	PEABODY
3330	BEALL	1306	GLIDDEN	1404	PEABODY
3435	BEALL	1327	GLIDDEN	1709	PEABODY
3023	BEAUCHAMP	3206	GOLDSPIER	1812	PEABODY
3067	BEAUCHAMP	3211	GOLDSPIER	2300	PEABODY
3421	BEAUCHAMP	2310	GOOCH	2408	PEABODY
724	BECKLEY	2403	GOOCH	2413	PEABODY
728	BECKLEY	2701	GOOCH	2525	PEABODY
8918	BECKLEYCREST	2825	GOOCH	2529	PEABODY
9228	BECKLEYVIEW	2715	GOODWILL	1319	PEABODY
3712	BEDFORD	2722	GOODWILL	2533	PEABODY
5238	BEEMAN	2723	GOODWILL	1637	PEAR
7041	BENNING	2700	GOULD	1713	PEAR
3427	BERNAL	2710	GOULD	400	PECAN
3439	BERNAL	2712	GOULD	402	PECAN
3508	BERTRAND	2716	GOULD	410	PECAN
3520	BERTRAND	2724	GOULD	411	PECAN
3614	BERTRAND	2727	GOULD	413	PECAN
3723	BERTRAND	2733	GOULD	416	PECAN

4302	BERTRAND	2703	GRAFTON	606	PEMBERTON
4306	BERTRAND	608	GRAHAM	3533	PENELOPE
4318	BERTRAND	702	GRAHAM	3602	PENELOPE
4322	BERTRAND	710	GRAHAM	3603	PENELOPE
3227	BERTRAND	1822	GRAND	3627	PENELOPE
634	BETHPAGE	2524	GRAND	3631	PENELOPE
642	BETHPAGE	1215	GRANT	3718	PENELOPE
714	BETHPAGE	1309	GRANT	3719	PENELOPE
707	BETHPAGE	1313	GRANT	3815	PENELOPE
2208	BETHURUM	1326	GRANT	3819	PENELOPE
2214	BETHURUM	1345	GRANT	3922	PENELOPE
2216	BETHURUM	1361	GRANT	4337	PENELOPE
2218	BETHURUM	2722	GRAYSON	3707	PENELOPE
2302	BETHURUM	2226	GREER	3614	PENELOPE
2311	BETHURUM	2218	GREER	1308	PENNSYLVANIA
2313	BETHURUM	3224	GUNTER	1313	PENNSYLVANIA
2336	BETHURUM	4538	GURLEY	1317	PENNSYLVANIA
2743	BETHURUM	3306	HAMILTON	1325	PENNSYLVANIA
903	BETTERTON	3523	HAMILTON	2525	PENNSYLVANIA
6520	BEXAR	3702	HAMILTON	2710	PENNSYLVANIA
6526	BEXAR	3706	HAMILTON	2722	PENNSYLVANIA
6702	BEXAR	3726	HAMILTON	2812	PENNSYLVANIA
6812	BEXAR	3909	HAMILTON	2822	PENNSYLVANIA
1518	BICKERS	3912	HAMILTON	2836	PENNSYLVANIA
1526	BICKERS	3925	HAMILTON	3105	PENNSYLVANIA
1531	BICKERS	4105	HAMILTON	3117	PENNSYLVANIA
1606	BICKERS	4226	HAMILTON	2414	PENNSYLVANIA
1615	BICKERS	4309	HAMILTON	2617	PENNSYLVANIA
1623	BICKERS	4314	HAMILTON	2908	PENNSYLVANIA
1626	BICKERS	4321	HAMILTON	4508	PHILIP
1719	BICKERS	4343	HAMILTON	4515	PHILIP
1822	BICKERS	4403	HAMILTON	4520	PHILIP
1831	BICKERS	4410	HAMILTON	4523	PHILIP
1906	BICKERS	4414	HAMILTON	4524	PHILIP
1910	BICKERS	4418	HAMILTON	4530	PHILIP
1918	BICKERS	3123	HAMMERLY	4531	PHILIP
1930	BICKERS	3408	HAMMERLY	4603	PHILIP
1956	BICKERS	4013	HAMMERLY	4717	PHILIP
3634	BICKERS	4017	HAMMERLY	4911	PHILIP
3638	BICKERS	4033	HAMMERLY	5119	PHILIP
3642	BICKERS	4123	HAMMERLY	4515	PHILIP
3702	BICKERS	4143	HAMMERLY	4531	PHILIP
3734	BICKERS	3601	HANCOCK	1617	PINE
3738	BICKERS	3811	HANCOCK	2232	PINE
3317	BIGLOW	3926	HANCOCK	2233	PINE

3907	BIGLOW	3906	HANCOCK	2522	PINE
4002	BIGLOW	3625	HANCOCK	3218	PINE
4151	BIGLOW	3617	HANCOCK	3319	PINE
4155	BIGLOW	2327	HARDING	3335	PINE
4159	BIGLOW	2340	HARDING	3635	PINE
4175	BIGLOW	2344	HARDING	3642	PINE
4207	BIGLOW	2414	HARDING	3710	PINE
4208	BIGLOW	2246	HARDING	3714	PINE
4231	BIGLOW	1423	HARLANDALE	3802	PINE
4019	BIGLOW	1907	HARLANDALE	3817	PINE
3911	BIGLOW	2314	HARLANDALE	3902	PINE
2408	BIRMINGHAM	2431	HARLANDALE	3906	PINE
2521	BIRMINGHAM	2915	HARLANDALE	4002	PINE
2825	BIRMINGHAM	3014	HARLANDALE	4010	PINE
2931	BIRMINGHAM	3328	HARLANDALE	3410	PINE
3020	BIRMINGHAM	3714	HARLINGEN	2603	PINE
3025	BIRMINGHAM	3803	HARLINGEN	2643	PINE
2700	BIRMINGHAM	3130	HARMON	5908	PLUM DALE
2401	BIRMINGHAM	2122	HARRELL	5918	PLUM DALE
3836	BLACK OAK	2819	HARSTON	6043	PLUM DALE
5868	BLUFFMAN	401	HART	6047	PLUM DALE
400	BOBBIE	407	HART	4116	PLUTO
403	BOBBIE	409	HART	3915	POLLY
406	BOBBIE	413	HART	3919	POLLY
412	BOBBIE	445	HART	3927	POLLY
417	BOBBIE	448	HART	3933	POLLY
418	BOBBIE	449	HART	3425	PONDROM
5662	BON AIR	452	HART	1619	POPLAR
315	BONNIE VIEW	455	HART	1717	POPLAR
345	BONNIE VIEW	3513	HARWOOD	2307	POPLAR
349	BONNIE VIEW	3521	HARWOOD	1002	PRAIRIE CREEK, N.
405	BONNIE VIEW	3212	HASKELL	1651	PRESIDIO
406	BONNIE VIEW	3311	HASKELL	2727	PROSPERITY
426	BONNIE VIEW	2701	HASTINGS/Maurine F. Bailey	2759	PROSPERITY
431	BONNIE VIEW	2711	HASTINGS/Maurine F. Bailey	2763	PROSPERITY
434	BONNIE VIEW	2718	HASTINGS/Maurine F. Bailey	2771	PROSPERITY
438	BONNIE VIEW	2727	HASTINGS/Maurine F. Bailey	2802	PROSPERITY
443	BONNIE VIEW	2506	HATCHER	3022	PROSPERITY
1011	BONNIE VIEW	3515	HATCHER	3706	PROSPERITY
1235	BONNIE VIEW	7610	HAZEL	3710	PROSPERITY
2304	BONNIE VIEW	2703	HECTOR	2771	PROSPERITY
3515	BOOKER	2715	HECTOR	1403	PUEBLO
3516	BOOKER	2707	HECTOR	1414	PUEBLO
3508	BOOKER	542	HELENA	1515	PUEBLO
3426	BORGER	734	HELENA	1720	PUEBLO

3607	BORGER	1331	HENDRICKS	1726	PUEBLO
3623	BORGER	1352	HENDRICKS	1815	PUEBLO
3627	BORGER	1405	HENDRICKS	1818	PUEBLO
5011	BOURQUIN	1612	HERALD	1822	PUEBLO
5104	BOURQUIN	1621	HERALD	1903	PUEBLO
5424	BOURQUIN	3819	HERRLING	1933	PUEBLO
4711	BOWLING	602	HIGH	1947	PUEBLO
3320	BRANTLEY	3536	HIGHLAND WOODS	1973	PUEBLO
4826	BRASHEAR	1227	HILLBURN	2024	PUEBLO
4930	BRASHEAR	1115	HOBSON	3314	PUEBLO
6816	BRIERFIELD	1032	HOLCOMB	3329	PUEBLO
7005	BRIERFIELD	1004	HOLLYWOOD	3423	PUEBLO
2702	BRIGHAM	2703	HOLMES	3521	PUEBLO
2708	BRIGHAM	2708	HOLMES	3525	PUEBLO
2806	BRIGHAM	2716	HOLMES	3623	PUEBLO
2807	BRIGHAM	2814	HOLMES	3626	PUEBLO
2814	BRIGHAM	2820	HOLMES	3700	PUEBLO
2838	BRIGHAM	2824	HOLMES	4727	PUEBLO
2906	BRIGHAM	2828	HOLMES	3332	PUEBLO
2918	BRIGHAM	2902	HOLMES	3112	PUGET
2924	BRIGHAM	2913	HOLMES	3116	PUGET
1137	BRIGHTON	3012	HOLMES	3118	PUGET
2114	BRITTON	3016	HOLMES	3535	PUGET
2416	BRITTON	3221	HOLMES	4011	PUGET
2519	BRITTON	3412	HOLMES	4802	RAMONA
2522	BRITTON	3522	HOLMES	3106	RAMSEY
2526	BRITTON	3526	HOLMES	2614	RAMSEY
2610	BRITTON	3734	HOLMES	2615	RAMSEY
2631	BRITTON	3833	HOLMES	2453	RANDOLPH
2633	BRITTON	3826	HOLMES	2519	RANDOLPH
2715	BRITTON	3830	HOLMES	2531	RANDOLPH
2814	BRITTON	1510	HOMELAND	2551	RANDOLPH
2822	BRITTON	1527	HOMELAND	4016	RANGER
2903	BRITTON	1631	HOMELAND	563	RAYNELL
3106	BRITTON	1716	HOMELAND	607	RAYNELL
1116	BROCK	1722	HOMELAND	650	RAYNELL
1120	BROCK	1811	HOMELAND	2835	REED
1123	BROCK	1815	HOMELAND	2923	REED
118	BROOKLYN	1831	HOMELAND	3014	REED
122	BROOKLYN	1835	HOMELAND	3018	REED
7720	BROWNSVILLE	1850	HOMELAND	3022	REED
7721	BROWNSVILLE	1854	HOMELAND	3215	REED
7724	BROWNSVILLE	1918	HOMELAND	3220	REED
7727	BROWNSVILLE	1927	HOMELAND	3228	REED
7735	BROWNSVILLE	3702	HOMELAND	3231	REED

7736	BROWNSVILLE	2230	HOOPER	3327	REED
7807	BROWNSVILLE	2246	HOOPER	3335	REED
7820	BROWNSVILLE	2403	HOOPER	3311	REED
4018	BRUNDRETTE	2431	HOOPER	3600	REESE
2313	BUDD	2434	HOOPER	3706	REESE
2418	BUDD	2439	HOOPER	1403	RENNER
2711	BURGER	2445	HOOPER	1505	RENNER
2818	BURGER	2510	HOOPER	643	REYENELL
4635	BURMA	2514	HOOPER	2906	REYNOLDS
4704	BURMA	2530	HOOPER	3006	REYNOLDS
4726	BURMA	2531	HOOPER	3107	REYNOLDS
4744	BURMA	2532	HOOPER	3239	REYNOLDS
4745	BURMA	2535	HOOPER	730	RIDGE
4740	BURMA	2555	HOOPER	1221	RING
4914	BURNSIDE	2563	HOOPER	2640	RIPPLE
4710	C.L. VEASEY	2607	HOOPER	3501	ROBERTS
1217	CALDWELL	2615	HOOPER	3516	ROBERTS
1231	CALDWELL	2622	HOOPER	3927	ROBERTS
1403	CALDWELL	1306	HUDSPETH	4003	ROBERTS
1419	CALDWELL	1314	HUDSPETH	4006	ROBERTS
1423	CALDWELL	1323	HUDSPETH	4010	ROBERTS
1425	CALDWELL	1326	HUDSPETH	4014	ROBERTS
1521	CALDWELL	1415	HUDSPETH	2617	ROCHESTER
1530	CALDWELL	1438	HUDSPETH	2711	ROCHESTER
1534	CALDWELL	1527	HUDSPETH	2718	ROCHESTER
1536	CALDWELL	1606	HUDSPETH	2803	ROCHESTER
1542	CALDWELL	1607	HUDSPETH	2815	ROCHESTER
1554	CALDWELL	1642	HUDSPETH	2827	ROCHESTER
1614	CALDWELL	1710	HUDSPETH	2910	ROCHESTER
1814	CALYPSO	2003	HUDSPETH	2915	ROCHESTER
2022	CALYPSO	2135	HUDSPETH	2918	ROCHESTER
2054	CALYPSO	2159	HUDSPETH	2932	ROCHESTER
2058	CALYPSO	2203	HUDSPETH	3000	ROCHESTER
2510	CAMEL	2546	HUDSPETH	3002	ROCHESTER
2611	CAMEL	2306	HUDSPETH	3006	ROCHESTER
2614	CAMEL	7904	HULL	3014	ROCHESTER
2630	CAMEL	7905	HULL	612	ROCKWOOD
2732	CAMEL	7911	HULL	709	ROCKWOOD
2736	CAMEL	3607	HUMPHREY	713	ROCKWOOD
6218	CANAAN	3727	HUMPHREY	717	ROCKWOOD
6906	CANAAN	3731	HUMPHREY	725	ROCKWOOD
6910	CANAAN	3735	HUMPHREY	717	ROCKWOOD
1615	CANADA	3746	HUMPHREY	725	ROCKWOOD
1622	CANADA	1930	HUNTINGDON	2715	ROGERS
1923	CANADA	2002	HUNTINGDON	2719	ROGERS

3343 CANADA	2006 HUNTINGDON	2731 ROGERS
3511 CANADA	832 HUTCHINS	2530 ROMINE
3611 CANADA	836 HUTCHINS	2526 ROMINE
3837 CANADA	910 HUTCHINS	5120 ROSINE
4007 CANAL	1230 HUTCHINS	5132 ROSINE
4215 CANAL	1403 HUTCHINS	1423 ROWAN
4235 CANAL	1321 HUTCHINS	1448 ROWAN
4317 CANAL	2323 IDAHO	1520 ROWAN
4319 CANAL	1918 IDAHO	1530 ROWAN
4322 CANAL	3915 IDAHO	3709 RUSKIN
4328 CANAL	2223 IDAHO	3238 RUTLEDGE
4338 CANAL	4527 IMPERIAL	3300 RUTLEDGE
4611 CANAL	4622 IMPERIAL	3314 RUTLEDGE
4615 CANAL	4630 IMPERIAL	3315 RUTLEDGE
4606 CANAL	1938 INGERSOLL	3323 RUTLEDGE
213 CANTY, E	2622 INGERSOLL	3122 RUTZ
2012 CANYON	4010 INGERSOLL	3524 RUTZ
2016 CANYON	1934 INGERSOLL	2515 SAMOA
2018 CANYON	1503 IOWA	2517 SAMOA
2024 CANYON	2622 IROQUOIS	2519 SAMOA
5127 CARDIFF	2807 IROQUOIS	5424 SANTA FE
4201 CARDINAL	4003 IVANHOE	4807 SAPPHIRE
4205 CARDINAL	4014 IVANHOE	4811 SAPPHIRE
4221 CARDINAL	4018 IVANHOE	2203 SCOTLAND
3204 CARL	4026 IVANHOE	2211 SCOTLAND
3208 CARL	7915 IVORY	2410 SCOTLAND
3605 CARL	7924 IVORY	2754 SCOTLAND
3607 CARL	7927 IVORY	2775 SCOTLAND
3614 CARL	7944 IVORY	2415 SCOTLAND
3709 CARL	5035 IVY	2341 SCOTT
3724 CARL	5041 IVY	2343 SCOTT
3802 CARL	5103 IVY	2930 SEATON
3814 CARL	1917 J.B. JACKSON	6516 SEBRING
4211 CARL	3526 JAMAICA	2522 SEEVERS
4214 CARL	3711 JAMAICA	2502 SEEVERS
4215 CARL	3715 JAMAICA	3011 SEEVERS
4218 CARL	3803 JAMAICA	1331 SELKIRK
4230 CARL	3807 JAMAICA	2510 SHARON
4245 CARL	4018 JAMAICA	1702 SHAW
5809 CARLTON GARRETT	4114 JAMAICA	1707 SHAW
5814 CARLTON GARRETT	4343 JAMAICA	1811 SHAW
5902 CARLTON GARRETT	4346 JAMAICA	1818 SHAW
5908 CARLTON GARRETT	4352 JAMAICA	1826 SHAW
6205 CARLTON GARRETT	4406 JAMAICA	1917 SHAW
6207 CARLTON GARRETT	4427 JAMAICA	1927 SHAW

6212	CARLTON GARRETT	4431	JAMAICA	1940	SHAW
6307	CARLTON GARRETT	4518	JAMAICA	1942	SHAW
6310	CARLTON GARRETT	4526	JAMAICA	1943	SHAW
6212	CARLTON GARRETT	4606	JAMAICA	1964	SHAW
2621	CARPENTER	4705	JAMAICA	1976	SHAW
2647	CARPENTER	4426	JAMAICA	2013	SHAW
2719	CARPENTER	4603	JAMAICA	2020	SHAW
2731	CARPENTER	1323	JEFFERSON	3444	SHELDON
2819	CARPENTER	2401	JEFFRIES	2124	SHELLHORSE
3006	CARPENTER	2405	JEFFRIES	2130	SHELLHORSE
3205	CARPENTER	2410	JEFFRIES	2140	SHELLHORSE
3206	CARPENTER	2414	JEFFRIES	1619	SICILY
3303	CARPENTER	2426	JEFFRIES	1623	SICILY
3531	CARPENTER	2431	JEFFRIES	1627	SICILY
3711	CARPENTER	2502	JEFFRIES	1631	SICILY
3715	CARPENTER	2505	JEFFRIES	1707	SICILY
3801	CARPENTER	2506	JEFFRIES	3517	SIDNEY
4007	CARPENTER	2514	JEFFRIES	3521	SIDNEY
4211	CARPENTER	2517	JEFFRIES	3529	SIDNEY
4226	CARPENTER	2518	JEFFRIES	3533	SIDNEY
4229	CARPENTER	2602	JEFFRIES	3603	SIDNEY
4233	CARPENTER	2636	JEFFRIES	3621	SIDNEY
3612	CARPENTER	3406	JEFFRIES	3622	SIDNEY
1446	CARSON	1714	JEROME	3711	SIDNEY
1506	CARSON	2406	JEWELL	3534	SIDNEY
1527	CARSON	604	JONELLE	1002	SIGNET
1514	CARSON	627	JONELLE	1006	SIGNET
2806	CARTER	648	JONELLE	2614	SILKWOOD
2810	CARTER	4614	JONES	2618	SILKWOOD
2818	CARTER	4731	JONES	2620	SILKWOOD
5815	CARY	2215	JORDAN	2718	SILKWOOD
2818	CASEY	2224	JORDAN	2726	SILKWOOD
3510	CAUTHORN	2225	JORDAN	2727	SILKWOOD
3614	CAUTHORN	2115	KATHLEEN	2730	SILKWOOD
3718	CAUTHORN	2125	KATHLEEN	2802	SILKWOOD
3907	CAUTHORN	2141	KATHLEEN	2808	SILKWOOD
1321	CEDAR HAVEN	2407	KATHLEEN	2811	SILKWOOD
3303	CEDAR LAKE	2607	KATHLEEN	2814	SILKWOOD
2707	CHARBA	2716	KEELER	2819	SILKWOOD
2711	CHARBA	2728	KEELER	2820	SILKWOOD
4514	CHERBOURG	2732	KEELER	2906	SILKWOOD
4515	CHERBOURG	2913	KELLOGG	2922	SILKWOOD
4525	CHERBOURG	6019	KEMROCK	4600	SILVER
4534	CHERBOURG	6434	KEMROCK	4604	SILVER
4538	CHERBOURG	6435	KEMROCK	4605	SILVER

4545	CHERBOURG	6505	KEMROCK	4609	SILVER
4549	CHERBOURG	6511	KEMROCK	4612	SILVER
4608	CHERBOURG	6434	KEMROCK	4631	SILVER
4631	CHERBOURG	3509	KENILWORTH	4701	SILVER
4636	CHERBOURG	3623	KENILWORTH	4800	SILVER
4639	CHERBOURG	3706	KENILWORTH	4806	SILVER
4640	CHERBOURG	3723	KENILWORTH	4807	SILVER
4643	CHERBOURG	3916	KENILWORTH	4812	SILVER
4647	CHERBOURG	3432	KEYRIDGE	4831	SILVER
3610	CHICAGO	3504	KEYRIDGE	4835	SILVER
3615	CHICAGO	3508	KEYRIDGE	4838	SILVER
3523	CHIHUAHUA	3515	KEYRIDGE	2403	SKYLARK
5426	CHIPPEWA	3516	KEYRIDGE	2403	SKYLARK
2723	CHOICE	1306	KIEST	3623	SOFTCLOUD
2724	CHOICE	2606	KILBURN	4542	SOLAR
939	CHURCH	2607	KILBURN	4534	SOLAR
1030	CHURCH	2623	KILBURN	4002	SOLOMAN
1103	CHURCH	2639	KILBURN	4006	SOLOMAN
1109	CHURCH	2836	KILBURN	4019	SOLOMAN
1124	CHURCH	4833	KILDARE	4102	SOLOMAN
1403	CHURCH	4914	KILDARE	4135	SOLOMAN
1410	CHURCH	4926	KILDARE	4013	SONNY
1415	CHURCH	4935	KILDARE	3934	SONORA
4322	CICERO	4943	KILDARE	3935	SONORA
6424	CINNAMON OAKS	1507	KINGSLEY	3703	SONORA
2700	CLARENCE	1511	KINGSLEY	3835	SONORA
2704	CLARENCE	2522	KINGSTON	3843	SONORA
919	CLAUDE	1610	KINMORE	3116	SOUTH
1010	CLAUDE	1632	KINMORE	1526	SOUTHERLAND
1201	CLAUDE	2517	KIRKLEY	2623	SOUTHLAND
1217	CLAUDE	7919	KISKA	2646	SOUTHLAND
1314	CLAUDE	4310	KOLLOCH	2714	SOUTHLAND
1339	CLAUDE	3907	KOLLOCH	2826	SOUTHLAND
1422	CLAUDE	2517	KOOL	2722	SOUTHLAND
401	CLEAVES	2611	KOOL	2823	SOUTHLAND
402	CLEAVES	2631	KOOL	2526	SOUTHLAND
412	CLEAVES	1826	KRAFT	2731	SOUTHLAND
435	CLEAVES	1834	KRAFT	2622	SOUTHLAND
437	CLEAVES	1842	KRAFT	2515	SOUTHLAND
439	CLEAVES	1933	KRAFT	2319	SOUTHLAND
2705	CLEVELAND	1938	KRAFT	405	SPARKS
2706	CLEVELAND	2024	KRAFT	441	SPARKS
2712	CLEVELAND	2031	KRAFT	442	SPARKS
2818	CLEVELAND	318	KRAMER	443	SPARKS
3216	CLEVELAND	322	KRAMER	615	SPARKS

3224	CLEVELAND	3819	KYNARD	617	SPARKS
3512	CLEVELAND	3432	LADD	622	SPARKS
3605	CLEVELAND	2403	LAGOW	624	SPARKS
3634	CLEVELAND	2628	LAGOW	421	SPARKS
3306	CLYMER	2720	LAGOW	3707	SPENCE
3310	CLYMER	421	LAKE CLIFF	3809	SPENCE
3314	CLYMER	826	LAMBERT	3810	SPENCE
1212	COLEMAN	834	LAMBERT	3818	SPENCE
1307	COLEMAN	2118	LAMONT	3835	SPENCE
6917	COLESHIRE	421	LANCASTER	3905	SPENCE
4505	COLLINS	601	LANCASTER	4006	SPENCE
4708	COLLINS	609	LANCASTER	3827	SPENCE
2731	COLONIAL	618	LANCASTER	3819	SPENCE
2807	COLONIAL	208	LANDIS	3303	SPRING
2815	COLONIAL	218	LANDIS	3304	SPRING
3613	COLONIAL	4220	LANDRUM	3331	SPRING
3717	COLONIAL	4222	LANDRUM	3524	SPRING
3815	COLONIAL	4224	LANDRUM	3905	SPRING
4102	COLONIAL	4227	LANDRUM	3310	SPRING
4106	COLONIAL	4301	LANDRUM	4304	SPRING
4109	COLONIAL	4304	LANDRUM	4326	SPRING
4114	COLONIAL	4309	LANDRUM	4334	SPRING
4224	COLONIAL	4317	LANDRUM	4335	SPRING
4318	COLONIAL	8502	LAPANTO	4631	SPRING GARDEN
4410	COLONIAL	2626	LAPSLEY	2714	SPRINGDALE
4422	COLONIAL	3513	LATIMER	4603	SPRINGGARDEN
4522	COLONIAL	3922	LATIMER	3027	SPRINGVIEW
4902	COLONIAL	3504	LATIMER	3103	SPRINGVIEW
4919	COLONIAL	2218	LAWRENCE	3347	SPRINGVIEW
5012	COLONIAL	2227	LAWRENCE	3350	SPRINGVIEW
5031	COLONIAL	2318	LAWRENCE	3360	SPRINGVIEW
5102	COLONIAL	2410	LAWRENCE	3361	SPRINGVIEW
4317	COLONIAL	2422	LAWRENCE	3367	SPRINGVIEW
3830	COLONIAL	2446	LAWRENCE	5259	ST CHARLES
1118	COMPTON	2454	LAWRENCE	2421	ST CLAIR
1228	COMPTON	2503	LAWRENCE	2506	ST CLAIR
1231	COMPTON	2530	LAWRENCE	2521	ST CLAIR
1232	COMPTON	2628	LAWRENCE	3814	STANLEY SMITH
1522	COMPTON	2700	LAWRENCE	3820	STANLEY SMITH
1530	COMPTON	2710	LAWRENCE	2331	STARKS
2403	CONKLIN	2711	LAWRENCE	2344	STARKS
2411	CONKLIN	2719	LAWRENCE	2404	STARKS
2614	CONKLIN	2418	LAWRENCE	2410	STARKS
3907	COOLIDGE	2627	LAWRENCE	2412	STARKS
3918	COOLIDGE	2806	LE CLERC	2415	STARKS

3938	COOLIDGE	2810	LE CLERC	2430	STARKS
3943	COOLIDGE	2818	LE CLERC	2441	STARKS
4006	COOLIDGE	2822	LE CLERC	2538	STARKS
3922	COOLIDGE	1905	LEACREST	2543	STARKS
3906	COOLIDGE	2000	LEACREST	2555	STARKS
2214	COOPER	335	LEADS	2559	STARKS
3819	COPELAND	325	LEADS	2563	STARKS
3910	COPELAND	336	LEADS	2627	STARKS
3918	COPELAND	6610	LEANA	2702	STARKS
4003	COPELAND	1819	LEATH	2607	STARKS
4114	COPELAND	1846	LEATH	319	STARR
4227	COPELAND	1847	LEATH	3731	STATE OAK
4302	COPELAND	2003	LEATH	1439	STELLA
4335	COPELAND	2006	LEATH	1627	STELLA
4011	COPELAND	2034	LEATH	2522	STEPHENSON
4326	COPELAND	2046	LEATH	2529	STEPHENSON
615	CORINTH	2050	LEATH	2544	STEPHENSON
618	CORINTH	2605	LEDBETTER	2714	STEPHENSON
611	CORINTH, S.	3307	LEDBETTER	1444	STIRLING
3329	CORONET	4502	LELAND	4611	STOKES
4523	CORREGIDOR	4506	LELAND	4720	STOKES
4524	CORREGIDOR	4911	LELAND	4723	STOKES
4525	CORREGIDOR	4918	LELAND	4616	STOKES
4538	CORREGIDOR	4918	LELAND	4743	STOKES
4539	CORREGIDOR	1610	LIFE	4727	STOKES
4540	CORREGIDOR	1619	LIFE	1728	STONEMAN
4548	CORREGIDOR	1923	LIFE	1741	STONEMAN
4551	CORREGIDOR	1935	LIFE	605	STOREY
4559	CORREGIDOR	1941	LIFE	2450	STOVALL
4632	CORREGIDOR	1949	LIFE	1035	STRICKLAND
4636	CORREGIDOR	1967	LIFE	1038	STRICKLAND
4644	CORREGIDOR	5002	LINDER	1223	STRICKLAND
4628	CORREGIDOR	5006	LINDER	1418	STRICKLAND
4603	CORREGIDOR	4702	LINDSLEY	4915	STROBEL
4604	CORREGIDOR	4718	LINDSLEY	2427	SUE
4607	CORREGIDOR	5319	LINDSLEY	3218	SUNNYVALE
4817	CORRIGAN	2820	LINFIELD	2703	SWANSON
2710	COUNCIL	3514	LINFIELD	2728	SWANSON
2718	COUNCIL	2638	LOBDELL	2432	SYLVIA
2723	COUNCIL	2539	LOBDELL	4720	TACOMA
2729	COUNCIL	2210	LOCUST	2429	TALCO
2731	COUNCIL	2214	LOCUST	10	TAMA
4525	CRANFILL	2226	LOCUST	2643	TANNER
2319	CREST	2739	LOCUST	2603	TANNER
2523	CREST	2201	LOCUST	6214	TEAGUE

518	CRETE	2251	LOCUST	6510	TEAGUE
535	CRETE	2250	LOCUST	3535	TERRELL
539	CRETE	2740	LOLITA	4801	TERRY
2710	CROSS	1300	LOTUS	5102	TERRY
2603	CROSSMAN	1302	LOTUS	5232	TERRY
2615	CROSSMAN	1309	LOTUS	5420	TERRY
3404	CROSSMAN	1311	LOTUS	802	TILLERY, N.
2415	CROSSMAN	1203	LOUISIANA	3230	TOPEKA
4524	CROZIER	1226	LOUISIANA	3234	TOPEKA
4922	CROZIER	1415	LOUISIANA	1718	TORONTO
4930	CROZIER	1423	LOUISIANA	1731	TORONTO
4934	CROZIER	1426	LOUISIANA	1733	TORONTO
216	CUMBERLAND	2334	LOWERY	1737	TORONTO
601	CUMBERLAND	2509	LOWERY	1741	TORONTO
2018	CUSTER	2510	LOWERY	1804	TORONTO
2022	CUSTER	4531	LUZON	1818	TORONTO
2031	CUSTER	4535	LUZON	1839	TORONTO
2202	CUSTER	4540	LUZON	1950	TORONTO
2402	CUSTER	4611	LUZON	2009	TORONTO
2502	CUSTER	1325	LYNN HAVEN	2014	TORONTO
2511	CUSTER	1410	LYNN HAVEN	2026	TORONTO
2543	CUSTER	2441	LYOLA	3332	TORONTO
2607	CUSTER	2225	MACON	3402	TORONTO
2623	CUSTER	2254	MACON	3403	TORONTO
2627	CUSTER	2310	MACON	3407	TORONTO
2656	CUSTER	2337	MACON	3411	TORONTO
2018	CUSTER	2338	MACON	3415	TORONTO
2130	CUSTER	2451	MACON	3423	TORONTO
3231	DAHLIA	2455	MACON	3519	TORONTO
1319	DALVIEW	2459	MACON	3548	TORONTO
3634	DARIEN	2518	MACON	3561	TORONTO
2238	DATHE	2633	MACON	3618	TORONTO
2326	DATHE	2637	MACON	3619	TORONTO
2810	DATHE	2641	MACON	3624	TORONTO
2838	DATHE	2702	MACON	3628	TORONTO
2411	DATHE	2718	MACON	3711	TORONTO
3804	DE MAGGIO	2731	MACON	3719	TORONTO
3808	DE MAGGIO	2732	MACON	3725	TORONTO
3811	DE MAGGIO	2807	MACON	3540	TORONTO
3922	DELHI	2810	MACON	7903	TROJAN
6283	DENHAM	2826	MACON	7912	TROJAN
421	DENLEY	2833	MACON	7928	TROJAN
425	DENLEY	2835	MACON	7931	TROJAN
427	DENLEY	2837	MACON	7936	TROJAN
505	DENLEY	2818	MACON	7955	TROJAN

527	DENLEY	5007	MALCOLM X	7960	TROJAN
603	DENLEY	5023	MALCOLM X	2813	TROY
607	DENLEY	5031	MALCOLM X	2823	TROY
610	DENLEY	5041	MALCOLM X	1818	TRUNK
614	DENLEY	5307	MALCOLM X	1822	TRUNK
628	DENLEY	5124	MALCOLM X	4011	TRUNK
1408	DENLEY	3122	MALLORY	4015	TUMALO
1412	DENLEY	3429	MALLORY	3131	TUSKEGEE
1414	DENLEY	2319	MARBURG	2611	VALENTINE
1502	DENLEY	2524	MARBURG	2619	VALENTINE
1508	DENLEY	2539	MARBURG	2625	VALENTINE
1527	DENLEY	2706	MARBURG	2722	VALENTINE
2404	DENLEY	2735	MARBURG	2726	VALENTINE
2416	DENLEY	3010	MARBURG	2727	VALENTINE
2629	DENLEY	2622	MARBURG	2802	VALENTINE
2907	DENLEY	1604	MARBURG	2810	VALENTINE
2930	DENLEY	2727	MARBURG	2811	VALENTINE
3011	DENLEY	2731	MARBURG	2813	VALENTINE
3910	DENLEY	2723	MARBURG	2814	VALENTINE
3930	DENLEY	2618	MARDER	2822	VALENTINE
4021	DENLEY	2802	MARDER	2825	VALENTINE
4030	DENLEY	2819	MARDER	2907	VALENTINE
4101	DENLEY	1242	MARFA	2914	VALENTINE
4215	DENLEY	1247	MARFA	2926	VALENTINE
4403	DENLEY	1313	MARFA	3015	VALENTINE
4502	DENLEY	1415	MARFA	3027	VALENTINE
4506	DENLEY	1419	MARFA	3035	VALENTINE
4515	DENLEY	1503	MARFA	3041	VALENTINE
4631	DENLEY	1530	MARFA	3720	VANDERVOORT
4718	DENLEY	1531	MARFA	3806	VANDERVOORT
507	DENLEY, N	1610	MARFA	3810	VANDERVOORT
4521	DENLEY, S.	1634	MARFA	3917	VANDERVOORT
1703	DENNISON	1642	MARFA	3923	VANDERVOORT
1729	DENNISON	2134	MARFA	4006	VANDERVOORT
1813	DENNISON	2603	MARJORIE	4010	VERDERVOOR
1822	DENNISON	2736	MARJORIE	4635	VERDUN
1823	DENNISON	2981	MARJORIE	1126	VERMONT
1831	DENNISON	2747	MARJORIE (13A)	1226	VERMONT
1911	DENNISON	2747	MARJORIE (13B)	1230	VERMONT
1954	DENNISON	507	MARLBOROUGH	5029	VETERANS
1962	DENNISON	5001	MARNE	5143	VETERANS
1966	DENNISON	5006	MARNE	2	VILBIG
2014	DENNISON	5007	MARNE	1730	VILBIG
2023	DENNISON	5012	MARNE	3106	VILBIG
2029	DENNISON	5021	MARNE	3203	VILBIG

1954 DENNISON	5027 MARNE	3220 VILBIG
3310 DETONTE	5034 MARNE	3401 VILBIG
3315 DETONTE	5039 MARNE	3502 VILBIG
3322 DETONTE	5102 MARNE	3510 VILBIG
3330 DETONTE	5017 MARNE	3514 VILBIG
3411 DETONTE	5010 MARNE	3540 VILBIG
3322 DETONTE	4103 MARSALIS	3614 VILBIG
3714 DILDOCK	3107 MARSALIS, S.	3705 VILBIG
4709 DOLPHIN	2002 MARSALIS, S.	3714 VILBIG
4815 DOLPHIN	1907 MARSALIS, S.	3722 VILBIG
4819 DOLPHIN	3709 MARSHALL	3721 VINEYARD
2935 DON	3919 MARSHALL	3806 VINEYARD
2843 DON	4002 MARSHALL	3826 VINEYARD
2623 DONALD	4103 MARSHALL	3906 VINEYARD
2627 DONALD	4302 MARSHALL	3906 VINEYARD
2714 DORRIS	4334 MARSHALL	2015 VOLGA
2716 DORRIS	4335 MARSHALL	2130 VOLGA
2718 DORRIS	4338 MARSHALL	2311 VOLGA
2813 DORRIS	4136 MART	1438 WACO
2825 DORRIS	515 MARTINIQUE	1706 WACO
2902 DORRIS	811 MARTINIQUE	1727 WACO
2909 DORRIS	1704 MARY ELLEN	1423 WACO
2914 DORRIS	3921 MARYLAND	4515 WAHOO
2918 DORRIS	4030 MARYLAND	4519 WAHOO
2922 DORRIS	4250 MARYLAND	3809 WALDRON
2930 DORRIS	4216 MARYLAND	2625 WARREN
3017 DORRIS	4026 MARYLAND	2631 WARREN
3023 DORRIS	2726 MAURINE F BAILEY	3004 WARREN
3026 DORRIS	2723 MAURINE F BAILEY	2413 WARREN
3028 DORRIS	2746 MAURINE F BAILEY	2409 WARREN
3029 DORRIS	1407 MAYWOOD	5127 WATSON
3030 DORRIS	1610 MAYWOOD	5131 WATSON
1406 DOYLE	1426 MAYWOOD	5139 WATSON
1409 DOYLE	1715 MCBROOM	5043 WATSON
1419 DOYLE	1729 MCBROOM	5018 WATSON
1502 DOYLE	1835 MCBROOM	1338 WAWEENOC
1503 DOYLE	1838 MCBROOM	3122 WEISENBERGER
1506 DOYLE	1930 MCBROOM	3322 WEISENBERGER
1507 DOYLE	1934 MCBROOM	3813 WEISENBERGER
1510 DOYLE	1948 MCBROOM	4016 WEISENBERGER
1515 DOYLE	1956 MCBROOM	4026 WEISENBERGER
1521 DOYLE	2015 MCBROOM	2517 WELLS
1525 DOYLE	2016 MCBROOM	2519 WELLS
1414 DOYLE	2017 MCBROOM	2521 WELLS
319 DU BOIS	2022 MCBROOM	2527 WELLS

2031	DUDLEY	2027	MCBROOM	2531	WELLS
1110	DULUTH	2028	MCBROOM	2533	WELLS
1826	DULUTH	3402	MCBROOM	3417	WENDELKIN
1910	DULUTH	3430	MCBROOM	3514	WENDELKIN
1912	DULUTH	3431	MCBROOM	3518	WENDELKIN
1915	DULUTH	3610	MCBROOM	3636	WENDELKIN
1926	DULUTH	3615	MCBROOM	3722	WENDELKIN
3634	DUNBAR	3618	MCBROOM	3425	WENDELKIN
3738	DUNBAR	3630	MCBROOM	1503	WHITAKER
3514	DUNBAR	3705	MCBROOM	1538	WHITAKER
8730	DUNLAP	3723	MCBROOM	8916	WHITEHALL
2311	DYSON	3724	MCBROOM	2234	WILHURT
2400	DYSON	3734	MCBROOM	2235	WILHURT
2218	DYSON	1210	MCKENZIE	2243	WILHURT
2226	DYSON	1304	MCKENZIE	2246	WILHURT
2941	EAGLE	1315	MCKENZIE	2247	WILHURT
2928	EAGLE	1336	MCKENZIE	2251	WILHURT
2437	EASLEY	1410	MCKENZIE	2314	WILHURT
2441	EASLEY	1414	MCKENZIE	2318	WILHURT
4930	ECHO	3333	MCNEIL	2326	WILHURT
5015	ECHO	2816	MEADOW	2410	WILHURT
5018	ECHO	2820	MEADOW	2414	WILHURT
5027	ECHO	3604	MEADOW	2418	WILHURT
5107	ECHO	3622	MEADOW	2507	WILHURT
5118	ECHO	3624	MEADOW	2515	WILHURT
1400	EDGEMONT	4921	MEADOW VIEW	2535	WILHURT
1627	EDGEMONT	1610	MENTOR	2603	WILHURT
3502	EDGEWOOD	1734	MENTOR	2606	WILHURT
3218	EL BENITO	2405	MERLIN	2607	WILHURT
3227	EL BENITO	2418	MERLIN	2619	WILHURT
6419	ELAM	2510	MERLIN	2631	WILHURT
4311	ELECTRA	2514	MERLIN	2635	WILHURT
4503	ELECTRA	2518	MERLIN	2747	WILHURT
638	ELLA	2237	METROPOLITAN	2411	WINNETKA
738	ELLA	2240	METROPOLITAN	3611	WINNETKA
1542	ELMORE	3142	METROPOLITAN	1618	WINNETKA
1507	ELMORE	3514	METROPOLITAN	511	WOODBINE
1743	ELMORE	3614	METROPOLITAN	515	WOODBINE
659	ELSBERRY	3615	METROPOLITAN	520	WOODBINE
4319	ELSIE FAYE HEGGINS	3622	METROPOLITAN	530	WOODBINE
522	ELWAYNE	3715	METROPOLITAN	555	WOODBINE
610	ELWAYNE	3803	METROPOLITAN	635	WOODBINE
650	ELWAYNE	3809	METROPOLITAN	709	WOODBINE
734	ELWAYNE	3905	METROPOLITAN	603	WOODIN
631	ELWAYNE	3926	METROPOLITAN	1226	WOODIN

1323	EMILY	4000	METROPOLITAN	1239	WOODIN
2226	EUGENE	4011	METROPOLITAN	1554	WOODIN
2228	EUGENE	4106	METROPOLITAN	1615	WOODIN
2235	EUGENE	4223	METROPOLITAN	1619	WOODIN
2306	EUGENE	4301	METROPOLITAN	647	WOODMONT
2226	EUGENE	4415	METROPOLITAN	515	WOODMONT
609	EWING	4422	METROPOLITAN	5117	WYNELL
619	EWING	4427	METROPOLITAN	5119	WYNELL
906	EWING	4507	METROPOLITAN	5610	YELLOWSTONE
1216	EWING	4515	METROPOLITAN	3510	YORK
2324	EWING	4517	METROPOLITAN	3518	YORK
4407	EWING	4523	METROPOLITAN	3531	YORK
2625	EWING, S.	4602	METROPOLITAN	3615	YORK
1318	EXETER	4606	METROPOLITAN	3618	YORK
1349	EXETER	4618	METROPOLITAN	3622	YORK
1414	EXETER	4006	METROPOLITAN	3624	YORK
1423	EXETER	2715	METROPOLITAN	3719	YORK
1502	EXETER	2319	METROPOLITAN	3807	YORK
2314	EXETER	2414	MEYERS	4226	YORK
2319	EXETER	2422	MEYERS	3627	YORK
2322	EXETER	2423	MEYERS	4705	ZEALAND
2327	EXETER	2505	MEYERS	4737	ZEALAND
2510	EXETER	2506	MEYERS	4741	ZEALAND
2522	EXETER	2509	MEYERS	4742	ZEALAND
2530	EXETER	2522	MEYERS	4745	ZEALAND
2538	EXETER	2602	MEYERS	4807	ZEALAND
2602	EXETER	2609	MEYERS	4812	ZEALAND
2610	EXETER	2612	MEYERS	4816	ZEALAND
2614	EXETER	2641	MEYERS	4820	ZEALAND
2626	EXETER	3523	MEYERS	4824	ZEALAND

KEY FOCUS AREA: Economic Vibrancy
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): 8
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 64W

SUBJECT

Authorize an amendment to Resolution No. 15-0989, previously approved on May 27, 2015, to extend the loan agreement with Builders of Hope CDC in the amount of \$225,000 from May 27, 2016 to May 31, 2017 for the Creekside project - Financing: No cost consideration to the City

BACKGROUND

This project received \$225,000 as gap financing for the construction of ten single family homes by May 27, 2016. BOH received private financing from Benchmark Bank, Inwood Bank and American National Bank for construction of the ten units and has pulled permits and began construction of three of the ten units. As each of the units are sold, the developer's lien is partially released.

Several events contributed to the delay resulting in a late start for the project. BOH had to wait on the Texas Department of Affordable Housing Corporation to execute a lessor contract which took several months to complete. In August 2015, BOH had a change in executive staff that also contributed to some delay in the completion of this project.

The extension of the maturity date of the loan agreement will allow BOH to continue its efforts to build and sell the remaining units.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On May 27, 2015, City Council approved a development loan with Builders of Hope CDC, by Resolution No. 15-0989.

On November 10, 2015, City Council authorized an amendment to the loan agreement with Builders of Hope CDC (BOH), by Resolution No. 15-2069.

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

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

No cost consideration to the City

OWNER

Builders of Hope CDC

Damon Polk, Interim President

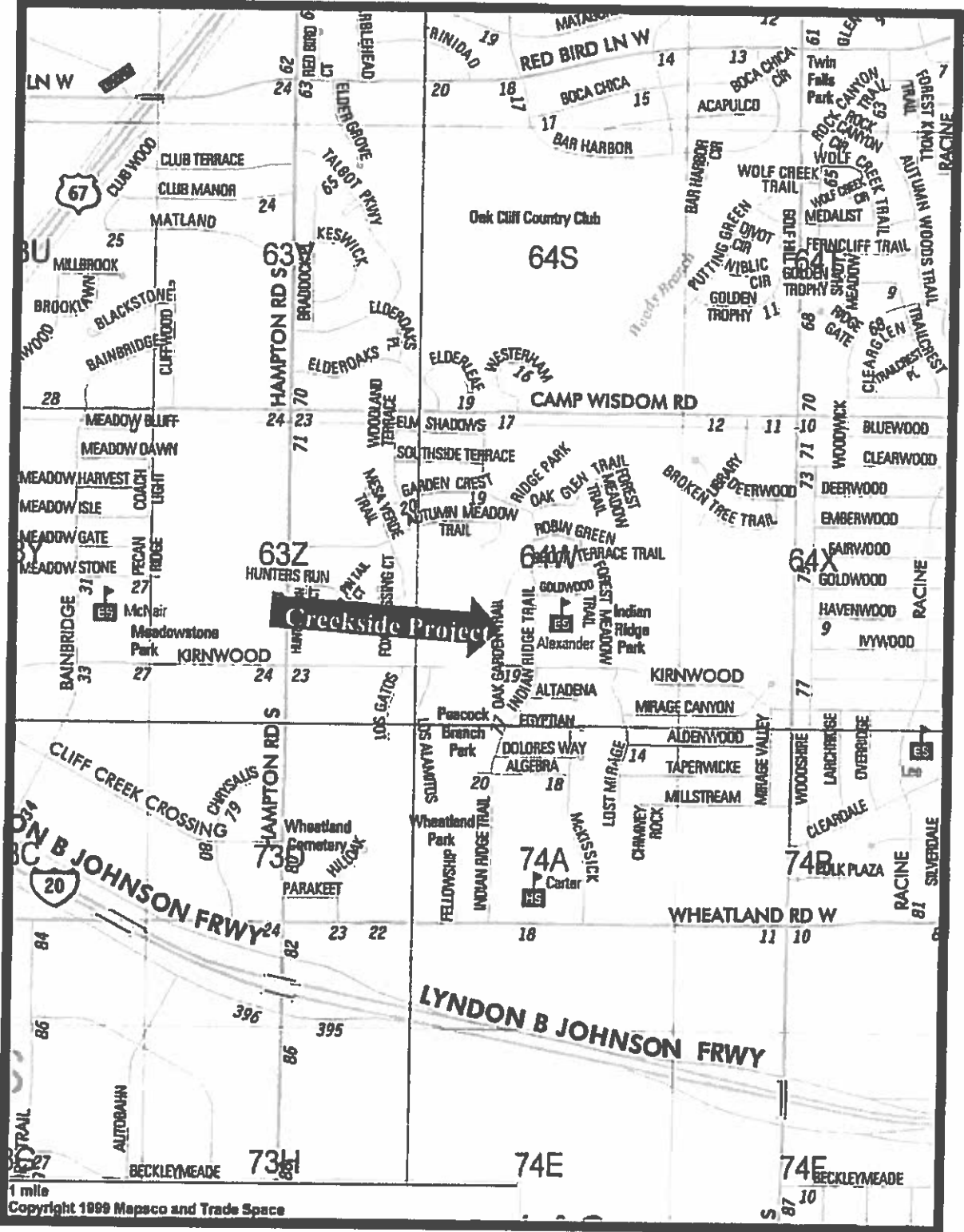
DEVELOPER

Builders of Hope CDC

Damon Polk, Interim President

MAP

Attached



MAPSCO 64W

August 10, 2016

WHEREAS, affordable housing for low and moderate income families is a high priority of the City of Dallas; and

WHEREAS, on May 27, 2015, City Council approved a development loan with Builders of Hope CDC, by Resolution No. 15-0989; and

WHEREAS, on November 10, 2015, City Council authorized an amendment to the loan agreement with Builders of Hope CDC (BOH), by Resolution No. 15-2069; and

WHEREAS, Builders of Hope CDC has requested an extension of time to the development loan agreement to allow them to continue their efforts to construct the ten units and complete the sale of the units to low-to-moderate income families at or below 80% AMFI; **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 authorized to amend the loan agreement with Builders of Hope CDC in the amount of \$225,000 to extend the completion date from May 27, 2016 to May 31, 2017 for the Creekside project.

Section 2. That the terms of the agreement will include:

- (a) Borrower must execute a Notes Payable and Deed Restrictions.
- (b) BOH will use the funds to gap the construction costs for the units and will keep the proceeds from the sale of the units.
- (c) BOH will have one (1) year to fully complete the project.
- (d) BOH must build and occupy the affordable units with low and moderate income families with incomes at or below 80% of area median family income.
- (e) The City will subordinate first lien position to the interim construction lender.
- (f) Borrower will be released from liability on the Note at the same time the low-to-moderate income family closes the purchase on the home.

Section 3. That the City Manager, upon approval as to form by the City Attorney, is authorized to execute the agreement described herein, as well as releases of liens and terminations of deed restrictions on the property upon compliance with the loan terms and deed restrictions for forgiveness of debt.

August 10, 2016

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 loan, until such time as the loan documents 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 10, 2016
COUNCIL DISTRICT(S): 7
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 46P T U 56C

SUBJECT

Authorize an amendment to Resolution No. 15-1080, previously approved on June 10, 2015, for a housing development loan in an amount not to exceed \$320,000 with South Dallas Fair Park/Innercity Community Development Corporation (ICDC), a certified Community Housing Development Organization, for construction of five scattered sites homes located in the Fair Park area to extend the loan agreement from August 20, 2016 to March 30, 2017 - Financing: No cost consideration to the City

BACKGROUND

In July 2016, Diane Ragsdale, Managing Director of South Dallas Fair Park/Innercity Community Development Corporation (ICDC), requested to extend the completion date to March 30, 2017 for the housing development loan in the amount of \$320,000 for construction costs for the development of five scattered sites homes located in the Fair Park area. Upon completion, ICDC will have a 15-year deed restriction on the homes to maintain affordability with households up to 80% of area median family income.

ICDC is a certified CHDO and has had several prior contracts with the City to build housing. ICDC has financing in place with Capital One and is under contract with two builders with 50% of the construction completed on the homes. All five units are sold to eligible homebuyers and are awaiting completion to purchase the home. Due to the demand in the market for experienced builders for construction projects, delays occurred in identifying two builders that could start sooner.

The City will provide HOME funds for gap financing for a portion of the construction costs for 5 homes to be built out and sold. The homes will be 3 bedroom with 2 baths and approximately 1400 sq. ft. The construction and occupancy of the units will be completed within seven months. A lien will be placed on the property and released on a partial basis as each unit is built out and a homebuyer is approved. Estimated private leverage will be \$925,000.

BACKGROUND (continued)

City Council approval of this agenda item will authorize the City Manager to execute the loan documents with ICDC for these funds, subject to environmental clearance by the City of Dallas and HUD.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On June 25, 2014, City Council approved the City of Dallas FY 2014-15 Consolidated Plan Budget for FY 2014-15 federal funds which included the HOME Investment Partnership Funds, CHDO Development Loans by Resolution No. 14-1001.

On June 10, 2015, City Council approved the housing development loan agreement with ICDC, by Resolution No. 15-1080.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

No cost consideration to the City

OWNER

**South Dallas Fair Park/
Innercity Community
Development Corporation**

Diane Ragsdale, Managing Director

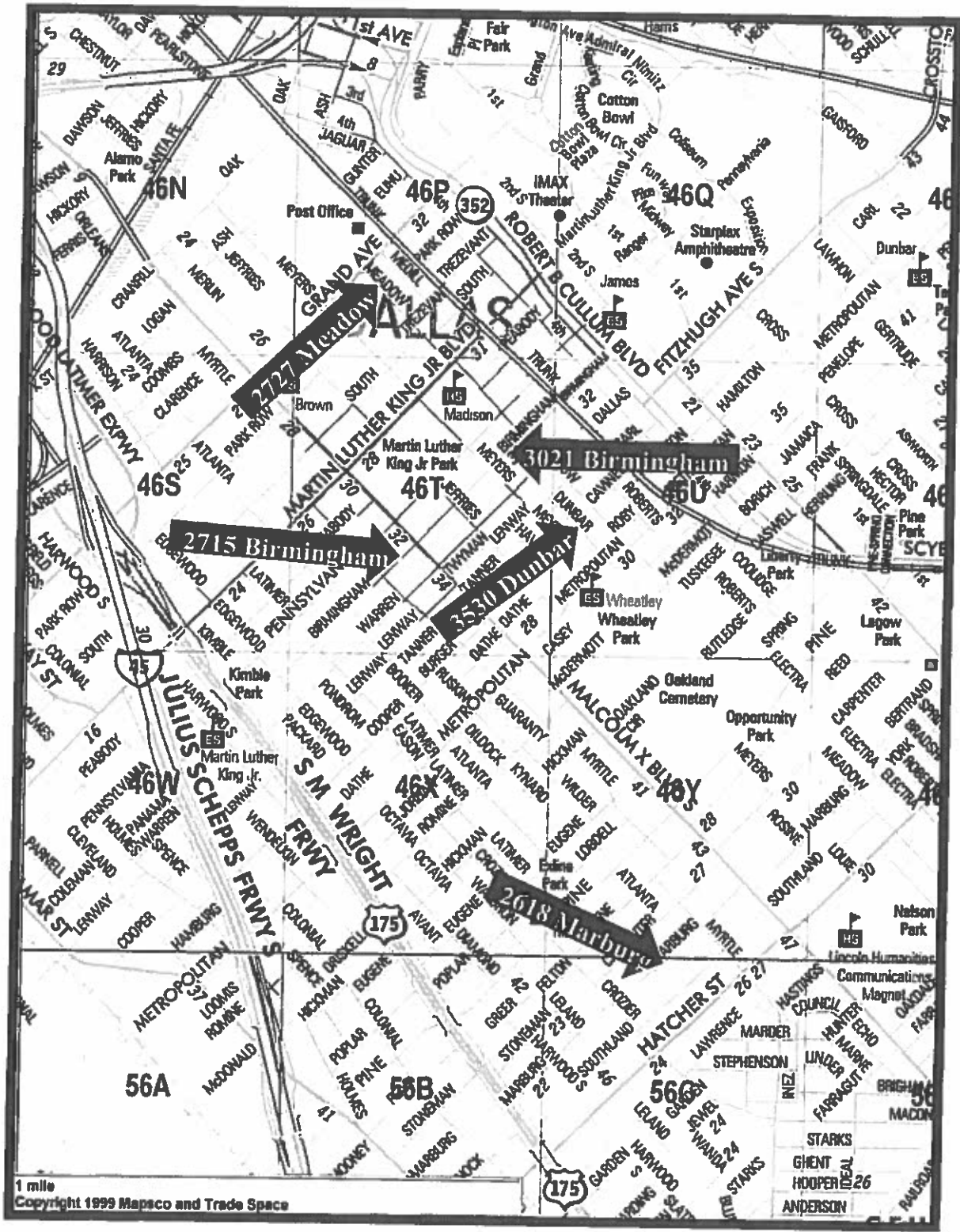
DEVELOPER

**South Dallas Fair Park/
Innercity Community
Development Corporation**

Diane Ragsdale, Managing Director

MAP

Attached



1 mile
Copyright 1999 Mapco and Trade Space

MAPSCO 46P,T,U 56C

August 10, 2016

WHEREAS, the development of owner occupied units for households with varied income levels is a high priority of the City of Dallas; and

WHEREAS, on June 25, 2014, City Council approved the City of Dallas FY 2014-15 Consolidated Plan Budget for FY 2014-15 federal funds which included the HOME Investment Partnership Funds, CHDO Development Loans by Resolution No. 14-1001; and

WHEREAS, the Community Housing Development Organization (CHDO) Program requires a CHDO Set-Aside Project commitment within 24-months of receiving the FY 2014-15 CHDO Operating Assistance Grant award and this project satisfies that requirement; and

WHEREAS, on June 10, 2015, City Council approved the housing development loan agreement with ICDC, by Resolution No. 15-1080; and

WHEREAS, South Dallas Fair Park/Innercity Community Development Corporation (ICDC) proposes to work with the City of Dallas to undertake the development of five scattered sites homes in the Fair Park area; and

WHEREAS, the City desires for ICDC to develop owner occupied units for households at or below 80% of Area Median Family Income; **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 authorized to execute an amendment for a housing development loan in an amount not to exceed \$320,000 with South Dallas Fair Park/Innercity Community Development Corporation (ICDC), a certified Community Housing Development Organization, for construction of five scattered sites homes located in the Fair Park area to extend the loan agreement from August 20, 2016 to March 30, 2017.

Section 2. That the terms of the loan agreement include:

- (a) South Dallas Fair Park/Innercity Community Development Corporation must execute an amended note payable of \$320,000 to the City of Dallas for the loan.
- (b) South Dallas Fair Park/Innercity Community Development Corporation will execute an amended lien through a Deed of Trust and deed restriction for a 15-year term for the affordable units.

August 10, 2016

Section 2. (continued)

- (c) South Dallas Fair Park/Innercity Community Development Corporation will use the funds to gap the construction costs of the units and developer fee up to \$15,000 per unit and will remit any proceeds to the City after paying the interim construction lien and allowable closing costs.
- (d) South Dallas Fair Park/Innercity Community Development Corporation will have seven months to complete construction. Occupancy may be completed within 6 months after construction of the units.
- (e) South Dallas Fair Park/Innercity Community Development Corporation must build and occupy the affordable units to low and moderate income families with incomes at or below 80% of area median family income.
- (f) The City will subordinate first lien position to the interim construction lender.
- (g) The City will release South Dallas Fair Park/Innercity Community Development Corporation's lien and debt on a partial basis as each eligible homebuyer is approved for the units.

Section 3. That the City Manager, upon approval as to form by the City Attorney, is authorized to execute releases of liens and terminate deed restrictions on the property upon compliance with the loan terms and deed restrictions.

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 loan documents 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 10, 2016
COUNCIL DISTRICT(S): 7
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: 49N

SUBJECT

Authorize a conditional grant agreement with Greenleaf Ventures, LLC for land development for 36 single family homes for the Buckner Terrace II Project to be located at ~~3834~~ 4400 North Prairie Creek Road – Not to exceed \$844,192 - Financing: 2012 Bond Funds

BACKGROUND

On January 14, 2016, the City posted a Notice of Funding Availability (NOFA) for Owner Occupied Housing Development Projects requesting developers to submit proposals to build owner occupied homes in the city limits of Dallas. Victor Toledo with Greenleaf Ventures, LLC submitted a proposal to the City of Dallas for the land development for 36 single family homes for mixed income families.

Greenleaf Ventures, LLC has had previous contracts with the City to build housing in West Dallas and Pleasant Grove. Since 2002, Greenleaf Ventures, LLC and their affiliates have contributed to the redevelopment in West Dallas by selling 381 new single family lots in Greenleaf I and II.

The proposal is for 3 and 4 bedroom homes at approximately 1400-1800 sq. ft. The developer has obtained private financing for the balance of the construction costs. A lien will be placed on the property for performance purposes and released on a partial basis as each lot is built out and sold to an eligible homebuyer. The City will provide Bond funds for gap financing for land development of the lots for the units to be built on and sold to mixed income families. The lots will be discounted by the amount of City funds provided per lot. The land development, construction of homes, and sale of units will be complete in two years. Estimated private leverage will be \$1,969,784.

City Council approval of this item will authorize the City Manager to execute the grant agreement with Greenleaf Ventures, LLC for these funds.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

On January 13, 2016, City Council approved the Owner Occupied Housing Development Program Statement, by Resolution No. 16-0079.

On May 2, 2016, the Housing Committee received a briefing memorandum on the Owner Occupied Housing Development Program NOFA project recommendations.

On June 1, 2016, Councilmember Young made a motion to reconsider this item.

On June 22, 2016, this item was deferred by Councilmember Young.

FISCAL INFORMATION

2012 Bond Funds – \$844,192

OWNER

Greenleaf Ventures, LLC

Victor Toledo, Manager
Kent Casey, Manager

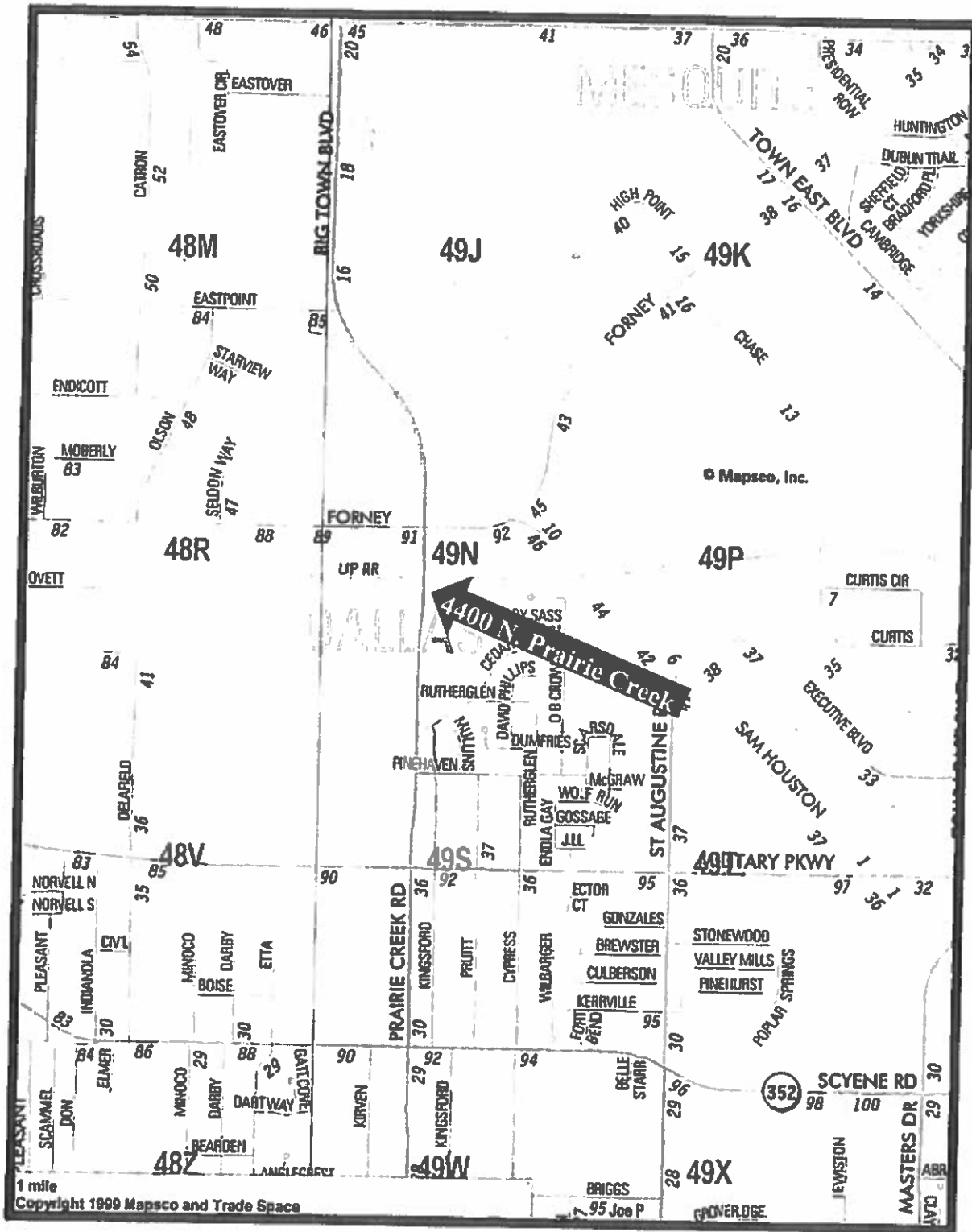
DEVELOPER

Greenleaf Ventures, LLC

Victor Toledo, Manager
Kent Casey, Manager

MAP

Attached



MAPSCO 49N

August 10, 2016

WHEREAS, the development of owner occupied units for households with varied income levels is a high priority of the City of Dallas to create more housing choices; and

WHEREAS, on January 13, 2016, City Council approved the Owner Occupied Housing Development Program Statement by Resolution No. 16-0079; and

WHEREAS, on May 2, 2016, the Housing Committee received a briefing memo on the Notice of Funding Availability for Owner Occupied Housing Development Project recommendations; and

WHEREAS, Greenleaf Ventures, LLC proposes to work with the City of Dallas to undertake land development for 36 homes for the Buckner Terrace II Project in Pleasant Grove; and

WHEREAS, the City desires for Greenleaf Ventures, LLC to develop housing for households with varied income levels; **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 authorized to execute a conditional grant agreement in an amount not to exceed \$844,192 with Greenleaf Ventures, LLC for land development for 36 single family homes for the Buckner Terrace II Project to be located at ~~3834~~ 4400 North Prairie Creek Road.

Section 2. That the terms of the conditional grant agreement include:

- (a) Greenleaf Ventures, LLC will execute a performance Deed of Trust on the property for performance purposes.
- (b) The debt will be forgiven and the lien released on a partial basis as each lot is built out and sold to a homebuyer.
- (c) Greenleaf Ventures, LLC will use the funds to gap the infrastructure costs for the lots.
- (d) Greenleaf Ventures, LLC will have 2 years to complete the build out and sale of the homes.
- (e) The City will subordinate to first lien position to all interim financing lenders.

Section 3. That the City Manager, upon approval as to form by the City Attorney, is authorized to execute subordinations to construction lenders and releases of liens on the properties upon compliance with the conditional grant terms.

August 10, 2016

Section 4. That the Chief Financial Officer is hereby authorized to disburse funds in accordance with this resolution as follows:

Greenleaf Ventures, LLC Vendor # VS88080

<u>Fund</u>	<u>Dept</u>	<u>Unit</u>	<u>Object Code</u>	<u>Program #</u>	<u>Program Name</u>	<u>Encumbrance</u>	<u>Amount</u>
2U53	HOU	W083	3016	2U53HOW083	36BUCKTERII	HOU2U53G204	\$844,192

Section 5. That this resolution does not constitute a binding agreement upon the City or subject the City to any liability or obligation until such time as the conditional grant documents are duly approved by all parties and executed.

Section 6. 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 10, 2016
COUNCIL DISTRICT(S): All
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: N/A

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, 2016 through September 30, 2017 - Not to exceed \$1,900,855 - Financing: 2016-17 Housing Opportunities for Persons with AIDS Grant Funds

BACKGROUND

On June 22, 2016, City Council adopted the FY2016-17 Consolidated Plan Budget for the U.S. Department of Housing and Urban Development (HUD) grant funds. The FY2016-17 Consolidated Plan includes the Housing Opportunities for Persons with AIDS (HOPWA) grant in the amount of \$6,409,124. The grant funds are available beginning October 1, 2016, contingent upon approval of the City's FY2016-17 Action Plan, and execution of grant agreements with HUD.

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, such as medical care, transportation, legal services and food pantry.

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:

	2015-16 <u>Goal</u>	2015-16 <u>Actual*</u>	2016-17 <u>Goal</u>
Emergency - unduplicated clients served	140	125	110
Tenant-based - unduplicated clients served	190	158	200
Total - unduplicated clients served	330	283	310

*YTD data through 5/31/16 (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.

	2015-16	2015-16	2016-17
	<u>Goal</u>	<u>Actual*</u>	<u>Goal</u>
Emergency - percent in stable housing	92%	TBD**	98%
Tenant-based - percent in stable housing	92%	99%	96%

*YTD data through 5/31/16 (8 months)

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

In FY2016-17, 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 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.

Authorized the FY2015-16 Interlocal Agreement with Dallas County to provide HOPWA scattered site housing assistance on August 12, 2015, by Resolution No. 15-1361.

Authorized Supplemental Agreement No. 1 to the FY2015-16 Interlocal Agreement with Dallas County to provide HOPWA scattered site housing assistance on April 13, 2016, by Resolution No. 16-0538.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

\$1,900,855 - 2016-17 Housing Opportunities for Persons with AIDS Grant Funds

August 10, 2016

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 FY2016-17 Consolidated Plan Budget includes HOPWA Grant funds from the U.S. Department of Housing and Urban Development in the amount of \$6,409,124; 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 FY2016-17 HOPWA Grant funds, which are available beginning October 1, 2016, and are contingent upon HUD's approval of the City's FY2016-17 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, 2016 through September 30, 2017, 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 (Vendor No. 254643), an amount not to exceed \$1,900,855, from Service Contract number 16-17DCHHSHW, as follows:

<u>Fund</u>	<u>Unit</u>	<u>Object</u>	<u>Description</u>	<u>Amount</u>
HW16	561A	3099	E/TBRA - Financial Assistance	\$1,526,800
HW16	562A	3099	E/TBRA - Housing Services	\$ 249,700
HW16	568A	3099	Program Admin/Project Sponsors	\$ 124,355
Total				\$1,900,855

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 10, 2016
COUNCIL DISTRICT(S): All
DEPARTMENT: Housing/Community Services
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: N/A

SUBJECT

Authorize a second amendment to the contract with the Department of State Health Services to accept additional grant funds for the Special Supplemental Nutrition Program for the Women, Infants and Children Program for the period October 1, 2015 through September 30, 2016 - Not to exceed \$121,000, from \$15,749,144 to \$15,870,144 - Financing: Department of State Health Services Grant Funds

BACKGROUND

Since 1974, the Department of State Health Services (DSHS) has funded the Special Supplemental Nutrition Program for Women, Infants, and Children (WIC) in Dallas. The WIC Program provides nutritious food, nutrition education, breastfeeding promotion and support, and referrals to health and social services. The program serves infants, children under age 5, and pregnant, postpartum and breastfeeding women. WIC is a United States Department of Agriculture program administered in Texas by the Department of State Health Services. In Dallas County, the WIC Program is administered by the City of Dallas, Housing/Community Services Department.

This item authorizes the acceptance of additional grant funds, increasing the total contract budget by \$121,000. These funds are for clinic improvements to two (2) WIC clinics; upgrades to internet availability and connectivity in preparation of new Texas Integrated Network (TXIN) and phone costs for relocation of one (1) WIC clinic; the moving costs to relocate one (1) WIC Clinic; and expenditures associated with the Summer Food Service Program (SFSP), i.e., salaries of temporary staff, office supplies to include trash receptacles, liners, plastic ware, and insulated coolers for the seven (7) WIC clinics piloting the SFSP as provided in funding award email dated June 10, 2016. The total expenditures are not to exceed \$121,000.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Authorized first amendment to contract 2016-048796-001 for the Special Supplemental Nutrition Program for Women, Infants and Children Program in the amount of \$150,000 on February 24, 2016, by Resolution No. 16-0349.

Authorized a contract for the Special Supplemental Nutrition Program for Women, Infants and Children Program in the amount of \$15,599,144 on October 14, 2015, by Resolution No. 15-1871.

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

\$121,000 - Department of State Health Services Grant Funds

August 10, 2016

WHEREAS, on October 14, 2015, City Council authorized a contract for the Special Supplemental Nutrition Program for Women, Infants and Children Program in the amount of \$15,599,144, by Resolution No. 15-1871; and

WHEREAS, the Department of State Health Services has awarded additional grant funds in the amount of \$121,000 for the continuation of the City of Dallas Women, Infants, and Children (WIC) Program; and

WHEREAS, there is a continued need for the Special Supplemental Nutrition Program for Women, Infants and Children, funded through the Department of State Health Services;

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 execute the second amendment to the contract (Contract No. 2016-048796-0001 and CFDA No. 10.557) with the Department of State Health Services to accept additional grant funds awarded for the continuation of the Special Supplemental Nutrition Program for the Women, Infants and Children Program for the period October 1, 2015 through September 30, 2016, in an amount not to exceed \$121,000, from \$15,749,144 to \$15,870,144, and execute any and all documents required by the contract.

Section 2. That the Chief Financial Officer is hereby authorized to receive and deposit grant funds from the Department of State Health Services in Fund F470, Dept. HOU, Unit 1954, Revenue Source 6509 in an amount not to exceed \$121,000.

Section 3. That the City Manager is hereby authorized to increase appropriations in the amount of \$121,000, from \$15,749,144 to \$15,870,144 in Fund F470, Dept. HOU, to be established in Unit 1954 various Object Codes, according to the attached Schedule.

Section 4. That the Chief Financial Officer is hereby authorized to disburse grant funds from the Department of State Health Services in Fund F470, Dept. HOU, Unit 1954, various Object Codes, according to the attached Schedule in an amount not to exceed \$121,000.

August 10, 2016

Section 5. That the City Manager is hereby authorized to reimburse to the Department of State Health Services any expenditure 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 granting agency 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.

SCHEDULE

**Department of State Health Services
Women, Infant and Children Program
October 1, 2015 through September 30, 2016**

Fund F470, Dept. HOU, Unit 1954, Revenue Source 6509

<u>Object Code</u>	<u>Description</u>	<u>Amount</u>
1510	Temporary Help	\$ 20,681
2110	Office Supplies	\$ 3,000
2710	Furniture & Fixtures	\$ 8,000
3051	Telephone Equipment Charges	\$ 30,000
3099	Misc Special Services	\$ 15,000
3330	Rents	\$ 40,000
3361	Professional Development	<u>\$ 4,319</u>
	Total	\$121,000

KEY FOCUS AREA: E-Gov
AGENDA DATE: August 10, 2016
COUNCIL DISTRICT(S): All
DEPARTMENT: Fair Housing
CMO: Alan Sims, Chief of Neighborhood Plus, 670-1611
MAPSCO: N/A

SUBJECT

Authorize (1) the acceptance of a grant from the U.S. Department of Housing and Urban Development for the Fair Housing Assistance Program to expand education and outreach during the period May 20, 2016 through September 30, 2017; and (2) the execution of the cooperative grant agreement and any other documents related to the grant - Not to exceed \$20,000 - Financing: U.S. Department of Housing Urban Development Grant Funds

BACKGROUND

On November 15, 1991, the U.S. Department of Housing and Urban Development (HUD) notified the Fair Housing Office that the City of Dallas Fair Housing Ordinance is substantially equivalent to the Federal Act. Certification of substantial equivalency qualifies the City for federal funding for fair housing enforcement, education and outreach.

On September 1, 1992, a Cooperative Agreement between the City and the U.S. Department of Housing and Urban Development was executed whereby the City became a Fair Housing Assistance Program agency (FHAP) and began participating in the U.S. Department of Housing and Urban Development Fair Housing Assistance Program. This program provides funding for substantially equivalent fair housing agencies.

On May 20, 2016, the City was notified that it would receive \$20,000 in FHAP Partnership Funds for Fair Housing enhanced Education and Outreach. These funds will be used by the Fair Housing Office to print additional literature for underserved communities and conduct additional outreach and advertising and media costs and the development of a video on reasonable accommodation.

PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)

Information about this item will be provided to the Housing Committee on August 1, 2016.

FISCAL INFORMATION

\$20,000 - U. S. Department of Housing Urban Development Grant Funds

August 10, 2016

WHEREAS, the Fair Housing Ordinance, Chapter 20A of the Dallas City Code, was amended on November 7, 1990 and September 25, 1991 for the purpose of obtaining certification from the U.S. Department of Housing and Urban Development (HUD) that the City of Dallas is a fair housing agency operating substantially equivalent to HUD; and

WHEREAS, on June 12, 1992, the U.S. Department of Housing and Urban Development granted the City of Dallas interim certification as a substantially equivalent fair housing agency; and

WHEREAS, on April 24, 1995, the U.S. Department of Housing and Urban Development granted the City of Dallas final certification as a substantially equivalent fair housing agency; and

WHEREAS, on May 20, 2016, the U.S. Department of Housing and Urban Development granted the City Fair Housing Assistance Program Comprehensive Funding Approach funds for Fiscal Year 2015-16 in the amount of \$20,000;

NOW, THEREFORE,

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

Section 1. That the City Manager is hereby authorized to (1) accept a grant from the U.S. Department of Housing and Urban Development (HUD) for the Fair Housing Assistance Program (FHAP) (Grant No. FF206K166005, CFDA No. 14.401) for the printing of literature, advertising and media costs and development of a video on Reasonable Accommodation for the period May 20, 2016 through September 30, 2017 in the amount of \$20,000; and (2) the execution of the cooperative grant agreement and any other documents related to the grant, subject to approval as to form by the City Attorney.

Section 2. That the City Manager is hereby authorized to establish appropriations in Fund F492, Department MGT, Unit 1961, in an amount not to exceed \$20,000 (Schedule A).

Section 3. That the Chief Financial Officer is hereby authorized to receive and deposit grant funds in Fund F492, Department MGT, Unit 1961, Revenue Source 6506, in an amount not to exceed \$20,000.

Section 4. That the Chief Financial Officer is hereby authorized to disburse funds from Fund F492, Department MGT, Unit 1961, various Object Codes, in an amount not to exceed \$20,000 in accordance with the cooperative grant agreement.

August 10, 2016

Section 5. That the City Manager is hereby authorized to reimburse the U.S. Department of Housing and Urban Development (HUD) any expenditure identified as ineligible. The City Manager shall notify the appropriate City Council Committee of expenditures identified as ineligible no 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 no 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.