

City Council Announcements

September 5, 2006

A. Information Needed by Council Staff

1. Quarterly Housing Report: The Council office has received the Quarterly Housing Report for the Third Quarter, FY 2006-2007. **Would the Council like to request a briefing?**

B. For Your Information

1. Attached are several Grant Applications submitted by the City.

Grant Submission Memo

TO: Rocky Fluhart, Steve Fawcett, Cindy Gust-Jenson
FROM: Grant Acquisition Team
DATE: 9/1/2006
SUBJECT: YouthCity After-School & Summer and Employment Program

FUNDING AGENCY: Herbert I. & Elsa B. Michael Foundation

REQUESTED AMOUNT: \$5,000

DEPARTMENT APPLYING: Salt Lake City Foundation

COLLABORATING AGENCIES: None

DATE SUBMITTED: August 25, 2006

SPECIFICS:

- Technical Assistance (Training) Equipment Only
- Provides _____ FTE Position(s)
- Existing New Overtime Requires Funding After Grant
- Explanation: _____
-

- Match Required 0% In-Kind Cash
- Computer Software Development In House Contract Services
- New Program (City not performing function now)

GRANT DETAILS:

- Salt Lake City Foundation has submitted a grant application requesting \$5,000 to fund general operating expenses of YouthCity After-School & Summer Program and the Employment Program for the 2006-2007 program year.

A. LOUIS ZUNGUZE
DIRECTOR
BRENT B. WILDE
DEPUTY DIRECTOR

SALT LAKE CITY CORPORATION
DEPT. OF COMMUNITY DEVELOPMENT
OFFICE OF THE DIRECTOR

ROSS C. "ROCKY" ANDERSON
MAYOR

CITY COUNCIL TRANSMITTAL

TO: Rocky J. Fluhart, Chief Administrative Officer **DATE:** August 9, 2006

FROM: Louis Zunguze, Community Development Director

SUBJECT: Quarterly Housing Report for Fiscal Year 2005-2006,
Fourth Quarter

STAFF CONTACT: LuAnn Clark, Director of Housing & Neighborhood
Development, at 535-6136 or LuAnn.Clark@slcgov.com

DOCUMENT TYPE: Briefing

BUDGET IMPACT: None

DISCUSSION:

Issue Origin: The City Council has requested a quarterly housing report from the
Community Development Department.

Analysis: The following information is included in the report:

- Loans to First-Time Homebuyers and Rehabilitation Projects
- Funding Sources and Outreach/Marketing Efforts
- Building Permit Activity and Housing Starts
- Boarded Building Activity and Closed/Boarded Houses/Apartments by Council Districts
- Housing Trust Fund Ledger
- Community Development Corporation Quarterly Report
- Neighborhood Housing Services Quarterly Report
- Economic Update

PUBLIC PROCESS:

None

RELEVANT ORDINANCES:

None

TABLE OF CONTENTS

Attachment A: Loans to First-Time Homebuyers and Rehabilitation Projects

Attachment B: Funding Sources and Outreach/Marketing Efforts

Attachment C: Building Permit Activity and Housing Starts

Attachment D: Boarded Building Activity and Closed/Boarded Houses/Apartments by
Council Districts

Attachment E: Housing Trust Fund Ledger

Attachment F: Community Development Corporation Quarterly Report

Attachment G: Neighborhood Housing Services Quarterly Report

Attachment H: Economic Update

Attachment A
Loans to First-Time Homebuyers
and Rehabilitation Projects

HOUSING AND NEIGHBORHOOD DEVELOPMENT

HOUSING PROGRAMS REPORT FISCAL YEAR 2005-2006

QUARTER 4 (April 1, 2006 – June 30, 2006)

The Housing and Neighborhood Development Division's funding sources for this fiscal year are the *Community Development Block Grant Program (CDBG)*, the *HOME Program* and *Program Income from CDBG, HOME, Renter Rehab, Housing Trust Fund* and *Utah State Funding*. Private Funding Sources are with *Wells Fargo Bank, GMAC and American Express*.

The First Time Homebuyer Program, which uses HOME, CDBG, and private funding sources, has placed 306 families in properties this year. In addition, twenty First Time Home Buyer homes have been purchased and rehabilitated. As of the end of the fourth quarter, five First Time Home Buyer homes are in the process of rehabilitation and four homes are available for sale. Eleven families were placed in new homes during the quarter, and plans are underway for homes to be built on Gillespie and Colorado Streets.

First Time Home Buyer Loans

	Fiscal YTD	4 th Quarter
Loans Closed	20	11
Dollar Amount	\$2,504,778.00	\$1,309,674.00
Average Per Loan	\$ 125,238.90	\$ 119,061.00

The Housing Rehabilitation Program has completed 51 projects with 109 units this fiscal year. During the fourth quarter, the rehabilitation staff closed 16 projects with 16 units.

Single Family Rehabilitation Projects

	Fiscal YTD	4 th Quarter
Loans Closed	46	16
Dollar Amount	\$708,114.00	\$227,032.00
Change Orders	\$ 1,185.00	\$ 310.00
Average Per Loan	\$ 15,419.54	\$ 14,187.50
Number of Units	46	16
Average Per Unit	\$ 15,419.54	\$ 14,187.50

Multi-Family Rehabilitation Projects

	Fiscal YTD	4 th Quarter
Number of Projects	5	-
Dollar Amount	\$374,942.00	\$ 0.00
Average Per Loan	\$ 74,988.40	\$ 0.00
Number of Units	63	-
Average Per Unit	\$ 5,951.46	\$ 0.00

Attachment B
Funding Sources and
Outreach/Marketing Efforts

Housing Program Funding Sources

FUNDING SOURCES	Fiscal YTD 07/01/05 – 6/30/06	% OF FUNDS	4 th Quarter 4/01/06 – 6/30/06	% OF FUNDS
Community Development Block Grant	\$ 800,411.00	22.3%	\$ 175,815.00	11.4%
Rental Rehab Funds	\$ 70,792.00	2.0%	\$ 0.00	0.0%
Personal Contributions	\$ 127,156.00	3.5%	\$ 32,910.00	2.1%
Private Funding Sources	\$1,531,290.00	42.7%	\$ 801,782.00	52.2%
Home	\$ 914,721.00	25.5%	\$ 468,910.00	30.5%
River Park Funds	\$ 9,075.00	0.3%	\$ 6,075.00	0.4%
Other Funds	\$ 135,574.00	3.7%	\$ 51,524.00	3.4%
TOTAL	\$3,589,019.00	100.0%	\$1,537,016.00	100.0%

Outreach and Marketing Efforts

Applications for the First Time Home Buyer program are still below normal, but are increasing as the economy improves. This should also continue as interest rates increase.

Outreach efforts are continuing. Letters outlining the City's housing program were sent to all community councils, and a presentation was made to the Downtown Community Council.

During the fourth quarter, 19 (100 for the year) applications were received for rehabilitation projects and 21 (58 for the year) for the First Time Home Buyer program. During the fourth quarter, 1,024 clients were served.

Direct Mail Efforts

DATE of MAILING	NUMBER	AREA
04/13/06	600	1300 South to 1700 South, State to 700 East
04/20/2006	600	Same
04/29/2006	600	Same
05/04/2006	600	500 South to 900 South, State to 700 East
05/11/2006	600	Same
05/18/2006	1,200	North Temple to Independence Blvd., West of Redwood Road
05/23/2006	500	Rosepark
Total Mailed	4,700	

9,709 brochures have been mailed during this fiscal year.

Attachment C
Building Permit Activity and
Housing Starts

Building Permit Activity for the Fourth Quarter

APRIL

	<u>No. of Units</u>	<u>Permits Issued*</u>
Single Family Dwelling	13	13
Total New Construction	13	13
Additions, Alterations and Repairs	247	118
Total Residential Construction	260	131
Demolition Permits		
Single Family Dwelling	1	1

MAY

	<u>No. of Units</u>	<u>Permits Issued*</u>
Single Family Dwelling	4	4
Total New Construction	4	4
Additions, Alterations and Repairs	208	155
Total Residential Construction	212	159
Demolition Permits		
Single Family Dwelling	3	3

JUNE

	<u>No. of Units</u>	<u>Permits Issued*</u>
Single Family Dwelling	7	7
Apartments	72	1
Total New Construction	79	8
Additions, Alterations and Repairs	280	129
Total Residential Construction	359	137
Demolition Permits		
Single Family	4	4

*Permits Issued Category is the number of permits issued to a contractor or sub contractor excluding plumbing, electrical, mechanical, etc. permits.

Housing Starts for the Fourth Quarter

1	4/6/2006	475 N REDWOOD	RD	1 FAMILY RESIDENT
1	4/6/2006	475 N REDWOOD	RD	1 FAMILY RESIDENT
1	4/6/2006	475 N REDWOOD	RD	1 FAMILY RESIDENT
1	4/6/2006	475 N REDWOOD	RD	1 FAMILY RESIDENT
1	4/6/2006	475 N REDWOOD	RD	1 FAMILY RESIDENT
1	4/6/2006	475 N REDWOOD	RD	1 FAMILY RESIDENT
1	4/6/2006	475 N REDWOOD	RD	1 FAMILY RESIDENT
2	5/26/2006	1308 S EMERY	ST	1 FAMILY RESIDENT
3	6/14/2006	494 E 9TH	AVE	1 FAMILY RESIDENT
4	6/15/2006	368 E 600 S		1 FAMILY RESIDENT
6	6/27/2006	1968 E SHERIDAN	RD	1 FAMILY RESIDENT
6	4/12/2006	1785 E MICHIGAN	AVE	1 FAMILY RESIDENT
7	5/5/2006	2311 E COUNTRY CLUB	DR	1 FAMILY RESIDENT

**Attachment D
Boarded Building Activity and
Closed/Boarded Houses/Apartments
by Council Districts**

Boarded Buildings Activity
4th Quarter 2006
April 1, 2006 through June 30, 2006

Existing Boarded buildings as of April 1, 2006	104
Vacant/Secure Buildings as of April 1, 2006*	13
Demolition	2
Resolved	6
New boarded buildings	12
Total boarded buildings March 31, 2006	111
Buildings vacant/secure March 31, 2006*	10

*Properties, which are vacant, and complaints or activity is such that they require monitoring but not boarding.

Prepared by,
Nole Walkingshaw

CLOSED/BOARDED HOUSES/APARTMENTS IN SALT LAKE CITY by CITY COUNCIL DISTRICT

7/26/2006

District #1					
Address	Sidwell No.	Owner	Owner's Address	Boarded*	Comments
578 N. Redwood Rd.	08-34-202-12	Alan T. Parsons	724 South 300 East	Oct-99 Residential	listed for sale by owner
1898 North 2200 West	08-21-276-001	Cottonwood Airport Center LC c/o Cottonwood Realty Service	2855 Cottonwood parkway #56 Salt Lake City, Ut 84121	1-Jun Residential	Vacant/Secure Residential
1862 North 2200 West	08-21-276-002	Cottonwood Airport Center LC c/o Cottonwood Realty Service	2855 Cottonwood Parkway #56 Salt Lake City, UT 84121	1-Jun Residential	Vacant/Secure Residential
1822 North 2200 West	08-21-276-005	Cottonwood Airport Center LC c/o Cottonwood Realty Service	2855 Cottonwood Parkway #56 Salt Lake City, Utah 84121	1-Jun Residential	Vacant Secure Residential
175 West 400 North	08-36-282-010	Donise Davidson	679 East 200 south Salt Lake City, UT 84102	3-Feb Residential	Partially boarded secure, residential
1801 W 1100 N	08-27-176-002	Garth & Oral M North	1071 N Redwood Rd Salt Lake City UT 84116	3-Dec Residential	Boarded Residential
711 N Lafayette	08-26-378-027	Darren B Cardwell	PO Box 701031 SLC, Ut 84170	4-Sep Residential	Vacant/Unsecured
989 W 800 N	08-26-454-002	1st Horizon Home Loans	4000 Horizon Wy Irving TX, 75063	4-Sep Residential	Secure/Vacant
737 No 900 W	08-26-454-039	Intermountain Home solutions LLC	2659 S Wellington St SLC, Ut 84106	5-Apr Residential	Forclosure
153 No Laxton ct	08-35-452-008	David Pulley	153 N Laxton Ct. SLC, Ut 84116	Sep-05 Residential	CTO by Health Dept.
728 N Redwood Rd	08-27-452-009	Legacy Capital LLC c/o David K Broadbent	60 E South Temple St #2000 SLC, Ut 84111	Residential 5-Jul	
1847 W Polaris Way	08-34-156-018	Trieste Phillipps	1847 W. Polaris Way	5-Aug	new owner

			SLC, Ut 84116	Residential	
467 N Morton Dr.	08-34-151-007	Martin Graciano	467 N Morton Drive Salt Lake City, Utah 84116	Residential	Fire 5-Oct Active Rebuild permit
1019 N Colorado St.	08-27-281-016	The Housing Authority of SLC	1776 So West Temple St. Salt Lake City, Ut 84115	Residential	Fire, Pre demo app. 5-Nov HAAB approved demo
174 N Harold St.	08-34-380-002	KZT Utah LLC.	PO BOX 233 Los Gatos, Ca 95031	Residential	Gigante Project
167 N Harold St.	08-34-379-002	Patricia Dorcich	PO BOX 2337 Boulder Creek, Ca 95006	Residential	Pre-demo, moving Structure to new location Gigante Project
191 N Harold St.	08-34-331-016	KZT Utah LLC.	PO BOX 233 Los Gatos, Ca 95031	Residential	Gigante Project
191 N Redwood Rd.	08-34-331-022	KZT Utah LLC	PO BOX 233 Los Gatos, Ca 95031	Residential	Gigante Project
197 N Redwood Rd.	08-34-331-027	KZT Utah LLC	PO BOX 233 Los Gatos, Ca 95031	Residential	Gigante Project

CLOSED/BOARDED HOUSES/APARTMENTS IN SALT LAKE CITY by CITY COUNCIL DISTRICT

7/26/2006

Address	Sidwell No.	District #2 Owner	Owner's Address	Boarded*	Comments
632 S. Glendale St.	15-02-383-013	Carl W. Barney, Jr.	1854 E 5725 S Ogden UT 84403	PRE 1986 Residential	CTO
17 South 800 West	15-02-227-004	Salt Lake City Corp Property Management	451 S State St Rm225 Salt Lake City, UT 84111	Jun-99 Residential	Pre-demo Application Major Fire damage
624 South 900 West	15-02-455-017	R & J Property Inv. c/o Rick Butterfield	1777 E. Carriage Park Cir Salt Lake City Ut 84104	Jan-00 Residential	Closed to Occ.by health dept.
1638 West Dalton Ave	15-10-401-004	Jon T Bugger	30 N 200 E Centerville, Utah 84014	1-Jun Residential	Boarded, posted
922 W. 400 So.	15-02-402-017	Maka L Vai	922 W 400 So SLC, UT	1-Nov Residential	sold w/o final inspec. building violations,
1244 So. Emery	16-06-403-016	Lorraine Ellis C/o Sylvia Johnson	2906 82nd Ave Oakland, CA 94605	8/29/2002 Residential	Boarded by Defa
48 N. 1000 W.	08-35-455-005	New Concept Realestate	48 N 1000 w Salt Lake City UT 84124	 Residential	New owner, rehab with permits
749 So. Prospect St.	15-10-203-001	Garth C. & Oral M & Garth W. North	1071 No. Redwood Rd. SLC, Ut 84116	11/7/2002 Residential	Boarded w/o permits
974 West Euclid Ave	15-02-203-013	Tomejiro Yamamoto %Bill Parsons	1054 W Tally Ho Salt Lake City, Ut 84116	2-Nov Residential	vacant/secure Residential
359 N 700 W	08-35-279-022	John & Helen Powell	3645 S 500 Salt Lake City Ut 84106	3-Oct Residential	Boarded Secure Residential
946 W Montague	15-11-258-013	Chase Manhattan Mortg. Corp	PO Box 701994 Salt Lake City, Ut 84107	4-Jul Residential	Foreclosure Vacant Secure

1289 W 400 S	15-02-303-008	Danny Remington	1289 W 400 S SLC, Ut 84104	5-Jun Residential	Secured/ boarded new owner
1050 W 1300 S	15-11-381-021	Brad Brewer	1050 W 1300 S Salt Lake City, UT 84104	4-Aug Residential	Boarded/Vacant
824 W 500 N	08-35-227-024	Sam Parker	948 W Vahe St Draper, Ut 84020	4-Oct Residential	Boarded
680 S 900 W	15-11-202-013	Victory Homes Inc	15212 S 2200 W Riverton, Ut 84065	4-Nov Residential	DRT for restrant
573 N Grant St. aka 775 w 600 N	08-35-228-011	Trent Webb Security Title Ins	376 E 400 S #304 SLC, UT 84112	4-Aug Residential	working w/ permits
333 S 1000 W.	15-02-401-003	Dennis Minch	333 S 1000 W SLC, Ut 84104	4-Aug Residential	Vacant/Secure Closed to Occupancy
460 S Post St.	15-02-404-032	James Henry & Assoc.	1549 W 7800 S West Jordan, Utah 84088	4-Aug Residential	Vacant/Secure
1087 W Wenco Cir	15-14-179-007	Rosalio Maturino & Edwin A Galicia	1087 W Wenco Cir. SLC, Ut 84104	5-Jul Residential	Forclosure
638 S Redwood Rd.	15-03-376-018	Souson B & Reza B Dahaqui	PO Box 571133 Murray, Ut 84157	5-May Residential	Boarded
559 So 1000 W	15-02-451-014	Tommy J Inv.	4817 S Holladay Blvd. Holladay, Ut 84117	5-Aug Residential	Residential, illegal units, forclosure
973 W 500 S	15-02-451-002	Empire Recreations c/o Michael Fontaine	4311 So Mignon Dr. Salt Lcae City, Utah 84120	5-Jul Residential	Residential, partially boarded,
1224 W 1400 S	15-14-103-005	Garth C. North	1071 N Redwood Rd SLC, Ut 84116	5-Aug Residential	residential duplex Closed to Occupancy by Health Dept.

1270 W 500 S	15-02-304-020	Sam Parker	948 W Vahe St. Draper, Utah 84020	5-Aug Residential	
1354 West 1700 South	15-15-281-018	Housing Authority of SLC	1776 So West Temple St. SLC, Ut 84115	Residential 5-Oct	Fire Pre demo app
864 W Arapahoe Ave.	15-02-456-025	Lisa Nicholson	971 Austin Ct. Lehi, Utah 84043	Residential 5-Oct	
1438 West Stetson Ave	15-15-281-010	Gordian Properties	PO Box 3648 Santa Clara, Ca 95055	Residential 6-Feb	
353 N 700 W	08-35-279-023	John R & Helen Powell	5373 S Ridgecrest Dr. Taylorsville, Ut	Residential 6-Feb	
1511 So 1000 W	15-14-253-052	Jan A Johnson	1511 So 1000 W SLC, Ut 84102	Residential 6-Feb	Fire Damage
833 W Emeril Ave.	08-35-458-011	Exchange Properties Inc Daniel Fox	11075 S State St #104 Sandy, Utah 84070	Residential 6-Jan	Closed to Occ. structural problems
570 S Post St	15-02-451-035	Robert Warren	3907 W Meadowgate Dr. West Valley, Ut 84120	Residential 6-Feb	
773 W 1300 S	15-11-480-003	Salt Lake City Corp Property Management	451 So State St Rm225 SLC, Ut 84111	Residential 6-Jun	Sorensen Center Unity Center project
1497 W Wasatch Ave.	15-10-232-001	Jose E Barrientos	1497 West Wasatch Ave. SLC, Ut 84104	Residential 6-Jun	Fire Damaged

CLOSED/BOARDED HOUSES/APARTMENTS IN SALT LAKE CITY by CITY COUNCIL DISTRICT

7/26/2006

District #3					
Address	Sidwell No.	Owner	Owner's Address	Boarded*	Comments
515 No. Arctic Ct.	08-36-205-027	RDA of SLC	451 S State St #418 Salt Lake City UT 84111	Mar-98 Residential	Historic Econ. Hardship
362 No. Edmonds Pl.	08-36-154-034	Edward & Tonya Hayes	351 E. 6310 So. Murray, Utah 84107	Mar-00 Residential	Boarded 3/00 NO ptb owner unkown loc.
344 W. 600 No.	08-36-127-012	Brian C. Scholle	PO Box 8113 Midvale, Ut 84047	Sping 1996 Residential	Rehab Insp owner Iraq
446 N Baltic Ct	08-36-254-034	NOD Assoc. LLC	446 N Baltic Ct SLC, Ut 84103	4-Mar Residential	Vacant/Unsecured
550 W 200 N	08-36-305-025	Brenda Marshall	538 N 800 W Salt Lake City UT 84116	4-Jul Residential	Vacant Secure
531 N 600 W	08-36-103-026	Salt Lake Neighborhood Housing Services Inc	622 W 500 N Salt Lake City UT 84116	4-Apr Residential	Active Bldg Permit
405 N "I" Street	09-32-155-010	John Olsen	405 N I Street Salt Lake City UT 84103	3-Nov Residential	Vacant Secure
653 N Grant	08-35-226-010	Herrick Properties LTD	2636 E Nottingham Way Salt Lake City, UT 84108	4-Aug Residential	Boarded
175 W 400 N	08-36-282-010	Donise K Davidson	679 E 200 S SLC, Ut 84102	3-Mar Residential	vacant Secure
253 W Fern Ave	08-25-456-007	Earl & Leila Rinker	253 W. Fern Ave. SLC, Ut 84103	5-Mar Residential	Boarded owner deceased
839 W 1400 N	08-23-478-001	Karl L Christensen	839 w 1400 N SLC, UT 84116	5-Jan Residential	Active permits 1-06 fire damage

243 W 700 N	08-25-457-008	Nathan R. Julian	1890 Browns Park Dr. Bountiful, Ut 84010	4-Sep Residential	active permits Closed by Health Dept.
261 W 500 N	08-36-254-014	Donna P Meahan	12358 S Relation St Draper, Ut 84020	3-Nov Residential	Permits active major rehab
647 N Grant St	08-35-226-011	Patricia B Watson	727 South 1000 West Salt Lake City, Ut 84104	5-Aug Residential	Boarded Residential

CLOSED/BOARDED HOUSES/APARTMENTS IN SALT LAKE CITY by CITY COUNCIL DISTRICT

7/26/2006

District 4					
Address	Sidwell No.	Owner	Owner's Address	Boarded*	Comments
455 E. Segoe Ave.	16-06-326-011	Richard K. Thomas	167 W. 1300 North Sunset, UT 84015	1992 Residential	PTB Expires 26-Aug 2003
46 S. 700 East	16-05-353-007	Julie A. Imaizumi and John K. Williams-	780 E. Northcliffe Dr. SLC, UT 84103-3339	Spring 1997 Residential	Boarded
634 South 700 East	16-06-283-008	Martha Daniels C/O Janice Durham	1960 South 400 East SLC, Utah 84115	Apr-99 Residential	Vacant Secure CTO fire damage
666 East 300 South	16-06-454-019	William Bleazard	329 S. Vincent Court SLC UT, 84102-2109	PRE 1998 Residential	PTB 10-06
427 E. 600 South	16-06-477-027	LDS Church 363-9031	50 E. North Temple St. SLC, UT 84104	PRE 1992 Residential	PTB Exp 3/21/03
573 E. 600 South	16-05-353-001	Patsy V. Kuronya	788 E. Shiloh Way Murray, UT 84107-7654	PRE 1990 Residential	PTB Exp 10/23/05 For sale
652 E. 600 South	16-07-276-028	TSI Partnership limited %Simon Property Group	PO Box 6120 Indianapolis IN 46206	PRE 1990 Residential	Exp, 10/09/05
501 E 900 South	16-08-101-006	Rentco	PO Box 11911 Salt Lake City UT 84147	Spring 1997 Commercial	PTB Exp 3/01/06
50 S 700 E		Julie A. Imaizumi & John K. Williams	780 E. North Cliff Drive SLC, Utah 84103-333980	May-89 Residential	PTB Exp 7/01
346 East 600 South	16-06-457-001	Clinton Chealey	PO Box 1150 Grantsville, Utah 84029	Feb-00 Residential	Living in trailer in front yard, closed to Occ. 3rd District
632 S 700 E rear	16-05-353-014	TS1 Partnership LTD	PO Box 6120	1-Aug	Permit Exp 10/9/02

		C/O Simon Property Tax Dept.	Indianapolis In,462066	Residential	
138 East 800 South	16-07-152-016	Exponent LLC	138 E 800 So Salt Lake City, Ut 84111	Oct-98 Residential	Fire in Single Family illegal units
442 West 300 South	15-01-179-011	Kantun, LLC	SLC, Utah 84103 SLC, Utah 84103	Winter 1997	Stay of Boarding
551 W 300 S	15-01-302-001	Nicholas & Co	PO Box 45005 Salt Lake City UT 84145	3-Nov Commercial	Vacant warehouse transient problems
541 W 300 S	15-01-153-001	Nicholas & Co	PO Box 45005 Salt Lake City UT 84145	3-Nov Commercial	Vacant warehouse transient problems
330 E Stanton	16-06-452-003	Bryant & Shelia Safford	1874 N Skyline Dr Orem UT 84097	4-Dec Residential	Boarded no permit
1123 E 700 S	16-08-203-011	George Beckstead %Don Jensen	1123 E 700 S Salt Lake City Ut 84102	3-Jun Residential	CTO health Dept.
859 S McClelland	16-08-252-005	American Pension Services	11027 S State St. Sandy Utah 84070	4-Jan Residential	Boarded new owner Active Building Permits
554 S McClelland	16-05-452-018	Abana Apartment Co LTD	3006 S Highland Dr #200 Salt Lake City, UT 84106	4-Apr Residential	Secure Vacant
521 E. 900 So.	16-07276-031	Lionel M Drage % Fillia H Uipi	3830 So. 2900 E. Salt Lake City, Ut 84109	2/24/2004 Residential	Rehab w/permits
219 W 200 S	15-01-254-018	Kalioppe Zezekakis %Dean Zekas	2832 E Maruice Dr Salt Lake City UT 84124	3-Sep Residential	Secured
49 E 900 S	16-07-151-021	9th Street Development	404 E 4500 S #B10 Murray, UT 84107	4-Jun Commercial	Boarded

925 E East Place	16-05-332-013	Louise Christensen	965 S 1500 E Salt Lake City, UT 84105	4-Sep Residential	Boarded	
322 So. 1100 E.	16-05-402-026	Paul Schaaf	1140 E. Harrison Ave. SLC, Ut 84105	1-Sep Residential	Stay Granted Going to B.O.A.	
724 So Gudgell Ct.	16-07-209-008	Harold C Casper	646 East 4065 South #17 Murray Ut 84107	5-Sep residential	Boarded Residential	
850 So Edison St	16-07-152-025	St. George Inn II LLC	8 East Broadway St #400 Salt Lake City, Ut 84111	5-Aug commercial	Commercial Boarded	
171 W 700 So	15-12-211-002	Angelina's Corner LLC c/o Multi-Ethnic Dev. Corp.	925 S 200 W #A Salt Lake City, Ut 84101	5-Sep residential	Residential Boarded Demo Application	
353 So 800 E	16-05-305-004	Training Table c/o Ken Chard	4535 So 2300 E SLC, Ut 84117	12/1/2004 residential	Duplex, owner looking to add to parking	
149 So 700 E	16-05-107-006	Constance K. Karras	529 E Northmont Way SLC, Ut 84103	5-Sep Residential	Residential Demo App	
151 So 700 E	16-05-107-007	Constance K. Karras	529 E Northmont Way SLC, Ut 84103	5-Sep Residential	Residential Demo App	
831 So Washington St	15-12-253-004	SNT Enterprises	1429 E Roosevelt Ave Salt Lake Citu, Ut 84105	5-Apr Residential	Vacant/Secure Closed to Occupancy	
419 S Pleasant Ct	15-01-406-009	L&P LLC	12197 So Montane Ct. Draper, Utah 84020-9174	5-Aug Residential	Fire Damaged 7-29-05	
845 So State St	16-07-152-011	St George Inn II, LLC	8 E Broadway St #400 Salt Lake City, Utah 84111	Residential 5-May	Active Demo	
644 So 600 E	16-06-480-022	DU Company Inc.	PO Box 65644 Salt Lake City, Utah 84165	Residential 5-Sep	vacant secure weeds	
506 S 800 E	16-05-351-029	Randall E & Dorothy	764 S 800 E #127	6-Mar	housing and junk	

		Bloomfield	SLC, UT 84102	Residential		
829 S 300 W	15-12-252-004	Cuong Chi Luong	255 S 1000 W	Residential	Closed by Health Dept.	
			SLC, Ut 84104	6-Feb	vacant secure	

CLOSED/BOARDED HOUSES/APARTMENTS IN SALT LAKE CITY by CITY COUNCIL DISTRICT

7/26/2006

Address	Sidwell No.	District #5 Owner	Owner's Address	Boarded*	Comments
1856 South Edison St.	16-18-308-011	Douglas C. Bott 486-1691	1863 S. State St. SLC, UT 84115-2075	1996 Residential	permit exp. 11/30/2004 BOA commercial appeal
420 E. Redondo Ave.	16-18-460-004	FirmLand Investment, Inc.	425 E. 2100 South SLC, UT 84115-2237	1990 Residential	Boarded
1247 S 1100 E.	16-08-477-064	Liberty Heights Properties	PO Box 521494 Salt Lake City, Utah	Aug-00 Commercial	Boarded no permit DRT new building
915-17 So Jefferson St	15-12-279-004	Greg Anderson	915 S Jefferson St Salt Lake City, Utah 84101	6/4/1999 Residential	No Permit to board
1380 S. W. Temple St	15-13-227-006	SNT Enterprises c/o Sattar N Tabriz	1370 South West Temple St. Salt Lake City, Utah 84115	1-Jun Residential	Application For Demo Conditional use
1163 So. West Temple St.	15-12-431-008	David R. & Deanna M. Williams	PO Box 25670 Honolulu, HI 96825	2-Nov Residential	Fire damage garage demolished
35 East Redondo Ave.	16-18-353-018	Katheryn J. Price	4848 So. Highland Dr. Salt Lake City, Utah 84117	3-Feb	Vacant/Secure
222 W Fayette Dr.	15-12-258-026	Tiffani & Mike Provost	3824 S Villa Dr SLC, Ut 84109	3-Jun Residential	Active rehab
415 E. 2100 So.	16-19-202-003	Firm Land Investment	425 E. 2100 So. Salt Lake City, UT 84115	3-Dec Residential	Fire Damage,
676 E Downington Ave	16-17-304-004	R&J Property Inv. c/o Rick Butterfield	1777 E. Carriage Park Cir. Salt Lake City, UT 84121	Jun-04 Residential	Vacant/ secure shows signs of settlement
121 W Lucy Ave	15-12-477-004	Mayann Gilbert	PO Box 1512	4-Sep	new owner

			Sandy, Utah	Residential	
140 W Lucy Ave	15-12-476-028	Sean T. Daley	140 W Lucy Ave SLC, Ut	4-Jun Residential	new owner Vacant/Secured
1032 S Jefferson St.	15-12-408-014	Michael Nilson & Anthony Salazr	161 Commonwealth Ave SLC, UT 84101	4-Sep Residential	on going rehab
1594 S State St.	16-18-157-011	Mike Vardakis	601 S State St Salt Lake City, Utah 84111	5-May Commercial	vacant secure
1046 So 400 W	15-12-328-008	Amalgamated Ent. Don Layton	220 So Banks Ct SLC, Ut 84102	5-May Commercial	Commercial, old warehouse transient issues, boarded
106 W Westwood Ave	15-13-478-034	John Mcentire	106 W Westwood Ave SLC, Ut 84115	Residential 5-Dec	Fire Demo Application, HAAB 7/12/06

CLOSED/BOARDED HOUSES/APARTMENTS IN SALT LAKE CITY by CITY COUNCIL DISTRICT

7/26/2006

District #6					
Address	Sidwell No.	Owner	Owner's Address	Boarded*	Comments
1316 E Downington Ave	16-17-430-001	Helen Udell	P O Box 11924	4-Mar	duplex
		%Roger Swensen	Salt Lake City, UT 84147	Residential	Vacant
1530 Canterbury Dr.	16-14105-006	Chad Hansen	6905 S 1300 E #104	4-Oct	partially boarded residential
			Cottonwood Hts, Ut	Residential	new owner 6/06
			84047		

Attachment E
Housing Trust Fund Ledger

HOUSING TRUST FUND LEDGER

<u>72-17004 - Federal</u>	<u>INCOME</u>	<u>CONTRACT</u>	<u>EXPENSE</u>	<u>OBJECT</u>	<u>BALANCE</u>	<u>DATE</u>	<u>DESCRIPTION</u>
		<u>ENCUMBER</u>		<u>CODE</u>			
loan payment	1,264.81			013875/1830	3,518,540.50	April	Second West Apts
loan payment	836.37			013875/1830	3,519,376.87	April	Jefferson Circle payment
loan payment	1,264.81			013875/1830	3,520,641.68	April	Loan Payment - Cap. Villa
loan payment	715.97			013875/1830	3,521,357.65	April	Loan Payment - Laurelwood
loan payment	1,264.81			013875/1830	3,522,622.46	April	Loan Payment - Escalante Apts.
loan payment	1,106.34			013875/1830	3,523,728.80	April	Trenton Apts Payment
loan payment	1,013.49			013875/1830	3,524,742.29	April	Westgate Apts - 60 units 264 S. Foss St.
loan payment	50.00			1830	3,524,792.29	April	Huntsman Loan
loan payment	554.60			013875/1830	3,525,346.89	April	Cedar Pointe/Park Place apts.
loan payment	987.80			013875/1830	3,526,334.69	April	Liberty Wells loan #1
loan payment	369.62			013875/1830	3,526,704.31	April	Liberty Wells loan #2
April interest	14,257.21			1830	3,540,961.52	April	Interest Allocation
loan payment	1,264.81			013875/1830	3,542,226.33	May	Second West Apts
loan payment	836.37			013875/1830	3,543,062.70	May	Jefferson Circle payment
loan payment	1,264.81			013875/1830	3,544,327.51	May	Loan Payment - Cap. Villa
loan payment	715.97			013875/1830	3,545,043.48	May	Loan Payment - Laurelwood
loan payment	1,264.81			013875/1830	3,546,308.29	May	Loan Payment - Escalante Apts.
loan payment	1,106.34			013875/1830	3,547,414.63	May	Trenton Apts Payment
loan payment	1,066.84			013875/1830	3,548,481.47	May	Westgate Apts - 60 units 264 S. Foss St.
loan payment	50.00			013875/1830	3,548,531.47	May	Huntsman Loan
loan payment	554.60			013875/1830	3,549,086.07	May	Cedar Pointe/Park Place apts.
loan payment	987.80			013875/1830	3,550,073.87	May	Liberty Wells loan #1
loan payment	369.62			013875/1830	3,550,443.49	May	Liberty Wells loan #2
May interest	14,946.10			1830	3,565,389.59	May	Interest allocation
loan payment	1,264.81			013875/1830	3,566,654.40	June	Second West Apts
loan payment	836.37			013875/1830	3,567,490.77	June	Jefferson Circle payment
loan payment	1,264.81			013875/1830	3,568,755.58	June	Loan Payment - Cap. Villa
loan payment	715.97			013875/1830	3,569,471.55	June	Loan Payment - Laurelwood
loan payment	1,264.81			013875/1830	3,570,736.36	June	Loan Payment - Escalante Apts.
loan payment	1,106.34			013875/1830	3,571,842.70	June	Trenton Apts Payment
loan payment	1,013.49			013875/1830	3,572,856.19	June	Westgate Apts - 60 units 264 S. Foss St.
loan payment	50.00			013875/1830	3,572,906.19	June	Huntsman Loan
loan payment	987.80			013875/1830	3,573,893.99	June	Liberty Wells loan #1
loan payment	369.62			013875/1830	3,574,263.61	June	Liberty Wells loan #2
loan payment	554.60			013875/1830	3,574,818.21	June	Cedar Pointe/Park Place apts.
June Interest	16,311.07			013875/1830	3,591,129.28	June	Interest allocation

RDA HOUSING TRUST FUND LEDGER

<u>72-60011-2590</u>	<u>INCOME</u>	<u>CONTRACT ENCUMBER</u>	<u>EXPENSE</u>	<u>OBJECT CODE</u>	<u>BALANCE</u>	<u>DATE</u>	<u>DESCRIPTION</u>
loan payment	2,772.99			013875/1830	736,413.47	March	Jefferson Apts.
loan payment	3,035.54			013875/1830	739,449.01	March	Kingswood Apartments
loan payment	592.68			013875/1830	740,041.69	March	Westgate II Apts.
loan payment	1,644.26			013875/1830	741,685.95	March	Bracken Dev. (Bigelow Apts.)
loan payment	1,447.00			013875/1830	743,132.95	March	Odyssey House
loan payment	590.25			013875/1830	743,723.20	March	Amberly Properties
April Interest	2,705.02			1830	746,428.22	March	interest allocation
loan payment	2,772.99			013875/1830	749,201.21	April	Jefferson Apts.
loan payment	3,035.54			013875/1830	752,236.75	April	Kingswood Apartments
loan payment	548.11			013875/1830	752,784.86	April	Westgate II Apts.
loan payment	1,644.26			013875/1830	754,429.12	April	Bracken Dev. (Bigelow Apts.)
loan payment	1,447.00			013875/1830	755,876.12	April	Odyssey House
loan payment	590.25			013875/1830	756,466.37	April	Amberly Properties
May Interest	2,897.76			1830	759,364.13	April	interest allocation
loan payment	2,772.99			013875/1830	762,137.12	May	Jefferson Apts.
loan payment	3,035.54			013875/1830	765,172.66	May	Kingswood Apartments
loan payment	592.68			013875/1830	765,765.34	May	Westgate II Apts.
loan payment	1,644.26			013875/1830	767,409.60	May	Bracken Dev. (Bigelow Apts.)
loan payment	1,447.00			013875/1830	768,856.60	May	Odyssey House
loan payment	590.25			013875/1830	769,446.85	May	Amberly Properties
June Interest	3,046.07			1830	772,492.92	May	interest allocation

Attachment F
Community Development Corporation
Quarterly Report

FEDERAL QUARTERLY ACCOMPLISHMENTS/STATUS REPORT

OISL (Own In Salt Lake) – DOWNPAYMENT ASSISTANCE ACTIVITIES – 4th Quarter (2005/2006)

DISTRIBUTION OF GRANT FUNDS

FUNDING SOURCE	AMOUNT ALLOCATED	# OF GRANTS TO BE FUNDED	# OF GRANTS FUNDED AS OF 7/1/05	# OF GRANTS AVAILABLE AS OF 7/1/05	# OF GRANTS FUNDED AS OF 6/30/06	PERCENTAGE OF GRANT SPENT	# OF GRANTS AVAILABLE AS OF 7/1/06
HOME 05/06	\$135,000.00	18 @ \$2,500 18 @ \$5,000	0	36	32	88%	4*
		36	0	36			

*3 of the 4 grants available as of 7/1/06 were closed by 7/15/06 with 1 grant remaining to be expended.

RECAPTURED FUNDS

2005/2006 FUNDING QUARTER	# of HOME Grants Recaptured and Funds Returned to City	# of CDBG Grants Recaptured & available for funding	# of Grants Funded with Recaptured CDBG funds.
1 st Quarter	8	2	0
2 nd Quarter	5	7	1
3 rd Quarter	4	4	2
4 th Quarter	8	2	0
TOTAL	25	15	3

TYPE OF HOMES PURCHASED WITH GRANT FUNDS

2005/2006 FUNDING QUARTER	Single-Family Detached	Condo	Townhomes	TOTAL
1 st Quarter	9	2		11
2 nd Quarter	3	1		4
3 rd Quarter	9	2		11
4 th Quarter	6	2	1	9
TOTAL	27	7	1	35

AREA LOCATION OF HOMES PURCHASED WITH GRANT FUNDS

2005/2006 FUNDING QUARTER	So. Central	Northeast	Glendale	Rosepark	Jackson	People's Freeway	Guadalupe	Poplar Grove	Onequa	TOTAL
1 st Quarter	1			3	1	2		3	1	11
2 nd Quarter	1		2	1						4
3 rd Quarter	1	1	3	4				2		11
4 th Quarter	1		4	3			1			9
TOTAL	4		9	8		2	1	5		35

Attachment G
Neighborhood Housing Services
Quarterly Report

Attachment H
Economic Update

THE ROCKY MOUNTAIN ECONOMY: UPDATE

May 2006

The economy of the Rocky Mountain region continued to expand during the first quarter of 2006, adding jobs at a rate not seen since 2000. In March 2006, nonfarm employment increased by 133,900 jobs or 2.8 percent compared with the same period a year ago. The rate of growth in Colorado during the past 12 months was 2.3 percent, or 50,400 jobs. Utah followed closely with 47,800 jobs, or a 4.2 percent increase. Major employment advances in the construction, trade and professional and business services sectors occurred in both states. Montana and Wyoming, supported by increases in the construction, and natural resources and mining sectors, gained 10,700 and 9,900 jobs, respectively. The steady growth in North Dakota and South Dakota of approximately 8,700 and 6,400 jobs, respectively, enhanced the strong performance for the region. Unemployment rates in all states in the region were less than the national rate of 4.7 percent. The seasonally adjusted unemployment rate as of March 2006 varied from 2.9 percent in Wyoming to 4.3 percent in Colorado.

The nation's payroll job total increased a healthy 200,000 jobs in March, while February increases were revised downwards. The data still shows a strong job picture. Except for manufacturing, most sectors saw substantial gains. A surprise was the addition of 42,000 jobs in the leisure industry. Construction raised another 9,000 jobs, following a 37,000 February gain. Natural resources rose 7,000. Over the last 12 months, the economy has added 2,054,000 jobs, which is very healthy for the low level of unemployment. Real GDP rebounded to a 4.8 percent annual rate in the first quarter 2006 after slowing to a 1.7 percent pace in the fourth quarter 2005. The acceleration in GDP growth primarily reflects an increase in the personal consumption of durable goods, equipment and software, and exports that were partly offset by a downturn in private inventory investment. The pace of new-home construction continued its orderly cool-down in March, dipping 7.8 percent for the month. This follows a temporary surge in January and February caused in part by unseasonably pleasant winter weather across the nation. Builders are seeing a softening in demand because of higher interest rates, affordability issues, and a reduced presence of investors in the housing market. Building permit activity in the region through March was down by 2.1 percent from the same time period last year. Single-family construction was off by 4.3 percent but was partially offset by an 8 percent increase in multifamily permits, primarily in Colorado.

An active March pushed existing single-family home sales in the Denver area 13 percent ahead of last year's pace and average price was up a healthy 6.8 percent. Contrary to these positive characteristics of a healthy market – increasing sales and prices – is the escalating supply of inventory on the market. Active listings, as of March 2006, are up by 22 percent from a year ago, and are at the highest level in 2 years. Despite this unsettling trend, the existing home sales market is expected to remain healthy because of strong employment growth and a reduction in new home construction. Existing home sales for the nation edged up in March but were 0.7 percent below the level in March 2005. Fourth quarter 2005 data indicates a slight increase in the single-family foreclosure rates for both the region and the nation. Colorado, with a foreclosure rate of 1.17 percent, increased the most in the region, but the increase was mostly offset by a decrease in Utah. The 0.96 percent recorded in Utah was the first time the rate has been below the U.S. rate since 2000.

U.S. consumer prices were reasonably calm in March, increasing by 3.4 percent from a year ago despite energy price pressures. The 0.3 percent rise, however, in the core rate (excluding energy and food items) to 2.1 percent was a bit more than expected and is slightly above the Fed's 1.5 to 2.0 percent unofficial target range. This prompted the Federal Reserve to increase interest rates on May 10, 2006. While leaving the door open to a pause, the Fed said it would keep raising them if necessary to check inflation. Average mortgage interest rates increased 84 basis points from a year ago to 6.59 percent.

ROCKY MOUNTAIN ECONOMIC INDICATORS

26-Jul-06

Indicator	Data as of	Most Recent Mth./Qtr.	Previous Mth./Qtr.	Year Ago	Change	
					Last Mth/Qtr	Year Ago
Nonfarm Employment (seasonally adjusted):						
Colorado	March-06	2,263.5	2,254.9	2,213.1	0.4%	2.3%
Montana	March-06	428.3	425.1	417.6	0.8%	2.6%
North Dakota	March-06	349.8	349.0	343.4	0.2%	1.9%
South Dakota	March-06	396.9	396.2	388.2	0.2%	2.2%
Utah	March-06	1,183.0	1,175.9	1,135.2	0.6%	4.2%
Wyoming	March-06	271.1	269.1	262.2	0.7%	3.4%
Rocky Mountain Region	March-06	4,892.6	4,870.2	4,759.7	0.5%	2.8%
United States	March-06	134,930.0	134,730.0	132,876.0	0.1%	1.5%
Unemployment Rate (seasonally adjusted):						
Colorado	March-06	4.3	4.3	5.2	0.0	-0.9
Montana	March-06	3.4	3.7	4.1	-0.3	-0.7
North Dakota	March-06	3.2	3.4	3.4	-0.2	-0.2
South Dakota	March-06	3.3	3.5	3.9	-0.2	-0.6
Utah	March-06	3.4	3.8	4.3	-0.4	-0.9
Wyoming	March-06	2.9	3.3	3.1	-0.4	-0.2
United States	March-06	4.7	4.8	5.1	-0.1	-0.4
GDP Growth Rate - United States	1st qtr 06	4.8	1.7	3.8	na	na
U.S. Housing Starts (Annual rate)	March-06	1,960,000	2,126,000	1,833,000	-7.8%	6.9%
Residential Building Permits:						
Colorado	YTD-March-06	10,162	na	9,754	na	4.2%
Montana	YTD-March-06	782	na	890	na	-12.1%
North Dakota	YTD-March-06	203	na	606	na	-66.5%
South Dakota	YTD-March-06	1,070	na	924	na	15.8%
Utah	YTD-March-06	5,513	na	5,850	na	-5.8%
Wyoming	YTD-March-06	566	na	674	na	-16.0%
Rocky Mountain Region	YTD-March-06	18,296	na	18,698	na	-2.1%
Apartment Vacancy Rates:						
Colorado Springs MSA	1st qtr 06	8.4	9.2	11.6	-0.8	-3.2
Denver/Boulder area	1st qtr 06	7.4	7.9	9.3	-0.5	-1.9
Salt Lake City MSA	1st qtr 06	6.2	5.7	6.8	0.5	-0.6
United States	1st qtr 06	9.5	9.6	10.1	-0.1	-0.6
Existing Home Sales: Denver PMSA						
Active Listings	March-06	19,642	18,201	16,111	7.9%	21.9%
Number of Sales	YTD-March-06	8,179	na	7,237	na	13.0%
Average Price	YTD-March-06	\$309,265	na	\$289,692	na	6.8%
Existing Home Sales: United States						
Annual Rate of Sales (SA)	March-06	6,920,000	6,900,000	6,970,000	0.3%	-0.7%
Average Price	March-06	\$266,000	\$264,000	\$254,000	0.8%	4.7%
Single Family Foreclosure Rate:						
Rocky Mountain	4th qtr 05	1.00	0.99	1.08	0.01	-0.08
United States	4th qtr 05	0.99	0.97	1.15	0.02	-0.16
Consumer Price Index - All Items:						
Denver-Boulder CMSA	2nd Half 05	192.6	na	187.4	na	2.8%
United States	YTD-March-06	199.8	na	193.2	na	3.4%
Mortgage Interest Rate:	May-06	6.59	6.21	5.75	0.38	0.84