

**FILE NUMBER:** Z178-343 (AR)

**DATE FILED:** July 19, 2018

**LOCATION:** Generally bounded by lots on both sides of Llano Avenue, Skillman Street, the lots on both sides of Belmont Avenue (excluding the south side of Belmont Avenue between Greenville Avenue and Matilda Street), and Greenville Avenue

**COUNCIL DISTRICT:** 14

**MAPSCO:** 36 T

**SIZE OF REQUEST:** Approx. 125 acres

**CENSUS TRACT:** 11.01

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**REQUEST:** A City Plan Commission authorized hearing to determine proper zoning on property zoned Conservation District No. 12, the Belmont Addition Conservation District with Modified Delta Overlay No. 1 on a portion, with consideration given to amending the density requirements to allow accessory dwelling units as regulated in Section 51A-4.510.

**SUMMARY:** The purpose of this authorized hearing is to consider amending density requirements to allow accessory dwelling units as regulated in Section 51A-4.510.

**STAFF RECOMMENDATION:** Approval, subject to conditions.

**Conservation District No. 12:**

[https://dallascityhall.com/departments/sustainabledevelopment/historicpreservation/DC H%20documents/pdf/25530.pdf](https://dallascityhall.com/departments/sustainabledevelopment/historicpreservation/DC%20documents/pdf/25530.pdf)

**BACKGROUND INFORMATION:**

- On March 24, 2004, the City Council passed Ordinance No. 25530 which established Conservation District No. 12, the Belmont Addition Conservation District.
- On June 27, 2018, the City Council passed Ordinance No. 30930 which established a Board of Adjustment process to request a special exception to allow addition dwelling units and Ordinance No. 30931 which established the accessory dwelling unit overlay process.
- On August 16, 2018, the City Plan Commission initiated an authorized hearing on Conservation District No. 12 to consider amending density requirements to allow accessory dwelling units as regulated in Section 51A-4.510.
- On October 1, 2018, staff held a community meeting to inform property owners of current CD No. 12 zoning regulations, the authorized hearing process, and the proposed amendments for consideration. Approximately 24 people attended.

**Zoning History:** There have been four zoning cases and four Board of Adjustment cases in the vicinity within the last five years.

1. **BDA178-092:** On September 18, 2018, the Board of Adjustment Panel A granted a special exception to the rear yard setback regulations of 2' 4" for a handicapped accessible structure for property at 5722 Velasco Avenue.
2. **Z178-186:** On April 25, 2018, the City Council created a Demolition Delay Overlay for nearby properties that also included the area of request. A demolition delay overlay district is intended to encourage the preservation of historically significant buildings that are not located in a historic overlay district by helping the property owner identify alternatives to demolition.
3. **BDA178-031:** On March 21, 2018, the Board of Adjustment Panel B affirmed the decision of the building official and denied the applicant's request of an appeal of an administrative official's decision to deny work for fence replacement not meeting the Conservation District No. 12 criteria for property at 6007 Belmont Avenue.
4. **BDA167-070:** On June 20, 2017, the Board of Adjustment Panel A granted a variance to the front yard setback regulations of 15' for property at 2815 Greenville Avenue.
5. **Z145-140:** On October 6, 2016, the City Plan Commission recommended denial without prejudice of an application for a Specific Use Permit for a tower/antenna for cellular communication limited to a monopole cellular tower. The applicant did not appeal.
6. **Z145-363:** On January 13, 2016, the City Council approved an application for a Specific Use Permit for a period of three years for a tower/antenna for cellular communication limited to a monopole cellular tower.

7. **Z145-274:** On September 17, 2015, the City Plan Commission recommended denial without prejudice of an application for a Specific Use Permit for a tower/antenna for cellular communication limited to a monopole cellular tower. The applicant did not appeal.
8. **BDA145-023:** On February 19, 2015, the Board of Adjustment Panel C denied the request for a special exception to the side yard setback regulations of 10' for a carport for property at 5837 Belmont Avenue.

**Thoroughfares/Streets:**

Thoroughfare/Street	Type	Existing Dimension and ROW
Llano Avenue	Local Street	2 lane undivided, Variable width ROW
Skillman Street	Community Collector	4 lane undivided, 50' ROW
Belmont Avenue	Local Street	2 lane undivided, Variable width ROW
Greenville Avenue	Principal Arterial	2 lane undivided, Variable width ROW

**Comprehensive Plan:**

The forwardDallas! Comprehensive Plan was adopted by the City Council in June 2006. The forwardDallas! Comprehensive Plan outlines several goals and policies which can serve as a framework for assisting in evaluating the applicant's request.

The proposed zoning meets the following goals and objectives of the comprehensive plan:

**LAND USE ELEMENT**

GOAL 1.1 ALIGN LAND USE STRATEGIES WITH ECONOMIC DEVELOPMENT PRIORITIES

Policy 1.1.5 Strengthen existing neighborhoods and promote neighborhoods' unique characteristics.

**ECONOMIC ELEMENT**

GOAL 2.5 FOSTER A CITY OF GREAT NEIGHBORHOODS

Policy 2.5.1 Promote strong and distinctive neighborhoods to enhance Dallas' quality of life.

URBAN DESIGN

GOAL 5.2 STRENGTHEN COMMUNITY AND NEIGHBORHOOD IDENTITY

Policy 5.2.1 Maintain neighborhood scale and character.

Policy 5.2.2 Promote the character of the city's significant districts, linkages and areas.

**Comprehensive Housing Policy:**

The Comprehensive Housing Policy, adopted by City Council on May 9, 2018, identified accessory dwelling units as a recommended tool to support the Housing Policy goals.

**Neighborhood Plus Plan:**

The City Council adopted the Neighborhood Plus Plan in 2015 which identifies gaps in affordable housing in the Dallas area.

Neighborhood Plus Plan's recommended policies include:

- **Policy 5.1** Encourage a wider range of well-designed and affordable housing types as a response to emerging homeownership preferences.
- **Policy 6.2** Expand affordable housing options and encourage its distribution throughout the city and region.

**Market Value Analysis:**

Market Value Analysis (MVA), is a tool to aid residents and policy-makers in understanding the elements of their local residential real estate markets. It is an objective, data-driven tool built on local administrative data and validated with local experts. The analysis was prepared for the City of Dallas by The Reinvestment Fund. Public officials and private actors can use the MVA to more precisely target intervention strategies in weak markets and support sustainable growth in stronger markets. The MVA identifies nine market types (A through I) on a spectrum of residential market strength or weakness. As illustrated in the attached MVA map, the colors range from purple representing the strongest markets to orange, representing the weakest markets. The area of request is located within Category C of the MVA.

**Surrounding Land Use:**

	<b>Existing Zoning</b>	<b>Land Use</b>
<b>Site</b>	CD No. 12, CD No. 12-MD-1	Single family, Duplex, Multifamily, Fire station
<b>North</b>	R-7.5(A), R-7.5(A)-MD-1, CR-MD-1	Single family, Financial Institution with Drive-in Window, Personal Service, Restaurant without Drive-in Service
<b>East</b>	R-7.5(A)	Single family, Public Park
<b>South</b>	R-7.5(A), PD No. 167, PD No. 842-MD-1	Single family, Multifamily, Restaurant without Drive-in Service, General Merchandise or Food Store >3,500 Sq. Ft
<b>West</b>	CD No. 15, CD No. 15-MD-1, MF-3(A)	Single family, Multifamily

**GENERAL INFORMATION/STAFF ANALYSIS:**

General Overview:

An Accessory Dwelling Unit (ADU) is a rentable additional dwelling unit, subordinate to the main unit, located on a building site with a single family use.

Beginning in 1929 with the City’s first zoning ordinance, dwelling districts allowed both single family and two family dwellings. After 1946, additional dwelling units were allowed in the newly created single family districts only as "bona fide servant’s quarters not for rent." In 1965, the terminology changed and the additional units were called guest houses (without kitchens) or servant's quarters and neither could be rented. By 1973, additional dwelling units were only allowed by Board of Adjustment (BDA) approval and not for rental. From the late 1980’s to present, if BDA approves an additional dwelling unit the property owner is required to deed restrict the subject property to prevent use of the additional dwelling unit as rental accommodations.

The Belmont Addition Conservation District has a variety of significant architectural styles including, Craftsman, Colonial Revival, Prairie, and Tudor style homes. The predominant type of architecture in the area is Craftsman. The Belmont Addition Conservation District was created to maintain the neighborhood’s distinctive aesthetic appeal and charm crafted by nearly century-old houses.

Conservation Districts are intended to conserve the architectural and physical characteristics of a neighborhood and preserve, to the greatest extent possible, a neighborhood’s existing sense of place.

Staff Analysis:

This is the first neighborhood to consider allowing accessory dwelling units since the passage of the Accessory Dwelling Unit Overlay District ordinance in June 2018. The

authorized hearing to consider changing the density requirements to allow accessory dwelling units was called because of the inability to proceed with the ADU Overlay process due to the existing CD No. 12 density regulations which do not allow the number of dwelling units on a lot to be increased.

The purpose of this authorized hearing is to amend the density requirements in CD No. 12 to allow accessory dwelling units as regulated in Section 51A-4.510, the ADU Overlay regulations. The proposed amendments to the density would allow accessory dwelling units to be located, as regulated in Section 51A-4.510, on a building site with a single family use. Accessory dwelling units in CD No. 12 would be subject to the regulations in Section 51A-4.510 and the existing CD No. 12 regulations, as applicable.

Section 51A-4.510 ADU Regulations:

- Accessory dwelling unit may not be sold separately from the main building
- If one dwelling unit is used as rental accommodation, property owner must reside on the lot, occupying either the primary dwelling unit or the ADU. The owner may be absent for one year with director approval
- A lot with an ADU may be supplied and metered by no more than two electrical services and meters
- If one dwelling unit is used as rental accommodation, the rental unit must be registered in the city single family rental program
- ADU may be attached or detached from the main single family structure
- Maximum number of stories for an ADU is one
  - If detached:
    - Cannot be located in front of the main structure
    - Minimum floor area of 200 square feet
    - Maximum floor area of the ADU cannot exceed 700 square feet or 25 percent of the floor area of the main structure, whichever is greater
    - Maximum height of the ADU cannot exceed the height of the main dwelling unit
    - If ADU is located above the garage, the height of the structure containing the ADU cannot exceed the zoning district height
    - If the height of the structure containing ADU is over 15 feet, setbacks of the zoning district shall be maintained
    - If the height of the structure containing ADU is less than 15 feet and located in the rear 30 percent of the lot, a minimum three foot side yard setback must be provided
    - If the height of the structure containing ADU is less than 15 feet, a minimum three foot rear yard setback must be provided

- If attached:
  - floor area of the ADU cannot exceed 700 square feet or 25 percent of the floor area of the main use, whichever is greater
- Parking:
  - At least one off-street parking space is required for an ADU. This is in addition to the minimum required off-street parking for the single family residence. Except that:
    - No additional parking is required if the ADU is located within 1,200 feet of a DART bus or transit stop

CD No. 12 Accessory Structures Regulations:

- Must be located to the rear of the main structure
- Attached or detached garages must be located to the rear of the main structure
- Exception from the rear location for accessory structures for five properties where the existing main structure is located toward the rear of the lot
- Color, style, design, and material of accessory structure that is visible from the street must be compatible with the main structure
- Roof slope of the accessory structure must match or comply with the architectural standard of the roof slope for the main structure if visible from the street
- If height of accessory structure is over 15 feet, minimum three foot side yard setback is required
- If height of accessory structure is less than 15 feet, no side yard setback is required
- On corner lots, accessory structures may not be located closer to the cornerside lot line than the main structure
- Accessory structure may not overhang on adjacent property
- Minimum side yard setback for garages that enter from a side street is 20 feet
- If height of accessory structure is over 15 feet, minimum five foot rear yard setback is required
- If height of accessory structure is less than 15 feet, minimum three foot rear yard setback is required
- Minimum rear yard setback for all garages, except car ports, that enter from the alley is 20 feet
- Replacement accessory structure may be built in the rear yard in the same location as an existing accessory structure even if it does not comply with the rear yard setback requirements, provided it does not project into the public right-of-way
- Existing accessory structures that are not located to the rear of the main structure may be repaired, or maintained but may not be altered, enlarged, or replaced

Conflicts:

If there is a conflict with Section 51A-4.510, the ADU Overlay regulations and Section (d)(16) of CD No. 12, the regulations in Section (d)(16) control. Staff recommends that

the CD No. 12 accessory structures regulations control if there is a conflict with the ADU Overlay regulations to ensure the intent of the existing CD No. 12 regulations are met.

<b>Comparison</b>	<b>ADU Overlay regulations (Section 51A-4.510)</b>	<b>CD No. 12 – Accessory structure regulations (Section (d)(16))</b>
Location of ADU/Accessory Structure	ADU may not be located in front of a main structure (unless granted BDA special exception)	Must be located to the rear of the main structure (exception for five properties listed in ordinance)
Style and Materials	No regulations	Color, style, design, and materials of accessory structure that are visible from street must be compatible with main structure
Roof slope	No regulations	If visible from street, accessory structure must either match roof slope of main structure or comply with the architectural standards for the roof slope of the main structure
Side yard setback (ADU/accessory structure less than 15')	If less than 15' in height and located in rear 30% of lot, minimum side yard is 3'	If less than 15' in height, no side yard setback (additional regulations apply)
Rear yard setback (ADU/accessory structure less than 15')	If less than 15' in height, minimum rear yard is 3'	If less than 15' in height, minimum rear yard is 3' (additional regulations apply)
Side and rear yard setback (ADU/accessory structure more than 15')	If more than 15' in height, ADU must comply with side and rear yard setbacks in base zoning	If more than 15' in height, minimum 3' side yard setback and 5' rear yard setback



Parking:

The CD No. 12 off-street parking regulations follow the use regulations in Section 51A-4.200. For a single family use in CD No. 12, one off-street parking space is required. The off-street parking regulations in Section 51A-4.510, the ADU Overlay regulations, require a minimum of one off-street parking space for an ADU unless the ADU is located within 1,200 feet of a DART bus or transit stop which in that case, no off-street parking is required. All single family properties in CD No. 12, which are eligible for an ADU, are within 1,200 feet of a DART bus or transit stop, meeting the distance requirement and therefore not required to provide off-street parking for an ADU.

**STAFF'S RECOMMENDED CONDITIONS**

**EXHIBIT A Section (d)**

- (d) Development standards. Except as otherwise provided, the development standards of the R-7.5(A) Single Family District apply. Except as provided in the architectural standards for specific styles, the following development standards apply to the entire lot.
- (1) Use.
- (A) Except for existing duplex uses and existing multifamily uses, the only use allowed is single-family.
- (B) Existing duplex uses and existing multifamily uses are legal nonconforming uses. Existing duplex uses and existing multifamily uses are identified in Exhibit B.
- (2) Accessory uses. As a general rule, an accessory use is permitted in any district in which the main use is permitted. Some specific types of accessory uses, however, due to their unique nature, are subject to additional regulations in Section 51A-4.217. For more information regarding accessory uses, consult Section 51A-4.217.
- (3) Front yard.
- (A) Minimum front yard is the average of the front yard of the contributing main structures on the block face as listed in Exhibit B.
- (B) No more than 30 percent of the front yard may be paved or covered with hardscape.
- (C) The parkway may not be paved or hardscaped except for curb cuts and sidewalk extensions.
- (4) Side yard. Minimum side yard for main structures is five feet on the one side and 10 feet on the other side.
- (5) Rear yard. Minimum rear yard for main structures is 20 feet on Llano Avenue, 30 feet on Velasco Avenue, 40 feet on Palo Pinto Avenue and Goliad Avenue, and 50 feet on Belmont Avenue.
- (6) Density.

- (A) The number of dwelling units on a lot may not be increased except to allow an accessory dwelling unit to be located, as regulated in Section 51A-4.510, on a building site with a single family use.
  - (B) If an existing duplex use is converted to a single family use, the only use allowed thereafter is single-family.
  - (C) If the number of dwelling units in an existing multifamily use is reduced, the number of dwelling units may not thereafter be increased.
- (7) Floor area ratio. No maximum floor area ratio.
- (8) Height. Except where a lesser height is provided in this exhibit (for example, fences), maximum height for all structures is 30 feet.
- (9) Lot coverage. Maximum lot coverage is 40 percent for new construction and non-original structures. Maximum lot coverage is 45 percent for original (1945 or earlier) structures. See Exhibit B.
- (10) Lot size. Minimum lot size is 7,500 square feet.
- (11) Stories.
- (A) Maximum number of stories above grade is two stories for Colonial Revival, Craftsman, and Prairie structures. Maximum number of stories above grade is one-and-one-half stories for Tudor structures. Maximum number of stories above grade is two stories for noncontributing structures. See Exhibit B.
  - (B) The second story of Craftsman structures must be setback a minimum of five feet from the main plane of the front facade, and may not be more than 70 percent of the floor area of the first story.
- (12) Off-street parking and loading.
- (A) Consult the use regulations in Division 51A-4.200 for the specific off-street parking/loading requirements for each use.
  - (B) Porte cocheres may not be enclosed.
- (13) Environmental performance standards. See Article VI, "Environmental Performance Standards".
- (14) Landscaping. See Article X, "Landscape and Tree Preservation Regulations".

(15) Signs. See Article VII, "Sign Regulations." This district is considered to be a non-business zoning district for purposes of sign regulations.

(16) Accessory structures. Except as provided in this subsection, the regulations for accessory dwelling units in Section 51A-4.510 apply.

(A) Location.

- (i) Accessory structures must be located to the rear of the main structure.
- (ii) Garages, whether attached or detached, must be located to the rear of the main structure.
- (iii) The following properties, where the existing main structure is located toward the rear of the lot, may have accessory structures in front of the main structure, provided required setbacks are met, and provided that the accessory structures may only be built or remodeled in the Colonial Revival, Craftsman, Prairie, or Tudor style in compliance with the architectural standards for that style, or in its original (1945 or earlier) architectural style:

5919 Llano  
5714 Velasco  
5947 Velasco  
6001 Velasco  
6009 Velasco

If the existing main structure on these properties is demolished, any new construction must comply with the development standards in (d), "development standards," above, with any accessory structures located to the rear of the main structure.

(B) Style and materials. The color, style, design, and materials of accessory structures that are visible from a street must be compatible with the main structure.

(C) Roof slope. If an accessory structure is visible from a street, the slope of the roof must either match the roof slope of the main structure or comply with the architectural standard for the roof slope for the style of the main structure.

(D) Side yard setback.

- (i) Except as provided in this subsection, accessory structures over 15 feet in height must have a minimum three-foot side yard setback.
- (ii) Except as provided in this subsection, there is no required side yard setback for accessory structures 15 feet or less in height.
- (iii) On corner lots, accessory structures may not be located closer to the cornerside lot line than the main structure.
- (iv) No part of an accessory structure may overhang adjacent property.
- (v) The minimum side yard setback for garages that enter from a side street is 20 feet.

(E) Rear yard setback.

- (i) Except as provided in this subsection, accessory structures over 15 feet in height must have a minimum five-foot rear yard setback.
- (ii) Except as provided in this subsection, accessory structures 15 feet or less in height must have at a minimum three-foot rear yard setback.
- (iii) The minimum rear yard setback for all garages, except car ports, that enter from the alley is 20 feet.
- (iv) A replacement accessory structure may be built in the rear yard in the same location as an existing accessory structure, even if it does not comply with the rear yard setback requirements of this subsection, provided it does not project into the public right-of-way.

(F) Existing accessory structures. Existing accessory structures that are not located to the rear of the main structure may be repaired or maintained, but may not be altered, enlarged, or replaced.

(17) Drainage. No lot-to-lot drainage is allowed.

(18) Driveways and curbing.

- (A) An interior lot may have driveway access from either the front street or alley, but not both. A corner lot may have driveway access from either the front street or a side street, but not both.
  - (B) Driveways must be constructed of brick, concrete, stone, or similar materials.
  - (C) Ribbon driveways are allowed.
  - (D) Circular driveways are not allowed.
  - (E) The driveway entry must be between eight and 10 feet wide.
  - (F) On corner lots, a driveway entry on the side street may be up to 24 feet wide if it is located behind the rearmost corner of the main structure and provides access to a garage.
- (19) Fences.
- (A) Fences are not allowed in the front yard.
  - (B) Fences in the side yard must be set back at least five feet from the main plane of the front facade.
  - (C) Fences may be constructed of brick, chain link, stone, wood, wrought iron, or a combination of these materials.
  - (D) Fences in side yards may not exceed six feet in height.
  - (E) Fences in cornerside yards abutting Greenville Avenue, Matilda Street, or Skillman Street may not exceed nine feet in height.
  - (F) Fences in rear yards may not exceed nine feet in height.
- (20) Front facade.
- (A) The facade of a main structure containing the main entrance may not face a side street.
  - (B) Satellite dishes may not be mounted on the front facade.
- (21) Foundations. Foundations must be raised at least 12 inches above grade.
- (22) Porches. Porches must have a minimum depth of eight feet.
- (23) Retaining walls.

- (A) Retaining walls may not be more than six inches above the soil being retained.
  - (B) Retaining walls must be constructed of reinforced masonry.
- (24) Roofing materials.
- (A) Corrugated plastic roofing is not allowed.
  - (B) Except as provided in the architectural standards for specific styles, built-up, membrane, rolled, and tar-and-gravel roofing is allowed only on roofs with a slope of 10 degrees or less.
- (25) Slope.
- (A) The existing slope of a lot must be maintained. This provision does not prevent minor grading as necessary to allow construction, prevent lot-to-lot drainage, or match the slope of contiguous lots.
  - (B) A driveway with retaining walls may be cut into the slope of a lot provided that the driveway is straight.
  - (C) For purposes of this subsection, “slope” means any change in elevation from the front lot line to the rear lot line or from a side lot line to the other side lot line.
- (26) Steps. Existing rolling or waterfall steps leading from the sidewalk to the main structure must be retained, except that when existing rolling or waterfall steps are damaged and must be replaced, the replacement must match the rolling or waterfall steps.
- (27) Walkways.
- (A) Walkways must be constructed of concrete, brick, stone, or a similar material.
  - (B) Walkways must lead to the front porch or front entrance.
  - (C) Walkways may be straight or curved.
- (28) Windows. The following applies to the front facade and cornerside facade.
- (A) Only transparent glass, stained glass, or leaded glass is allowed in windows.

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- (B) Non-wood (metal or vinyl) window frames must have a finish that is indistinguishable from the finish on wood windows.
- (C) Glass block may not be used on front facades. On the cornerside facade, glass block may be used only in bathroom windows or sidelights.
- (D) Windows must be typical of the style of the structure. See Exhibit B.



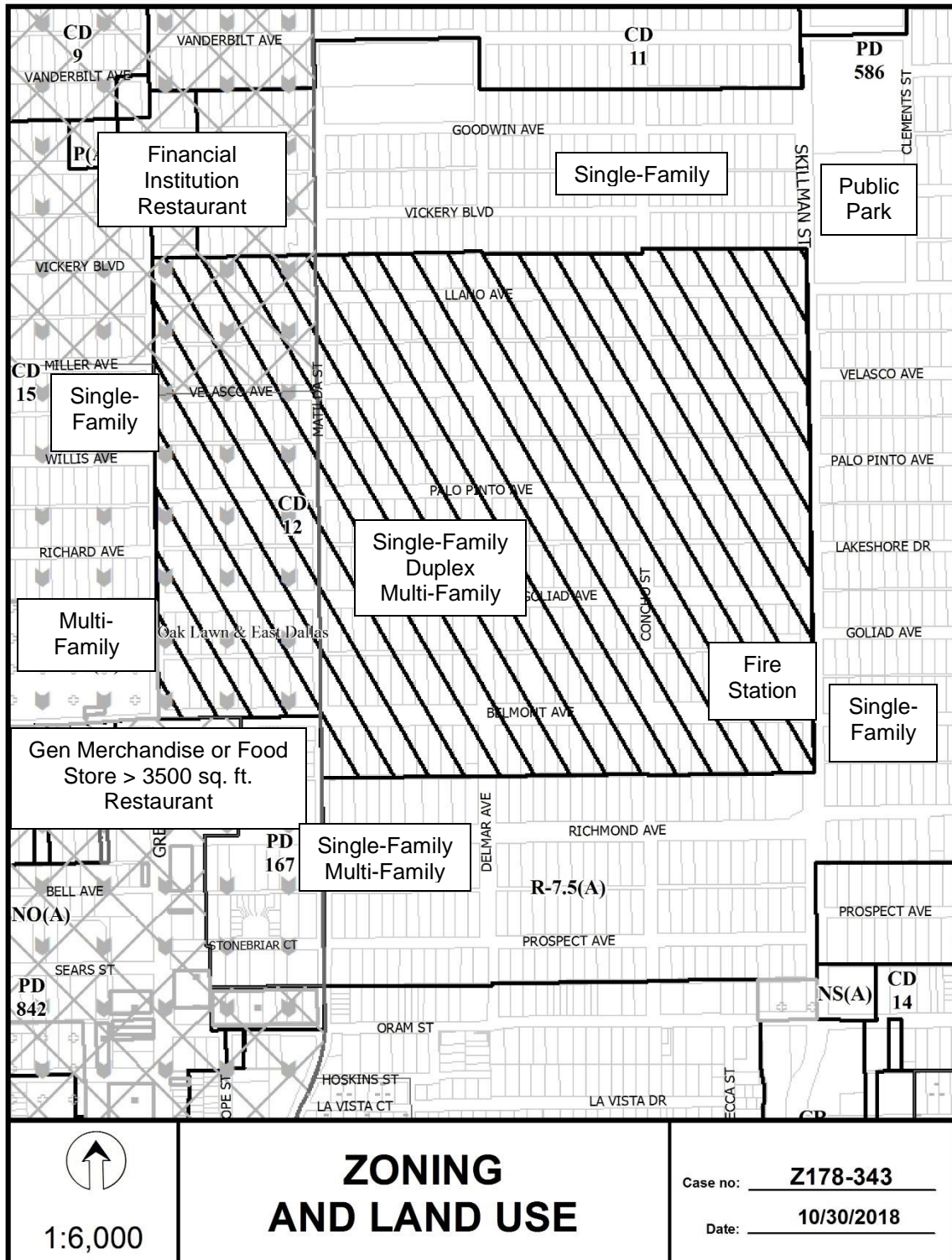


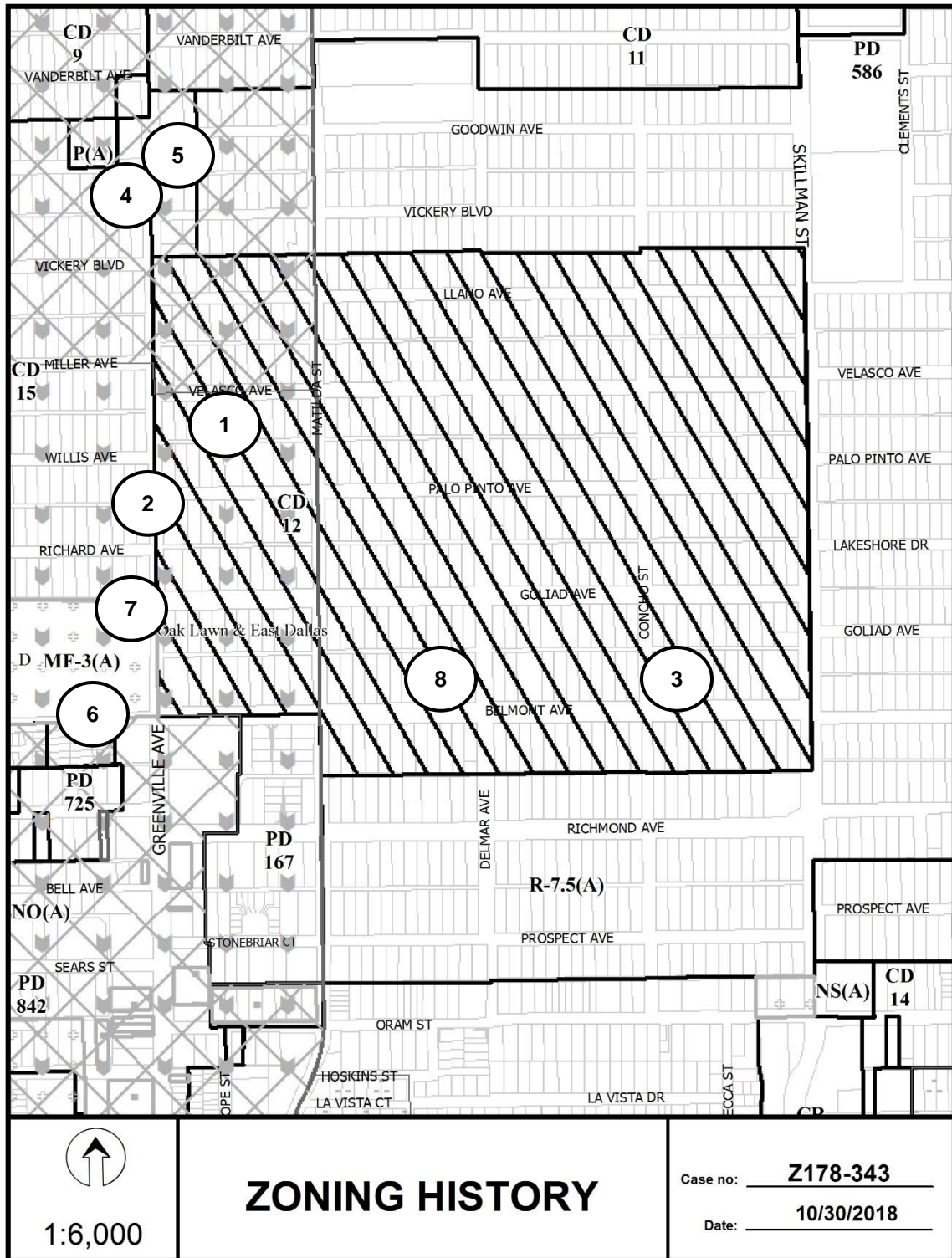


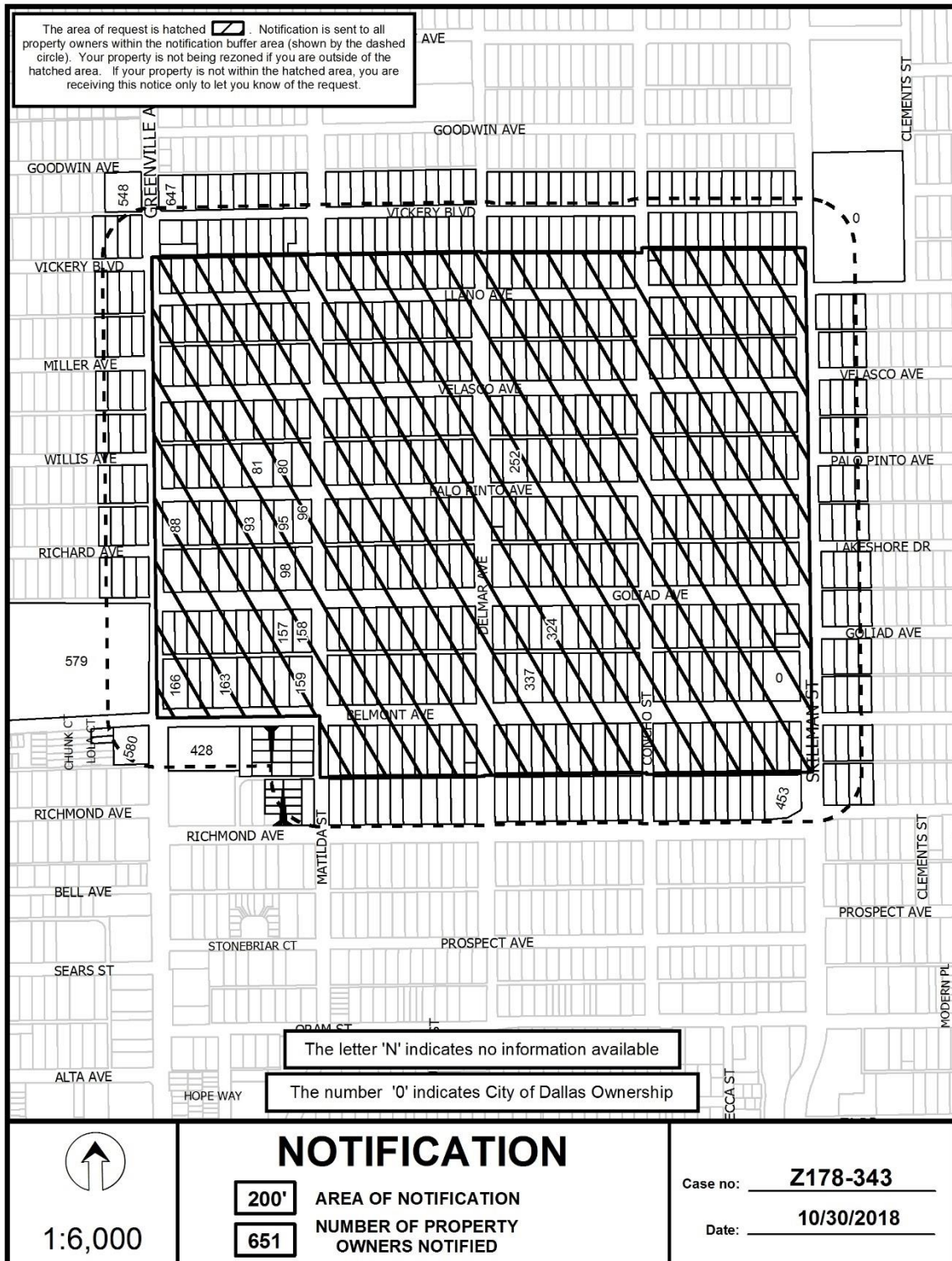
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10/30/2018

***Notification List of Property Owners******Z178-343******651 Property Owners Notified***

<b><i>Label #</i></b>	<b><i>Address</i></b>	<b><i>Owner</i></b>
1	5700 LLANO AVE	KEIMER TRACEY A
2	5706 LLANO AVE	COUSINS WILLIAM RANDALL & RENEE ELIZABETH
3	5710 LLANO AVE	GULDEN YOO EUN EMILY
4	5714 LLANO AVE	HUDSON KEVIN & CHRISTINA
5	5718 LLANO AVE	MATTHEWS R TRAVIS &
6	5730 LLANO AVE	GOODE DAWN MARIE
7	5732 LLANO AVE	WILLIAMS STUART & LEAH
8	5740 LLANO AVE	SMITH ANDEW K
9	5746 LLANO AVE	LOTT AMY E
10	5739 VELASCO AVE	ZIN LIN M & DOANH K LUONG
11	5735 VELASCO AVE	SBRJWM LTD
12	5731 VELASCO AVE	GUYNES JASON D
13	5727 VELASCO AVE	LARREMORE DONNA F
14	5721 VELASCO AVE	TREECE RUSSELL
15	5719 VELASCO AVE	SILVA MICHAEL & SUSAN
16	5715 VELASCO AVE	ZINSER LUIS G & EMILY A
17	5709 VELASCO AVE	LONG C BRENT &
18	5705 VELASCO AVE	FREEDMAN TAMRA
19	5701 VELASCO AVE	BAIN P LINDLEY
20	5800 LLANO AVE	WIDELL CHRISTOPHER & JENNIE HAYES
21	5806 LLANO AVE	CROUCH JAMES W JR
22	5810 LLANO AVE	ALEXANDER FAMILY TRUST THE
23	5814 LLANO AVE	FOSS ELIZABETH
24	5818 LLANO AVE	WILLIAMS MICHAEL D &
25	5824 LLANO AVE	SHETTY RAJESH &
26	5826 LLANO AVE	SMITH EVAN E & KATHERINE B

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
27	5828 LLANO AVE	STEWART JOSEPH M & SALLY P
28	5832 LLANO AVE	SCHORLEMER PROPERTIES LLC &
29	5836 LLANO AVE	DELGADO JANEY
30	5842 LLANO AVE	BYRD BLAKE & NINA
31	5846 LLANO AVE	CALLAHAN COURTNEY V
32	5847 VELASCO AVE	PLECKAITIS JOHN T &
33	5841 VELASCO AVE	WONG LAWRENCE & YOOJIN KIM
34	5837 VELASCO AVE	CRYPTON LTD
35	5833 VELASCO AVE	SYKES ANDREW
36	5831 VELASCO AVE	SCOTTHARRIS JANET L
37	5827 VELASCO AVE	MCNAMARA DONNA K & TIMOTHY J
38	5821 VELASCO AVE	PEARSON DEREK & WHITE BROOKE
39	5819 VELASCO AVE	BURGER STAN R
40	5815 VELASCO AVE	INBODEN LYDIA N
41	5811 VELASCO AVE	SHAMPAIN RICHARD H
42	5807 VELASCO AVE	PROVENCAL TERRI A
43	5803 VELASCO AVE	HAYES OWEN
44	5802 VELASCO AVE	ROBERTS SARAH E &
45	5806 VELASCO AVE	DINETT KATIE CRISTINA & ANDREW
46	5810 VELASCO AVE	BONNEY SAMUEL R
47	5814 VELASCO AVE	BARNARD RITA L
48	5818 VELASCO AVE	FARLEY PATRICK T
49	5820 VELASCO AVE	CLARK KATHARINE
50	5826 VELASCO AVE	SIEBER DONALD L & CONSTANCE I
51	5828 VELASCO AVE	SERIES 1
52	5834 VELASCO AVE	OLSEN YVAUN E
53	5838 VELASCO AVE	HARPER TERI
54	5842 VELASCO AVE	FALCO PIERRE A & OLIVE ANGELA
55	5846 VELASCO AVE	BENNETT BILL D CONSTRUCTION INC
56	5847 PALO PINTO AVE	ALLEN THOMAS FENTON JR & VIRGINIA BONNER MEAD
57	5841 PALO PINTO AVE	JHR INTERESTS CORP



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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
58	5839 PALO PINTO AVE	GARCIA GILBERT GREGORY & CARRIE GRAF
59	5835 PALO PINTO AVE	MARTIN ROSS S
60	5831 PALO PINTO AVE	CANIPE BRADLEY ELLIS & KARYN GRACE
61	5827 PALO PINTO AVE	KOSTER ROBERT L
62	5823 PALO PINTO AVE	SIMKO TIMOTHY J
63	5819 PALO PINTO AVE	STIFOLTER ROBERT M
64	5815 PALO PINTO AVE	JOHNSON PATRICK K & REBECCA TAYLOR
65	5811 PALO PINTO AVE	DWYER JAMES R JR &
66	5807 PALO PINTO AVE	MACKENROTH KEVIN
67	5801 PALO PINTO AVE	FISCHER RONALD EDWARD
68	5702 VELASCO AVE	HUDSON HENLEY PROPERTIES
69	5706 VELASCO AVE	FLOYD CHARLES PATRICK
70	5710 VELASCO AVE	RICHARDSON LAURA A
71	5714 VELASCO AVE	JOHNS MICHELLE C & WALTER C
72	5718 VELASCO AVE	CLARK SCOTT R
73	5722 VELASCO AVE	GONFALONE FABRICE &
74	5728 VELASCO AVE	ARCHER STEVEN
75	5730 VELASCO AVE	EARMAN LAURA C &
76	5738 VELASCO AVE	LOCKETT HUDSON C III &
77	5742 VELASCO AVE	HUNTER KATHLEEN COOK & PAUL
78	5746 VELASCO AVE	WILLIAMS ANDREW
79	5747 PALO PINTO AVE	KIRKWOOD MARY C
80	5737 PALO PINTO AVE	DOHERTY EDMUND H & JESSICA L BURKHARDT
81	5729 PALO PINTO AVE	HOOPER DAVID & CARI
82	5723 PALO PINTO AVE	BERNAL JORGE A
83	5719 PALO PINTO AVE	WOHLFELD ROBERT N
84	5715 PALO PINTO AVE	BOYD CHRISTOPHER & ELIZABETH
85	5711 PALO PINTO AVE	DAUWE PHILLIP & LIZ LEVY
86	5705 PALO PINTO AVE	FRANK S KEITH & SUSAN
87	5703 PALO PINTO AVE	CHAN JOB CHIKONG &
88	5702 PALO PINTO AVE	STONE SCOTT L &



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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
89	5712 PALO PINTO AVE	CHABRIA AJ & KELLI
90	5716 PALO PINTO AVE	TRAYWICK KEITH T
91	5718 PALO PINTO AVE	AHERN ELIZABETH
92	5722 PALO PINTO AVE	RC ELITE BUILDERS
93	5728 PALO PINTO AVE	SEKIN CHRISTOPHER J
94	5734 PALO PINTO AVE	PHIPPS MARYANNA D
95	5740 PALO PINTO AVE	KING JEFFERY C
96	5746 PALO PINTO AVE	SHIELDS ROBERT BRIAN
97	5745 GOLIAD AVE	MCKEE CHRISTOPHER A &
98	5741 GOLIAD AVE	KRAUSE TIMOTHY D & JORJA A
99	5725 GOLIAD AVE	MERIDIAN TRUST THE
100	5715 GOLIAD AVE	SHANKS JOHN JOSEPH &
101	5711 GOLIAD AVE	MCDERMOTT JAMES M &
102	5703 GOLIAD AVE	NORTHRUP ROY MICHAEL &
103	5800 PALO PINTO AVE	RIGNEY DANIEL
104	5806 PALO PINTO AVE	RILEY ELIZABETH K
105	5808 PALO PINTO AVE	FISCHER DONALD CARL
106	5812 PALO PINTO AVE	FISCHER CHERYL LYNN
107	5818 PALO PINTO AVE	GRAU LAUREN &
108	5820 PALO PINTO AVE	SPANGLER ELIZABETH ANNE
109	5826 PALO PINTO AVE	HESTER KRISTINA &
110	5834 PALO PINTO AVE	WICK SARA B
111	5838 PALO PINTO AVE	WOLF CASSANDRA
112	5840 PALO PINTO AVE	TOSSING DANIEL J & JENNIFER
113	5846 PALO PINTO AVE	CROUCH RYAN & JULIE
114	5845 GOLIAD AVE	EMBRY ERIN
115	5843 GOLIAD AVE	WILDERMAN MICHAEL & IVETTE
116	5839 GOLIAD AVE	HORTON STEVEN
117	5833 GOLIAD AVE	MARSHALL JOSEPH E & JULIE M
118	5829 GOLIAD AVE	COLOSKY THOMAS J & CAITLIN E
119	5825 GOLIAD AVE	MEGGHP LLC

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
120	5821 GOLIAD AVE	LAWSON HAYDEN E &
121	5819 GOLIAD AVE	LEVIN MICHAEL & AMY COBBS
122	5815 GOLIAD AVE	HAMM CHARLOTTE
123	5811 GOLIAD AVE	FISCHER JUANITA LYNETTE
124	5807 GOLIAD AVE	TRIPLETT IRVIN TODD
125	5803 GOLIAD AVE	SWIFT STEPHEN D &
126	5804 GOLIAD AVE	REAM STERLING
127	5808 GOLIAD AVE	NELSON BRYANT &
128	5812 GOLIAD AVE	OESTREICH JEFFREY A
129	5816 GOLIAD AVE	SABEDRA GLORIA
130	5820 GOLIAD AVE	EDES MELVIN & KATHY
131	5824 GOLIAD AVE	HAMBURGER KENNETH
132	5828 GOLIAD AVE	HOLMES JESSE C
133	5832 GOLIAD AVE	BALCH BLANE &
134	5836 GOLIAD AVE	BROWN WILLIAM RICHARD &
135	5840 GOLIAD AVE	ANGUSH ELLEN STACY
136	5846 GOLIAD AVE	BAILEY APRIL ALEXANDER
137	5845 BELMONT AVE	CORCORAN THOMAS JOE III & KRISTINA
138	5841 BELMONT AVE	FOSHEE MILISSA
139	5837 BELMONT AVE	ONGENA PATRICK T & JUDITH A
140	5833 BELMONT AVE	PAULETTI TIMOTHY P
141	5829 BELMONT AVE	DRESCHER CLIFFORD T
142	5825 BELMONT AVE	BURR LEAH D
143	5823 BELMONT AVE	5823 BELMONT LLC
144	5819 BELMONT AVE	CREEL ROBERT J
145	5815 BELMONT AVE	DILL DUSTIN
146	5807 BELMONT AVE	WOODWARD RUTH K
147	5805 BELMONT AVE	DELEON JOSE & CYNTHIA
148	5803 BELMONT AVE	DELEON JOSE & CYNTHIA
149	5702 GOLIAD AVE	VALADEZ RICARDO C
150	5708 GOLIAD AVE	WILSON LEANN P

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
151	5712 GOLIAD AVE	GORMAN MARK W & MARGARET
152	5718 GOLIAD AVE	WHITE CHRISTOPHER B
153	5720 GOLIAD AVE	LAMBERT GREG S &
154	5724 GOLIAD AVE	COLEMAN BRYAN P & DORI L
155	5728 GOLIAD AVE	MOUNTJOY BRIAN & LAURA
156	5732 GOLIAD AVE	WOHLEKING KIMBERLY A
157	5736 GOLIAD AVE	KETTERSON ANDREW &
158	5744 GOLIAD AVE	ANDERSEN LAURA & TERRY
159	5739 BELMONT AVE	USREY CHRISTOPHER ORY
160	5735 BELMONT AVE	CORLEY GREGORY M & PAMELA C
161	5733 BELMONT AVE	LUCAS VICTORIA &
162	5729 BELMONT AVE	TAJZOY YOSEF MALIK
163	5719 BELMONT AVE	DAVISON SCOTT KEVIN
164	5715 BELMONT AVE	MCAULAY BRIAN & JEAN
165	5711 BELMONT AVE	SALVAGGIO CHARLES F &
166	5701 BELMONT AVE	HILL PATRICIA D
167	5900 LLANO AVE	GERHAUSER CAROL L
168	5904 LLANO AVE	HAMILTON JOYCE KAY
169	5910 LLANO AVE	OLSSON JOHN VIRGIL & MICHELLE ANN
170	5918 LLANO AVE	HABERER STEFAN M &
171	5922 LLANO AVE	REFRESHED R E LLC
172	5926 LLANO AVE	PENNINGTON MICHAEL & ERIN
173	5930 LLANO AVE	REDWOOD EQUITY LLC SERIES 5930
174	5934 LLANO AVE	GONZALES ABEL
175	5938 LLANO AVE	GONZALES JESSE S ESTATE OF
176	5940 LLANO AVE	KUGLER JAMES MILTON
177	5946 LLANO AVE	ALAVI INVESTMENTS LLC
178	5947 VELASCO AVE	ALAVI MANI M & ELAHEH ZARCHI
179	5943 VELASCO AVE	VANGILDER JAMES FREDERICK &
180	5939 VELASCO AVE	MOSS CURTIS M & JENNIFER A
181	5935 VELASCO AVE	AYOOB MICHAEL L

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
182	5929 VELASCO AVE	MCEVOY GERARD M
183	5927 VELASCO AVE	BOZARTH PAUL GENE JR &
184	5923 VELASCO AVE	ALAVI MANI M &
185	5919 VELASCO AVE	EAGLES & HUMMINGBIRDS REVOCABLE
186	5915 VELASCO AVE	PEREZ CATHERINE
187	5911 VELASCO AVE	TROSCLAIR BRADLEY W & MELISSA
188	5907 VELASCO AVE	ROSS DAVID &
189	6002 LLANO AVE	BOLIO BRANDON
190	6006 LLANO AVE	FINNEY WILLIAM PRESTON
191	6014 LLANO AVE	KEEN HOMES LLC
192	6018 LLANO AVE	AYALA ESTEBAN
193	6026 LLANO AVE	GUILLOT GREGORY H
194	6030 LLANO AVE	BONOMO MICHAEL & ERIN
195	6034 LLANO AVE	STEFANIDES JASON
196	6038 LLANO AVE	GRAMM WILLIAM J
197	6042 LLANO AVE	GRAMM WILLIAM J
198	6046 LLANO AVE	HASNAIN SYED S &
199	6045 VELASCO AVE	DUARTE TOMAS A
200	6043 VELASCO AVE	GRANADO ENEDINA
201	6039 VELASCO AVE	LEVITT DANIEL B
202	6035 VELASCO AVE	MOLLER SALLY M &
203	6031 VELASCO AVE	CAMERON ROBERT B
204	6027 VELASCO AVE	SHELTON TYLER DAVID &
205	6019 VELASCO AVE	DAVIS DARON
206	6015 VELASCO AVE	GREEN MICHAEL & JULIA
207	6009 VELASCO AVE	POHL HENRY E III &
208	6007 VELASCO AVE	BAILEY DAVID D ETAL
209	6001 VELASCO AVE	VINCENT BENJAMIN J
210	6000 VELASCO AVE	DOLANCOURT HOLDINGS LLC
211	6006 VELASCO AVE	BOSKI JONATHAN
212	6010 VELASCO AVE	SHEEHAN BRAD & SHAMSIA W OSMAN

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
213	6014 VELASCO AVE	HARTNETT KATHERINE MARIE
214	6016 VELASCO AVE	TARANTINO GIOVANNA
215	6022 VELASCO AVE	GUL CEYLAN E
216	6026 VELASCO AVE	M Y A L TEXAS LLC
217	6030 VELASCO AVE	INGRAM JEFFREY
218	6034 VELASCO AVE	MIRELES NANCY LINDA
219	6038 VELASCO AVE	CAROLLO DARREN & ANGELA
220	6042 VELASCO AVE	MCREYNOLDS JASON & RACHELLE
221	6044 VELASCO AVE	VOSKUHIL GENE W & DAVID J RODRIGUEZ
222	6045 PALO PINTO AVE	SAVAGE SUE ELLEN
223	6039 PALO PINTO AVE	CANTU RAUL & STEPHANIE S
224	6037 PALO PINTO AVE	BRIDWELL CAROLYN
225	6033 PALO PINTO AVE	FLEWHARTY CHERYL LYN
226	6029 PALO PINTO AVE	GUMMER CHARLES JAY &
227	6025 PALO PINTO AVE	HEATH JAMES D
228	6017 PALO PINTO AVE	HERRERA ESTEBAN &
229	6013 PALO PINTO AVE	BROWN STEPHEN B
230	6009 PALO PINTO AVE	CLOUGH BRENTON A &
231	6005 PALO PINTO AVE	ONTIVEROS EULALIA
232	6003 PALO PINTO AVE	BROWN TRAVIS JENNINGS
233	5900 VELASCO AVE	ROBERTSON EDWARD T &
234	5906 VELASCO AVE	TURK MARK
235	5910 VELASCO AVE	PARK WILLIAM R & MARTHA M
236	5914 VELASCO AVE	APGAR MARGARET & DOUGLAS
237	5918 VELASCO AVE	STERN STEVEN R
238	5922 VELASCO AVE	BURGER STAN R & JOYANNE E
239	5928 VELASCO AVE	EAST DALLAS EQUITIES LP
240	5936 VELASCO AVE	AYOOB MICHAEL
241	5938 VELASCO AVE	GAMPER JUDY
242	5942 VELASCO AVE	BOYER CREED M
243	5946 VELASCO AVE	SALZER JAY H

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
244	5943 PALO PINTO AVE	SCHULZ NORBERT JON & AMANDA J
245	5939 PALO PINTO AVE	ALLUMS MARVIN & DAWN
246	5935 PALO PINTO AVE	DAMICO BRAD C & AMY L
247	5931 PALO PINTO AVE	CANALES SAMUEL I
248	5927 PALO PINTO AVE	HILLE MICHELE & PAUL I
249	5923 PALO PINTO AVE	WORME CLAUDIA
250	5917 PALO PINTO AVE	SCHNEIDERMAN EMET D &
251	5915 PALO PINTO AVE	WAGNER PETER D & KATHERINE
252	5909 PALO PINTO AVE	GUMMELT SAMUEL & MARY
253	5902 PALO PINTO AVE	REGITZ MICHAEL B & TAMMY L
254	2416 DELMAR AVE	GUNN GARY K EST OF
255	5906 PALO PINTO AVE	FIGUEREDO TEODORO
256	5910 PALO PINTO AVE	BOBWHITE ENTERPRISES LP
257	5914 PALO PINTO AVE	MAZUREK WILFRED
258	5926 PALO PINTO AVE	CANIPE CARLA RUSH
259	5930 PALO PINTO AVE	MORRELL PAMELA D
260	5936 PALO PINTO AVE	WATSON ERIC THEODORE
261	5942 PALO PINTO AVE	FRANKLAND WAYNE A
262	5946 PALO PINTO AVE	KOHLER GORDON K & ELIZABETH B
263	5947 GOLIAD AVE	JEFF BARON HOMES LLC
264	5943 GOLIAD AVE	LEUNG KEVIN & ROXANA
265	5939 GOLIAD AVE	GARRETT RALPH K
266	5935 GOLIAD AVE	MORGAN PARK LTD &
267	5931 GOLIAD AVE	POPE DAVID L & ELIZABETH
268	5927 GOLIAD AVE	HALL CARLOS
269	5923 GOLIAD AVE	COATES DILLARD L &
270	5919 GOLIAD AVE	BALLINGER JAMES A
271	5911 GOLIAD AVE	DATTALO DARREN WAYNE
272	5909 GOLIAD AVE	SAMART SHANTALA R & AARYAN N
273	5903 GOLIAD AVE	TURLINGTON JACK E &
274	6002 PALO PINTO AVE	WHITE ERICA

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
275	6006 PALO PINTO AVE	UNVERZAGT ANDREW &
276	6010 PALO PINTO AVE	STECKLEIN CHARLES B & AMY
277	6014 PALO PINTO AVE	GIBBS JENNIFER L & CHAD THIBODEAUX
278	6016 PALO PINTO AVE	OBERMEYER PAUL R & CINDY S
279	6020 PALO PINTO AVE	CAPPS MICHAEL L & JESSICA R
280	6024 PALO PINTO AVE	SMITHER ALICIA
281	6028 PALO PINTO AVE	REED JOHN D
282	6034 PALO PINTO AVE	JOSHI RAHUL R &
283	6036 PALO PINTO AVE	CLARK EDWARD WILLIAMS &
284	6042 PALO PINTO AVE	BRICKER LEAH C
285	6046 PALO PINTO AVE	APODACA MYRNA
286	6047 GOLIAD AVE	RUSSO LEO PAUL JR
287	6043 GOLIAD AVE	TEEPLE PHILIP K
288	6039 GOLIAD AVE	TAYLOR JOHN W
289	6035 GOLIAD AVE	TILLMAN CAROLE A BAREFOOT
290	6031 GOLIAD AVE	6031 GOLIAD LLC
291	6027 GOLIAD AVE	ENZLER MATTHEW S & DARA D
292	6023 GOLIAD AVE	FOSTER DANIELLE
293	6019 GOLIAD AVE	SCHLETTER ANNABELLE ASHLEY
294	6015 GOLIAD AVE	HERMAN CARL A
295	6011 GOLIAD AVE	BIONDE MARIA L
296	6007 GOLIAD AVE	HUNT GREG B
297	6001 GOLIAD AVE	KARAM MARTHA ROSE
298	6000 GOLIAD AVE	HALE BRUCE E & VALLI J
299	6006 GOLIAD AVE	SPARKS ANNE
300	6008 GOLIAD AVE	SMITH CASEY R
301	6012 GOLIAD AVE	KANE JEFFREY
302	6018 GOLIAD AVE	CORCORAN CAROL
303	6022 GOLIAD AVE	CORELL JAMES
304	6026 GOLIAD AVE	SMITH ALLISON V
305	6030 GOLIAD AVE	TRAN KATE

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
306	6034 GOLIAD AVE	SHIELDS REVOCABLE TRUST THE
307	6038 GOLIAD AVE	MAI AUSTIN RICHARD
308	6040 GOLIAD AVE	BRANNON JEFFREY M &
309	6046 GOLIAD AVE	TWITO DANIEL &
310	2317 SKILLMAN ST	RUSSELL CHARLENE P
311	6033 BELMONT AVE	DAVIS LARA K & STEVEN L
312	6031 BELMONT AVE	PAPATHANASIOU PAVLOS T
313	6027 BELMONT AVE	MARTIN NOAH G
314	6021 BELMONT AVE	COULTER PETER STEPHEN & JAMIE STARR
315	6019 BELMONT AVE	MORAS ANGELA &
316	6015 BELMONT AVE	MCNORTON KENT &
317	6011 BELMONT AVE	ALLEN JAMES WILLIAM BONSIGNORE
318	6007 BELMONT AVE	SAGE BARY & GEYDEN
319	6003 BELMONT AVE	GLOVER GRACE PETERSON
320	5902 GOLIAD AVE	DEGIRONEMO LOUIS
321	5906 GOLIAD AVE	SANFORD CONNIE D
322	5910 GOLIAD AVE	HIROMOTO ROSA
323	5912 GOLIAD AVE	PLASKOTA ANDRE
324	5920 GOLIAD AVE	WEIR DANIEL R & MARTHA
325	5924 GOLIAD AVE	HOGG ANNA M
326	5930 GOLIAD AVE	BAILEY KEVIN &
327	5934 GOLIAD AVE	ROBERTS TAYLOR A &
328	5938 GOLIAD AVE	JAMISON CRYSTAL &
329	5940 GOLIAD AVE	LAHRMAN TERRA R
330	5946 GOLIAD AVE	LEWIS D W
331	5941 BELMONT AVE	NERI MICHAEL J JR &
332	5939 BELMONT AVE	POWELL JOHN & KYLA REVOCABLE
333	5935 BELMONT AVE	CULPEPPER KELLI L &
334	5929 BELMONT AVE	ABBOTT RONNIE D & JENNY LYNN
335	5923 BELMONT AVE	SCHOLER KRISTIN &
336	5919 BELMONT AVE	MARTINEZ HECTOR



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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
337	5911 BELMONT AVE	MCLAIN H B & DOROTHY
338	5905 BELMONT AVE	WHITE TIMOTHY P &
339	5901 BELMONT AVE	5901 BELMONT ACQUISITION LLC
340	5800 BELMONT AVE	DOTTER DOUGLAS & LAURIE L
341	5806 BELMONT AVE	ESPINOSA EARNEST B
342	5808 BELMONT AVE	GONZALEZ ENGILBERTO
343	5822 BELMONT AVE	JAHN ALFREDO
344	5826 BELMONT AVE	PARSONS MATTHEW CHARLES & LAVANYA HARI
345	5830 BELMONT AVE	BEECHERL HELEN WARREN
346	5834 BELMONT AVE	SULLIVAN MICHAEL P & JENNIFER G
347	5838 BELMONT AVE	VOELKER JAMES H
348	5840 BELMONT AVE	ARENBERG LEE TODD &
349	5844 BELMONT AVE	TATUM STACEY L &
350	2219 DELMAR AVE	HOLMES BILLY GENE LIVING TR &
351	5902 BELMONT AVE	WALKER ANDREW STEPHEN
352	5904 BELMONT AVE	SORG LORI ANN & JAMES R
353	5908 BELMONT AVE	PITTMAN MARLA S &
354	5912 BELMONT AVE	PERRILLO REVOCABLE TRUST
355	5916 BELMONT AVE	BEASLEY WILLIAM SCOTT & PAULA
356	5922 BELMONT AVE	CLARK SCOTT &
357	5926 BELMONT AVE	COMPLETELY HIS INC
358	5930 BELMONT AVE	LEWIS DEBORAH B
359	5934 BELMONT AVE	ADAMSON CAROL &
360	5938 BELMONT AVE	CONTRERAS LETICIA
361	5942 BELMONT AVE	ATWELL KRISTIN PAYNE
362	6002 BELMONT AVE	RAINEY DIONNE C & WILLIAM L JR
363	6006 BELMONT AVE	GRIMSLEY DANIEL M & TRISHA E
364	6010 BELMONT AVE	KENNEALLY ANNE MARIA &
365	6014 BELMONT AVE	ORLANDO JOSEPH &
366	6016 BELMONT AVE	BARNETT DANIEL S
367	6022 BELMONT AVE	GUTIERREZ JUANITA M

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
368	6026 BELMONT AVE	JOSHKO MARK J
369	6030 BELMONT AVE	MEISTER D JOSEPH & ASHLEY A
370	6034 BELMONT AVE	MORENO MARY LINDA &
371	6036 BELMONT AVE	MAYER STEWART R
372	6042 BELMONT AVE	7411 AXMINSTER LP
373	6046 BELMONT AVE	LOZANO CONCEPCION LOPEZ
374	5745 LLANO AVE	MAYES WENDY & EVAN Z
375	5743 LLANO AVE	HARSHMAN LEEANNE KATHERINE
376	5739 LLANO AVE	DISARIO WILLIAM ANDREW &
377	5735 LLANO AVE	WHITE WHITLEY ANN
378	5731 LLANO AVE	BROWN JOSH & DANIELLE
379	5727 LLANO AVE	NORTHCUTT RYAN
380	5723 LLANO AVE	COMLEY SCOTT
381	5719 LLANO AVE	LEA PHILIP JACOB & MAGGIE JUNE
382	5847 LLANO AVE	DOJO LP
383	5843 LLANO AVE	HARTIG BRIAN J &
384	5837 LLANO AVE	GRANITE RE HOLDINGS LLC
385	5835 LLANO AVE	PULLMAN JOHN
386	5829 LLANO AVE	ALLEN DAVID &
387	5827 LLANO AVE	SHEA NATALIE A &
388	5823 LLANO AVE	WOOD MARK A & PAMELA G
389	5821 LLANO AVE	WILSON MATTHEW STEVEN &
390	5813 LLANO AVE	CAMPAGNA ANTHONY J SR &
391	5809 LLANO AVE	OLIFF JONATHAN W & DANESE
392	5807 LLANO AVE	GOODALL STEVEN & LINDA K
393	5803 LLANO AVE	LAWRENCE CRAIG &
394	5947 LLANO AVE	SKILLING KRISTIN
395	5943 LLANO AVE	AA LAMB REAL ESTATE LLC
396	5937 LLANO AVE	NIBLER KEVIN W
397	5935 LLANO AVE	THOMSEN TAMI KAY
398	5929 LLANO AVE	SHORT ERIC D &

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
399	5927 LLANO AVE	WALDRON RICHARD C LIFE EST &
400	5921 LLANO AVE	OLIVO HIRAM
401	5919 LLANO AVE	SHAH SAMIR H & SHIBA
402	5915 LLANO AVE	PADAYACHEE RAIGEN & ROBIN
403	5911 LLANO AVE	EDWARDS KRYSTA R
404	5907 LLANO AVE	FERNANDO JOSEPH R &
405	5901 LLANO AVE	HALEY GREGORY J
406	6047 LLANO AVE	GOETZELMAN SARA J
407	6043 LLANO AVE	6043 LLANO LLC
408	6037 LLANO AVE	OROURKE DOUGLAS P & LAURA J
409	6035 LLANO AVE	SEIMS DOUGLAS W & BROOKE
410	6031 LLANO AVE	CROZIER CHRISTOPHER A
411	6027 LLANO AVE	KIRBY L WILLIAM &
412	6021 LLANO AVE	HOPKINS KEITH PRO &
413	6017 LLANO AVE	MORALES ALEXANDER J
414	6015 LLANO AVE	REDWOOD EQUITY LLC
415	6011 LLANO AVE	NEWTON BRIAN R
416	6007 LLANO AVE	NGUYEN AGANA & LIU YEN H
417	2710 CONCHO ST	HILL JENNIFER
418	6001 LLANO AVE	214 RENOVATIONS LLC
419	5733 GOLIAD AVE	POZZI KASEY L &
420	5731 GOLIAD AVE	SMYLY DREW
421	5729 GOLIAD AVE	ABDULGHANI NOORI &
422	5800 GOLIAD AVE	CANNON BROOKSANN
423	5901 PALO PINTO AVE	KINGSTON MELISSA R &
424	5715 LLANO AVE	ADAMI JO LOU
425	5711 LLANO AVE	HILKE WILLIAM
426	5707 LLANO AVE	VANWINKLE GREG & AMANDA
427	5703 LLANO AVE	WILLIAMSON RHONDA E
428	2222 GREENVILLE AVE	RASANSKY MITCHELL &
429	5726 BELMONT AVE	BLCG HOLDINGS LLC

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
430	5747 RICHMOND AVE	CUTCHINE PPTIES LLC
431	5847 RICHMOND AVE	WESTLAND BRIAN J
432	5843 RICHMOND AVE	DELEON GRACIELA
433	5839 RICHMOND AVE	ATKINS JOLENE
434	5835 RICHMOND AVE	PIASSICK DANIEL L & AMY WERNTZ
435	5829 RICHMOND AVE	KRANZ TREON L &
436	5823 RICHMOND AVE	PURCELL SALLY
437	5815 RICHMOND AVE	MARTINEZ JUVENCIO &
438	5811 RICHMOND AVE	DUNCAN DAVID T
439	5807 RICHMOND AVE	DOTTER DOUGLAS A &
440	5803 RICHMOND AVE	COMMUNITY DIGS LLC
441	5947 RICHMOND AVE	HORNE LEAR D
442	5943 RICHMOND AVE	OROZCO RAUL & SILVIA
443	5939 RICHMOND AVE	MARTIN JOE MARK & MEREDITH RICHARDS
444	5935 RICHMOND AVE	SPILLMAN MONIQUE A
445	5931 RICHMOND AVE	ACKLEY YVONNE VERONA
446	5925 RICHMOND AVE	CABRERA LUCIANO P
447	5923 RICHMOND AVE	ZARLING JOEL
448	5917 RICHMOND AVE	FLETCHER MARTIN L &
449	5915 RICHMOND AVE	COMBS KEVIN &
450	5909 RICHMOND AVE	MOORE WELDON L III
451	5907 RICHMOND AVE	BENAVIDEZ AMELIA
452	5903 RICHMOND AVE	SKYLLINGSTAD BRETT & MORGAN
453	6043 RICHMOND AVE	SKILLMAN BIBLE CHURCH
454	6031 RICHMOND AVE	CLEVELAND RICHARD
455	6027 RICHMOND AVE	JOHNSON JAMES M III &
456	6023 RICHMOND AVE	HSU TSING & ANNE H
457	6019 RICHMOND AVE	CAMERON CHRISTOPHER
458	6013 RICHMOND AVE	PHELPS STEPHANIE & JERRY III
459	6011 RICHMOND AVE	FORAKER LESLIE L
460	6007 RICHMOND AVE	YOUNGBLOOD STEPHEN RAY &

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
461	6003 RICHMOND AVE	COCKRELL CLINTON B & ANDREA E
462	5847 VICKERY BLVD	STARK CHANEL
463	5843 VICKERY BLVD	HUBBELL RAMON & ELIZABETH
464	5835 VICKERY BLVD	REYNOLDS KELLY
465	5831 VICKERY BLVD	SMITH STACIE MARSH
466	5827 VICKERY BLVD	SMITH MARIA ALICE
467	5821 VICKERY BLVD	GROGAN GERALD F
468	5813 VICKERY BLVD	SIMS STEVEN C
469	5809 VICKERY BLVD	TGHM PROPERTIES LP
470	5803 VICKERY BLVD	LAUDUN WILLIAM
471	5749 VICKERY BLVD	AVES VICTOR R & STEPHANIE
472	5743 VICKERY BLVD	LOZANO RUFINA
473	5739 VICKERY BLVD	KARRAS DANE
474	5733 VICKERY BLVD	CRAIN LAWSON M
475	5731 VICKERY BLVD	NATHAN TODD D & TAYLOR CASTLE
476	5727 VICKERY BLVD	TING REGINA RAYGIN
477	5723 VICKERY BLVD	LAMPLIGHT PROPERTIES
478	5717 VICKERY BLVD	AGUIRRE JUANA T
479	5713 VICKERY BLVD	VROOM JACQUES EDWARD JR &
480	5711 VICKERY BLVD	GRAPE BUILDING J V
481	5714 VICKERY BLVD	WILLIAMS HARDMON III &
482	5716 VICKERY BLVD	STRALEY JESSICA CHRISTINE
483	5720 VICKERY BLVD	BELL WALTER J
484	5726 VICKERY BLVD	CASHMAN LAUREL A &
485	5730 VICKERY BLVD	DILLIN RYAN W &
486	5734 VICKERY BLVD	BOYD KYLE S TR & BETSY JILL TR
487	5738 VICKERY BLVD	PAYNE JAMES O JR & CATHLEEN M
488	5742 VICKERY BLVD	DIAZ ABDENAGO GOMEZ
489	5746 VICKERY BLVD	WHITE ROCK PPTIES INC
490	5800 VICKERY BLVD	CARTEX COMPANY L C
491	5806 VICKERY BLVD	KING KIMBERLY L & DEREK B

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
492	5810 VICKERY BLVD	ANDERSON FELIA S
493	5814 VICKERY BLVD	BOYD FAMILY TRUST THE
494	5818 VICKERY BLVD	SLOSS BRIAN & HEATHER
495	5822 VICKERY BLVD	COUGHLIN NATHAN & CHRISTINE
496	5824 VICKERY BLVD	EIGEL BRIAN N & LAURA M LIFE ESTATE
497	5828 VICKERY BLVD	SIERGIEJ WENDY A
498	5836 VICKERY BLVD	CAMPAGNA ANTHONY J SR
499	5842 VICKERY BLVD	DMWK LLC
500	5844 VICKERY BLVD	MERSHON DONN DAVID
501	6047 VICKERY BLVD	FALCON MASAE A
502	6041 VICKERY BLVD	STEMM DAVID J & JESSICA M
503	6039 VICKERY BLVD	EVEREST BRETT ANDREW &
504	6035 VICKERY BLVD	MCADOO ANDREW S
505	6029 VICKERY BLVD	RIX JAMES
506	6027 VICKERY BLVD	FREEMAN TERRY G & JONI M
507	6023 VICKERY BLVD	MCNAUGHTON JEFF
508	6017 VICKERY BLVD	MUELLER MARK C
509	6015 VICKERY BLVD	LABBE PAUL ARTHUR & JACLYN R
510	6011 VICKERY BLVD	LOE LACUITA LYNN
511	6007 VICKERY BLVD	WILLIAMS CHARLES C
512	6003 VICKERY BLVD	MORAHAN JASON
513	5947 VICKERY BLVD	HOCK JANEEN K
514	5945 VICKERY BLVD	CUTCHINC PROPERTIES LLC
515	5937 VICKERY BLVD	JANNEY ROBERT R
516	5933 VICKERY BLVD	WILSON BRADLEY B
517	5931 VICKERY BLVD	ROGERS CONOR P &
518	5927 VICKERY BLVD	MULLEN MICHAEL S LIFE ESTATE
519	5923 VICKERY BLVD	BARNARD BENITA
520	5917 VICKERY BLVD	CUMBERWORTH MARTHA C TR
521	5913 VICKERY BLVD	GORDON GREGORY ALAN & CHRISTINE
BORGSTROM		
522	5909 VICKERY BLVD	SUTTON MICHAEL

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
523	5907 VICKERY BLVD	NEWHOUSE LIVING TRUST
524	5901 VICKERY BLVD	SIDERIS HARRY K
525	5900 VICKERY BLVD	WHEELER ONEITA LA VERNE LIVING TRUST THE
526	5906 VICKERY BLVD	EASTERFIELD INVESTMENTS LLC
527	5908 VICKERY BLVD	BOSWORTH MARY SUE
528	5912 VICKERY BLVD	BOSWORTH THOMAS J &
529	5916 VICKERY BLVD	TIERNAN TIMOTHY RANDAL & CASSANDRA L
530	5922 VICKERY BLVD	REED KATHERINE L &
531	5924 VICKERY BLVD	WILSON JOHN DOUGLAS
532	5932 VICKERY BLVD	HULSEY RONALD R
533	5938 VICKERY BLVD	PARKER DORA M
534	5942 VICKERY BLVD	BRAUN MICHAEL
535	5946 VICKERY BLVD	BUTLER BROOKE
536	6002 VICKERY BLVD	GARCIA ROCIO C
537	6006 VICKERY BLVD	WARWICK KATHLEEN &
538	6008 VICKERY BLVD	ASHMORE JAMILE
539	6012 VICKERY BLVD	SIMPSON T CHARMAINE
540	6016 VICKERY BLVD	CLELAND NANCY TANIS
541	6022 VICKERY BLVD	DEL REGNO KENNETH J &
542	6026 VICKERY BLVD	COOK STEVEN WALTER
543	6030 VICKERY BLVD	LAU TONY TSZ &
544	6034 VICKERY BLVD	GOUEL PHILIPPE ELIAS &
545	6036 VICKERY BLVD	BUCKNER HOLDINGS LLC
546	6040 VICKERY BLVD	NELSON LINDY
547	6044 VICKERY BLVD	LUND ARI &
548	2815 GREENVILLE AVE	PARK LANE PARTNERS LP &
549	5645 VICKERY BLVD	SHERIDAN JESSICA A
550	5643 VICKERY BLVD	DESINOR KRISTIN
551	5637 VICKERY BLVD	HEFFLEFINGER GAY
552	5635 VICKERY BLVD	SCHOLL KURT
553	5634 VICKERY BLVD	TRAN ANTHONY & YUVANI S

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
554	5636 VICKERY BLVD	THOMPSON SUSAN & JAMES L
555	5640 VICKERY BLVD	MCNEER KATHRYN
556	5644 VICKERY BLVD	SANCHEZ CAROLYN BAXLEY
557	5645 MILLER AVE	BELLA ESTATES I INC
558	5643 MILLER AVE	SALESS PROPERTIES LLC
559	5639 MILLER AVE	5639 MILLER AVE REALTY LLC
560	5631 MILLER AVE	ABC OPTIMAL PPTIES ENTERPRISES LLC
561	5632 MILLER AVE	BOSLER HOLLY
562	5636 MILLER AVE	HIGHLAND EAST LTD
563	5640 MILLER AVE	YEPEZ MARLENE
564	5646 MILLER AVE	HATHORN CHRISTOPHER S
565	5645 WILLIS AVE	FREED CLAYTON N & CHELSEA STAKER
566	5641 WILLIS AVE	LOLLAR MORGAN & NGUYEN JEAN D
567	5639 WILLIS AVE	GRANHAM CLIFTON DARYL &
568	5635 WILLIS AVE	MICHIE BRIAN
569	5636 WILLIS AVE	BRIDGMAN MICHAEL & STEPHANIE
570	5642 WILLIS AVE	GARCIA BEATRIZ &
571	5647 RICHARD AVE	DJ DEVELOPMENT INC
572	5643 RICHARD AVE	LORELLI JOHN JAMES
573	5639 RICHARD AVE	GRAVES CHRISTOPHER CARTER &
574	5635 RICHARD AVE	HOWIE DOUGLAS M
575	5634 RICHARD AVE	CUNNINGHAM BRIAN W &
576	5638 RICHARD AVE	CUNNINGHAM NANCY L G &
577	5642 RICHARD AVE	SAFFRON INVESTMENTS LLC
578	5644 RICHARD AVE	BRUNI ELIZABETH L
579	5619 BELMONT AVE	CH MF BTH I DALLAS LOWER
580	2237 GREENVILLE AVE	CCP GREEN BELMONT LP
581	6119 RICHMOND AVE	MARTIN LUCAS J & AMANDA LOUISE
582	6115 RICHMOND AVE	SIMON NICHOLAS J &
583	6107 RICHMOND AVE	AZA ELIAS C & TONI A
584	6104 BELMONT AVE	WAGNER PETER &



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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
585	6110 BELMONT AVE	STETSON GLENN
586	6114 BELMONT AVE	ORSINI DANTE J &
587	6118 BELMONT AVE	KUMAR KIRAN ACHUT & RUPALI
588	6117 BELMONT AVE	RUDMAN TYLER C & LEAH S
589	6115 BELMONT AVE	GRAVES DANIEL
590	6109 BELMONT AVE	MITZNER NATHAN ELLIOT & CLAIRE LEE
591	6105 BELMONT AVE	OWENS RANDALL C
592	6106 GOLIAD AVE	FRIEDEL KIMBERLEY K
593	6108 GOLIAD AVE	FRIEDEL MARILYN
594	6114 GOLIAD AVE	HARTSELL STEVEN
595	6118 GOLIAD AVE	MURRELL DAVID A & MONICA S
596	6119 GOLIAD AVE	SCHLEIER HILARY GRACE &
597	6115 GOLIAD AVE	BEATTY SCOTT M
598	6111 GOLIAD AVE	WALLACE CATHERINE &
599	6107 GOLIAD AVE	SAXTON LINDA C &
600	6106 LAKESHORE DR	WOODWORTH ANDREA & IVAN
601	6108 LAKESHORE DR	PAGE JOHN & MARTHA
602	6114 LAKESHORE DR	BELLOMO JOSEPH F
603	6118 LAKESHORE DR	GORE KYLE M & ANNETTE J
604	6119 LAKESHORE DR	JINKERSON KENNETH R &
605	6115 LAKESHORE DR	ASHTON THOMAS M & NICOLE
606	6111 LAKESHORE DR	FARZAD ALI &
607	6107 LAKESHORE DR	VALENCIA MARY L
608	6108 PALO PINTO AVE	ELHAJJ FADEL & JOANNA CATTANACH
609	6110 PALO PINTO AVE	STERN CHARLES PHILIP
610	6114 PALO PINTO AVE	FEDERAL NATL MORTGAGE ASSOC
611	6118 PALO PINTO AVE	STETSON STEVE M
612	6119 PALO PINTO AVE	SOSA LYDIA ET AL
613	6115 PALO PINTO AVE	MCWHORTER MARVIN & KALLE
614	6111 PALO PINTO AVE	BOSTIC CHARLINE J
615	6107 PALO PINTO AVE	THACKER RICHARD E

## Z178-343(AR)

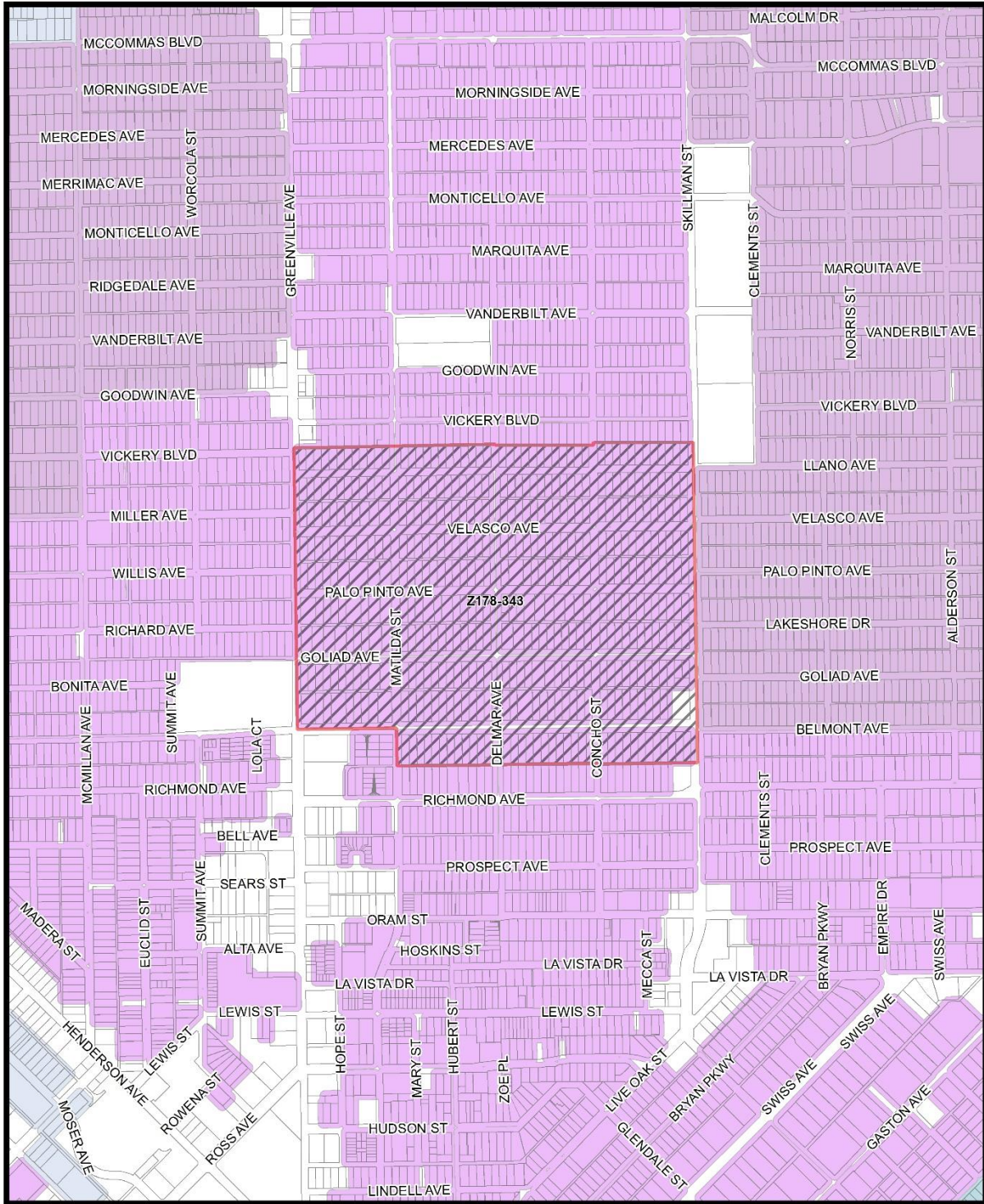
10/30/2018

<i>Label #</i>	<i>Address</i>	<i>Owner</i>
616	6106 VELASCO AVE	POLLARD CHRISTOPHER STEVEN &
617	6108 VELASCO AVE	BROWN HERB & KATHY
618	6118 VELASCO AVE	TAPPER DINO
619	6119 VELASCO AVE	FORD FRANK J
620	6115 VELASCO AVE	KHOURI GEORGES I & GRACE V
621	6111 VELASCO AVE	DEAN KENNETH & MARGARET
622	6107 VELASCO AVE	STROPE LEIGH A
623	6106 LLANO AVE	AUGUSTINE AARON LIVING TRUST THE
624	6110 LLANO AVE	RUSH DARRYL
625	6118 LLANO AVE	SPANGLER DAVID P
626	5734 BELMONT AVE	OWENS DAVID
627	5738 BELMONT AVE	FISSER MATTHEW K & LAUREN P
628	5742 BELMONT AVE	DELLAS NICHOLAS S & OLISA A P
629	5746 BELMONT AVE	LANGDOC JOHN LACOSTE &
630	5762 BELMONT AVE	SMOLARZ JOSEPH R & KELLI H LIVING
631	5758 BELMONT AVE	DIVIN MICHAEL G &
632	5754 BELMONT AVE	OLIPHINT SUZEE LYNN
633	5750 BELMONT AVE	BROWN MARK E
634	2237 MATILDA ST	DEVAULT LAURA
635	2231 MATILDA ST	RECHT RYAN
636	2225 MATILDA ST	OCKER NICOLE &
637	2219 MATILDA ST	MORENO JAVIER I
638	5735 RICHMOND AVE	HAY LYNN MARIE
639	5735 RICHMOND AVE	STAHL ANDREW KENNITH
640	5735 RICHMOND AVE	FENG YI SING
641	5735 RICHMOND AVE	SOOD PAUL & ERIN
642	5735 RICHMOND AVE	BENDER TIMOTHY M &
643	5735 RICHMOND AVE	NEELY GREGORY OBRIAN
644	5735 RICHMOND AVE	ONEILL BRETT
645	5735 RICHMOND AVE	CORBIN CAMILLE A
646	5735 RICHMOND AVE	TOBOLOWSKY MICHAEL

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<i>Label #</i>	<i>Address</i>	<i>Owner</i>
647	2808 GREENVILLE AVE	GRAPE BUILDING JV
648	2724 GREENVILLE AVE	SBMT GREENVILLE LLC
649	2714 GREENVILLE AVE	PARK LANE PARTNERS LP
650	2208 LOLA CT	BHAKTA PALAK N & JAYA
651	2210 LOLA CT	LAND BRETT & LACEY



MVACluster A B C D E F G H I NA

1:9,600

# Market Value Analysis

Printed Date: 10/30/2018