



1234 Market St., 16th Floor, Philadelphia PA 19107
philadelphialandbank.org

**Board of Director's Meeting
July 24, 2019 - 3:00 PM**

Agenda

1. Roll Call
2. Public Comment
3. Approval of Minutes for the Meeting of June 19, 2019
4. Resolution Authorizing a Professional Services Agreement with Mercadien
5. Resolution Authorizing the Purchase of Commercial General Liability Insurance
6. Resolution Authorizing Extension of Certain License Agreements
7. Resolution Authorizing a Line of Credit and Procedures for Borrowing on the Line of Credit
8. Executive Director's Report (including update on property transfers, acquisition, and sales)
9. Adjournment

THIS MEETING IS OPEN TO THE PUBLIC

**PHILADELPHIA LAND BANK
BOARD MEETING MINUTES**

A Regular Meeting of the Board of Directors of the Philadelphia Land Bank was held on Wednesday, June 19, 2019 commencing at 3:00 p.m. in the offices of the Philadelphia Housing Development Corporation, being its regular meeting place, 17th Floor, 1234 Market Street, Philadelphia, Pennsylvania, pursuant to proper notices.

CALL TO ORDER

Mr. Dunbar called the meeting to order at 3:14 p.m.

ANNOUNCEMENT

Steve Cusano, Senior Counsel, announced that prior to today's Public Session, the Board held an Executive Session in which the Board received information on the 2020 fiscal year budget and acquisition funding and information regarding certain potential litigation.

**Agenda Item 1
Roll Call**

The following members of the Board of Directors reported present: Christian Dunbar, Jennifer Kates, Michael Koonce, Dominique Casimir, Paulette Adams, Michael Johns, Joshu Harris, and Rick Sauer.

The following members of the Board of Directors were not present: Richard DeMarco and Majeedah Rashid.

The following staff members were present: Angel Rodriguez, Steve Cusano, Esq., Anne Fadullon, Wendolyne David, Roneece Dent, Andrea Saah, Esq., and Bradley Vassallo.

Public Attendees: The list of public attendees is attached to these minutes.

A quorum of directors was present and the meeting, having been duly convened, proceeded with business.

**Agenda Item 2
Public Comment**

There were no comments from the public.

**Agenda Item 3
Approval of Board Minutes**

Mr. Dunbar called for a motion to approve the minutes of the Board meeting of May 15, 2019.

Ms. Casimir made a motion to approve the minutes of the Board meeting of May 15, 2019. The motion was seconded by Ms. Adams.

Upon motion made and duly seconded, the Board approved the minutes of the May 15, 2019 Board meeting.

Agenda Item 4 **Property Disposition**

A. 3017 N. Phillip Street

Ms. David presented the proposed conveyance of 3017 N. Phillip Street to Nellie Montes for nominal consideration of \$1.00 as a side yard. Ms. David informed the Board that (i) evidence of project financing has been provided in the form of a money order; (ii) the disposition received VPRC approval on May 14, 2019 and introduced to City Council on June 13, 2019, with final passage expected tomorrow, June 20th; (iii) this project is not subject to an Economic Opportunity Plan; and (iv) the applicant is compliant and in good standing with the City of Philadelphia.

B. 1309 S. 20th Street

Mr. Vassallo presented the proposed conveyance of 1309 S. 20th Street to JKC Investments LP for \$170,000 as a market-rate residential development.

Mr. Vassallo informed the Board that (i) the applicant proposes to develop four 3-bd/3-ba units of market-rate, multi-family housing; (ii) development is by right and includes the adjacent property at 1311 S. 20th Street; (iii) evidence of project financing has been provided in the form of a loan commitment from a trust; (iv) the developer has more than five years of experience as a project manager, overseeing more than 50,000 sq. ft. of construction in Philadelphia during that time; (v) the disposition received VPRC approval on May 14, 2019 and was introduced to City Council on June 13, 2019, with final passage expected tomorrow, June 20th; (vi) this project will be subject to an Economic Opportunity Plan; and (vii) the applicant is compliant and in good standing with the City of Philadelphia.

The Board deliberated and asked questions regarding both proposed conveyances which Mr. Rodriguez, Ms. David, and Mr. Vassallo answered.

Mr. Dunbar called for a motion to approve the conveyance of 3017 N. Phillip Street to Nellie Montes and 1309 S. 20th Street to JKC Investments LP.

Mr. Koonce made a motion to approve the conveyance of 3017 N. Phillip Street to Nellie Montes and 1309 S. 20th Street to JKC Investments LP. The motion was seconded by Ms. Adams.

Upon motion made and duly seconded, the Board approved the Resolutions Authorizing Conveyance of 3017 N. Phillip Street to Nellie Montes and 1309 S. 20th Street to JKC Investments LP, attached to these minutes as Exhibit A and Exhibit B, respectively.

Theressan Manuck, a member of the public, provided comments regarding the disposition of 1309 S. 20th Street for market rate housing and the need for affordable housing in Point Breeze. She also expressed concerns regarding the Land Bank's disposition policy which she expected would be changed to allow for more affordable housing. Mr. Dunbar and Ms. Casimir attempted to address Ms. Manuck's concerns regarding the need for affordable housing and changes to the disposition policy.

Agenda Item 5

Resolution Authorizing Susquehanna Square LP to Convey 2145, 2147, and 2149 N. 15th Street and Assign the Purchase and Development Agreement to Susquehanna Square Housing LP

Mr. Cusano presented this Resolution and informed the Board of the need for this Resolution as stated in the Resolution. The Board deliberated and asked questions which Mr. Cusano answered.

Mr. Dunbar called for a motion to approve the Resolution Authorizing Susquehanna Square LP to Convey 2145, 2147, and 2149 N. 15th Street and Assign the Purchase and Development Agreement to Susquehanna Square Housing LP.

Mr. Johns made a motion to approve this Resolution. The motion was seconded by Mr. Koonce.

Upon motion made and duly seconded, the Board approved the Resolution Authorizing Susquehanna Square LP to Convey 2145, 2147, and 2149 N. 15th Street and Assign the Purchase and Development Agreement to Susquehanna Square Housing LP attached to these minutes as Exhibit C.

Agenda Item 6

Resolution Granting Authorization to Acquire Properties at Judicial Sale, Subject to Certain Terms and Conditions

Mr. Cusano and Mr. Rodriguez informed the Board that the Land Bank did not expend all of its 2019 acquisition budget and that Mr. Rodriguez inquired with the City's Finance Department if these funds could be carried over into fiscal year 2020.

Mr. Cusano explained that Resolution 2019-7, authorizing the acquisition of properties at judicial sale, is set to expire on June 30, 2019 and that to utilize any funds that may be carried over into fiscal year 2020 for acquisitions, Resolution 2019-7 would need to be extended.

The Board asked questions which Mr. Rodriguez and Mr. Cusano answered.

Mr. Dunbar called for a motion to approve extending Resolution 2019-7 to September 30, 2019.

Mr. Koonce made a motion to approve extending Resolution 2019-7 to September 30, 2019. The motion was seconded by Mr. Harris.

Upon motion made and duly seconded, the Board approved extending Resolution 2019-7 to September 30, 2019 as attached to these minutes as Exhibit D.

Agenda Item 7
Executive Director's Report

Mr. Rodriguez presented the Board with a report on dispositions attached to these minutes as Exhibit E, a report on acquisitions attached to these minutes as Exhibit F, and a report on garden license agreements attached to these minutes as Exhibit G. The Board asked questions regarding acquisitions and dispositions which Mr. Rodriguez answered.

Agenda Item 8
Adjournment

There being no further business, Mr. Dunbar called for a motion to adjourn the meeting.

Ms. Casimir made a motion to adjourn the meeting. Mr. Harris seconded the motion.

Upon motion made and duly seconded, the Board approved to adjourn the meeting. The meeting was adjourned at around 3:40 p.m.

SECRETARY TO THE BOARD

GUEST SIGN-IN SHEET



BOARD OF DIRECTORS
REGULAR BOARD MEETING

Wednesday, June 19, 2019 at 3:00 PM
1234 Market Street, 17th Floor, Philadelphia, PA 19107

THIS SIGN-IN SHEET WILL BE PART OF THE MEETING MINUTES AND ANY INFORMATION CONTAINED HEREIN WILL BE MADE PUBLIC
ALL GUESTS ARE REQUIRED TO SIGN-IN

	NAME	COMPANY	EMAIL
1	Terry Foster	—	tfoster@yahoo.com
2	Wendolyn Davis		
3	My Truong	Community Ventures	ctruong@community-ventures.org
4	David LaForte	" "	~
5	Theresa Miller		thymiller@comcast.net
6			
7			
8			
9			
10			
11			
12			

EXHIBIT A

RESOLUTION NO. 2019 – 38 RESOLUTION AUTHORIZING CONVEYANCE OF 3017 N. PHILLIP STREET TO NELLIE MONTES

WHEREAS, Section 16-707 of the Philadelphia Code authorizes the Philadelphia Land Bank (“Land Bank”) to convey, exchange, sell, transfer, lease, grant or mortgage interests in real property of the Land Bank, subject to approval of the Vacant Property Review Committee and resolution by Philadelphia City Council, and subject further to the terms and conditions of Section 16-707.

WHEREAS, the Vacant Property Review Committee reviewed the proposed transfer of 3017 N. Phillip Street (the "Property") at its public meeting held on June 11, 2019 and Philadelphia City Council approved conveyance of the Property by Resolution No. 190574, adopted on June 20, 2019.

WHEREAS, the Board of Directors has determined that it is in the best interest of the Land Bank to convey the Property.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of Directors of the Philadelphia Land Bank that:

1. The conveyance of the Property to Nellie Montes for One Dollar (\$1.00) is in the best interests of the Land Bank and is hereby approved.
2. The conveyance of the Property complies with all terms and conditions of Section 16-707 of the Philadelphia Code.
3. The Executive Director, Director of Real Estate, and Senior Counsel are each hereby authorized, in the name of and on behalf of the Land Bank, to prepare, execute, deliver, and perform any and all agreements, deeds, and other documents as may be necessary or desirable to consummate the conveyance of the Property, which shall contain such terms and conditions as the Executive Director and Senior Counsel shall deem necessary or appropriate, and, when so executed and delivered by the Land Bank shall constitute the valid and binding obligations of the Land Bank.
4. The Executive Director with the advice of Senior Counsel may modify this Resolution as may be necessary or desirable to carry out its purposes and intents. The Executive Director or Senior Counsel will notify the Board of all modifications to this Resolution at the next Board meeting following the date of such modifications.
5. This Resolution shall take effect immediately upon adoption by the Board.

ADOPTED 6/19/2019

EXHIBIT B

RESOLUTION NO. 2019 – 39 RESOLUTION AUTHORIZING CONVEYANCE OF 1309 S. 20TH STREET TO JKC INVESTMENTS LP

WHEREAS, Section 16-707 of the Philadelphia Code authorizes the Philadelphia Land Bank (“Land Bank”) to convey, exchange, sell, transfer, lease, grant or mortgage interests in real property of the Land Bank, subject to approval of the Vacant Property Review Committee and resolution by Philadelphia City Council, and subject further to the terms and conditions of Section 16-707.

WHEREAS, the Vacant Property Review Committee reviewed the proposed transfer of 1309 S. 20th Street (the "Property") at its public meeting held on June 11, 2019 and Philadelphia City Council approved conveyance of the Property by Resolution No. 190572, adopted on June 20, 2019.

WHEREAS, the Board of Directors has determined that it is in the best interest of the Land Bank to convey the Property.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of Directors of the Philadelphia Land Bank that:

6. The conveyance of the Property to JKC Investments LP for One Hundred Seventy Thousand Dollars (\$170,000) is in the best interests of the Land Bank and is hereby approved.
7. The conveyance of the Property complies with all terms and conditions of Section 16-707 of the Philadelphia Code.
8. The Executive Director, Director of Real Estate, and Senior Counsel are each hereby authorized, in the name of and on behalf of the Land Bank, to prepare, execute, deliver, and perform any and all agreements, deeds, and other documents as may be necessary or desirable to consummate the conveyance of the Property, which shall contain such terms and conditions as the Executive Director and Senior Counsel shall deem necessary or appropriate, and, when so executed and delivered by the Land Bank shall constitute the valid and binding obligations of the Land Bank.
9. The Executive Director with the advice of Senior Counsel may modify this Resolution as may be necessary or desirable to carry out its purposes and intents. The Executive Director or Senior Counsel will notify the Board of all modifications to this Resolution at the next Board meeting following the date of such modifications.
10. This Resolution shall take effect immediately upon adoption by the Board.

ADOPTED 6/19/2019

EXHIBIT C

RESOLUTION NO. 2019 – 40 RESOLUTION AUTHORIZING SUSQUEHANNA SQUARE LP TO CONVEY 2145, 2147, AND 2149 N. 15TH STREET AND ASSIGN THE PURCHASE AND DEVELOPMENT AGREEMENT TO SUSQUEHANNA SQUARE HOUSING LP

WHEREAS, the Philadelphia Land Bank (“**Land Bank**”) entered into a Purchase and Development Agreement dated August 24, 2018 (“**PDA**”) with Susquehanna Square LP for the sale and development of 2145, 2147, and 2149 N. 15th Street (collectively, the “**Properties**”).

WHEREAS, pursuant to the PDA, settlement occurred on August 30, 2018 and the Properties were conveyed to Susquehanna Square LP by deed recorded on August 31, 2018.

WHEREAS, tax credits will be utilized for development of the Properties and, as a result, the PDA contemplates that National Equity Fund (“**NEF**”) will replace Community Ventures as the limited partner of Susquehanna Square LP.

WHEREAS, prior to acquiring the Properties, Susquehanna Square LP did not comply with the “all appropriate inquiry” standard under the Comprehensive Environmental Response, Compensation, and Liability Act (together with the regulations issued thereunder, “**CERCLA**”) and, as a result, is unable to assert certain protections from potential environmental liability.

WHEREAS, NEF cannot recommend this project to its Investment Review Committee until the “all appropriate inquiry” standard under CERCLA is satisfied, which must be done prior to acquisition.

WHEREAS, to rectify this situation, Susquehanna Square LP requests that the Properties be conveyed, and the PDA be assigned, to a newly formed entity, Susquehanna Square Housing LP.

WHEREAS, section 12.01 (a) of the PDA provides that, prior to issuance of a Certificate of Completion, the Land Bank’s prior written consent is required for any assignment or transfer of any interest in the PDA or for a sale of the Properties.

WHEREAS, the Land Bank Board of Directors has determined that it is in the best interest of the Land Bank to allow Susquehanna Square LP to convey, and assign the PDA, to Susquehanna Square Housing LP pursuant to this Resolution.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of Directors of the Philadelphia Land Bank that:

1. Subject to the terms and conditions of this Resolution, the Land Bank hereby consents to Susquehanna Square LP conveying the Properties, and assigning the PDA, to Susquehanna Square Housing LP.
2. The Executive Director is hereby authorized, in the name of and on behalf of the Land Bank, to prepare, execute, deliver, and perform any and all agreements, deeds, and other documents

as may be necessary or desirable to convey the Properties to Susquehanna Square Housing LP and assign the PDA to Susquehanna Square Housing LP, which shall contain such terms and conditions as the Executive Director, with the advice of Senior Counsel, shall deem necessary or appropriate, and, when so executed and delivered by the Land Bank shall constitute the valid and binding obligations of the Land Bank.

3. The Executive Director with the advice of Senior Counsel may modify this Resolution as may be necessary or desirable to carry out its purposes and intents. The Executive Director or Senior Counsel will notify the Board of all modifications to this Resolution at the next Board meeting following the date of such modifications.
4. This Resolution shall take effect immediately upon adoption by the Board.

ADOPTED 6/19/2019

EXHIBIT D

**RESOLUTION NO. 2019 – 41
RESOLUTION AMENDING AUTHORIZATION TO ACQUIRE TAX DELINQUENT
PROPERTY, SUBJECT TO CERTAIN TERMS AND CONDITIONS**

WHEREAS, pursuant to Resolution 2019-7, adopted on March 20, 2019, the Board of Directors of the Philadelphia Land Bank (the "**Board**") authorized, among other things, the Board Chair, Vice-Chair, and the Executive Director to bid for and acquire Tax Sale Properties not to exceed a maximum expenditure of \$1,366,750 which Resolution expires on June 30, 2019 (the "**Expiration Date**").

WHEREAS, the Board desires to extend the Expiration Date pursuant to this Resolution.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of Directors of the Philadelphia Land Bank that:

1. The Expiration Date is hereby extended to September 30, 2019.
2. All other terms of Resolution 2019-7 shall continue in full force and effect.

ADOPTED 6/19/2019

EXHIBIT E (1 of 4)

PLB FY19 Dispositions (Approved, Not Yet Conveyed)
5-15-2019

Property Address	Purchaser	City Council Res. Adopted	City Council Res. No.	PLB Board Res. Adopted	PLB Board Res. No.	No. of Council Districts	Estimated Settlement Date	Price	Type of Sale	Type of Pricing	Notes	Hooker - # of Lots	# of Units 80% AMI	# of Units 60% AMI	# of Units 12% AMI	# of Units Total	Housing Units	Sideyard	Garden/Open Sp.	Business Expansion/Commercial
APPROVED BUT NOT YET SETTLED (sorted by estimated settlement & address)																				
1 1306 North St	L. Smith	6/21/2018	180652	7/12/2018	2018-32	1	5	01 FY20	\$0	NON-COMP	sideyard (with 30-yr self-liquidating mortgage)							1		
2 1235 W Cambria St	Alice Vyeal	4/11/2019	190355	4/17/2019	2019-14	1	5	01 FY20	\$0	NON-COMP	sideyard							1		
3 1238 N 13th St	Darrick Jacobs	12/6/2018	181051	12/13/2018	2018-50	1	5	01 FY20	\$85,000	NON-COMP	single-family workforce housing (price less \$200K) plus commercial space; lot	1	1			1	1			1
4 1248-52 S 23rd St	LM 523rd St, LLC	6/7/2018	180575	9/26/2018	2018-42	3	2	01 FY20	\$983,000	COMP	single-family market rate homeownership	3				3	3			
5 1722 N 3rd St	Maria Laboy	5/2/2019	190334	5/15/2019	2019-27	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
6 1901-09 and 1911-15 N 33rd St	Mosaic Books LP	6/13/2019	190513	5/15/2019	2019-35	2	5	01 FY20	\$30,000	COMP	multi-family market rate homeownership (20) and rental (28)					48	48			
7 1907 E Sierner St	Justin Santiago	5/2/2019	190334	5/15/2019	2019-36	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
8 2547 E Chelero St	The Student-Run Emergency Housing Unit of Philadelphia, Inc.	11/29/2018	181019	12/13/2018	2018-51	1	1	01 FY20	\$0	NON-COMP	pre-fab construction demonstration project for low-income multi-family very low-income and low-income rental	1	1			1	1			
9 16 W Fletcher St	PHA	5/10/2018	180433	5/16/2018	2018-19	5	5	02 FY20	\$6	NON-COMP	multi-family very low-income and low-income rental	6	42		42		84			
10 1211, 2213 W Sergeant St	Habitat for Humanity Philadelphia, Inc.	12/13/2018	181073	12/13/2018	2018-53	2	5	01 FY20	\$0	COMP	multi-family homeownership (30-60%)	2	1		1		1			
11 1340 N 18th St	C. Williams	6/14/2018	180618	6/14/2018	2018-27	1	5	01 FY20	\$0	NON-COMP	sideyard							1		
12 1237 W Trayner St	Ivette Ramirez	5/16/2019	190382	5/16/2019	2019-31	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
13 2449 N Madison St	Eddie Johnson	5/2/2019	190225	5/15/2019	2019-29	1	5	01 FY20	\$0	NON-COMP	sideyard							1		
14 250 W Trayner St	Merisil Mendez	3/7/2019	190341	3/26/2019	2019-6	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
15 262 W Trayner St	Luis Benito Ortiz	5/2/2019	190334	5/15/2019	2019-25	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
16 2782 N Oakway St	Tornista Hernandez Ortiz	5/2/2019	190334	5/15/2019	2019-24	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
17 2751 Kensington Ave	Rick Morales of Philadelphia, Inc.	5/2/2019	190334	5/15/2019	2019-28	1	7	01 FY20	\$0	NON-COMP	open space preservation							1		1
18 2776, 2778 Emerald St	Ethan Enterprise	5/10/2018	180439	5/16/2018	2018-20	2	7	01 FY20	\$62,000	NON-COMP	commercial expansion									2
19 2831 W Harold St	Jarlie Waddell	4/11/2019	190264	4/17/2019	2019-17	1	5	01 FY20	\$0	NON-COMP	sideyard							1		
20 2901 N 6th St	Arianna Serrano	5/16/2019	190382	5/15/2019	2019-34	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
21 2933 N Duane St	Josefine Rivers	5/16/2019	190382	5/15/2019	2019-32	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
22 2937 N 8th St	Daniel and Denise Anderson	3/28/2019	190217	4/17/2019	2019-21	1	5	01 FY20	\$0	NON-COMP	sideyard							1		
23 3133 N 8th St	Barbara Hill-Casals	4/11/2019	190268	4/17/2019	2019-18	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
24 3247 Tampa St	Teresa Andino	4/11/2019	190268	4/17/2019	2019-19	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
25 3411 N 7th St	Mariela Comae	4/11/2019	190268	4/17/2019	2019-20	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
26 3415 Tampa St	Maria Hernandez	5/16/2019	190382	5/15/2019	2019-33	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
27 3519 N Marshall St	Santos Santiago and Carmen Rivera	5/2/2019	190333	5/15/2019	2019-23	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
28 4707 Hawthorne St	Arany Aguin & Uniform Rentals	5/16/2019	190392	5/15/2019	2019-30	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
29 4731, 4735 Dufield St	Loige Gonzalez	12/18/2018	181073	1/16/2019	2019-2	2	7	01 FY20	\$18,000	NON-COMP	commercial expansion									2
30 614 W Allegheny Ave	G. Santos	4/11/2019	190262	4/17/2019	2019-13	1	5	01 FY20	\$0	NON-COMP	sideyard							1		
31 641 E Clearfield St	PHA (for Habitat for Humanity)	12/14/2017	171055	12/14/2017	2017-58	1	7	01 FY20	\$0	NON-COMP	sideyard							1		
32 805 N 40th Street	PHA (for People's Emergency Center)	5/16/2019	190287	5/15/2019	2019-36	1	3	01 FY20	\$0	NON-COMP	sideyard	1	1				1			
33 819 N 40th Street	PHA (for People's Emergency Center)	5/16/2019	190287	5/15/2019	2019-36	1	3	01 FY20	\$0	NON-COMP	sideyard	1				3	3			
34 2015, 2021 Wallace St	WP Homes, LLC	9/21/2017	170736	11/9/2017	2017-51	2	5	02 FY20	\$900	COMP	mixed single-family and multi-family workforce housing homeownership	2			4		4			
TOTAL (Approved but not yet conveyed)						46			\$574,633			17	43	5	47	51	146	22	1	5

EXHIBIT E (2 of 4)

PLB FY 19 Dispositions (in Pipeline)
6-19-2019

Property Address	Purchaser	City Council Res. Adopted	City Council Res. No.	PLB Board Res. Adopted	PLB Board Res. No.	No. of Lots	Council District	Estimated Settlement Date	Actual Settlement Date	Price	Type of Sale	Type of Pricing	Notes	Housing - # of Units	# of Units 30% AMI	# of Units 60% AMI	# of Units 120% AMI	Housing - Total # of Units	Sideyard	Garden/Open Sp.	Business Expansion/Commercial
TO BE SUBMITTED FOR APPROVAL Q4 2019 (sorted by address)																					
1. 1406 S 20th St. (on 5/19 board agenda)	JRC Investments LP	projected 6/20/2019	190572	6/19/2019	2019-	1	2	Q3 FY20		\$170,000	COMP	MKT	market rate rental housing (4 3-bd/2 ba units)	1				4			
2. 3017 N Philip St (on 6/19 board agenda)	Nella Montes	projected 6/20/2019	190574	6/19/2019	2019-	1	7	Q1 FY20		\$1	NON-COMP	NCM	side yard						1		
3. 5107, 5109, 5111, 5113, 5125, 5125 Market St (all owned by Dept. of Public Prop.)	Kollave, LP (OSP property, RFP managed by PLB)	3/7/2019	190138	6/12/2019		7	3	Q1 FY20		\$410,000	COMP	MKT	market rate rental housing with commercial space	7				28			
TOTAL PROJECTED TO BE SUBMITTED FOR APPROVAL Q4 2019																					
						9				\$590,000				8	0	0	0	32	1	0	0
TO BE SUBMITTED FOR APPROVAL Q4 2020 (sorted by address)																					
1. 4703, 4707, 4711 N 55th St	NGT					3	3	Q1 FY20		\$5	NON-COMP	NCM	community garden preservation							3	
2. 1937 E Douglas St	NGT					1	7	Q1 FY20		\$1	NON-COMP	NCM	community garden preservation							1	
3. 3305 Emerald St	NGT					1	7	Q1 FY20		\$1	NON-COMP	NCM	community garden preservation							1	
TOTAL PROJECTED TO BE SUBMITTED FOR APPROVAL Q4 2020																					
						5				\$5				0	0	0	0	0	0	5	0

EXHIBIT E (3 of 4)

P&B Dispositions (Continued) to Date
6-19-2019

Property Address	Purchaser	City Council Res. Adopted	City Council Res. No.	P&B Board Res. Adopted OR Indiv. Gordon Agent Signed	P&B Board Res. No.	No. of Units	Actual Settlement Date	Price	Appraised Value	OPA Value	Type of Sale	Type of Pricing	Notes	Number of Units # of Lots	# of Units 10% AMI	# of Units 20% AMI	# of Units 30% AMI	Number of Units Total # of Units	Business Expansion/ Existing Own Sh.
TOTAL FY 2017 - SETTLING						18								15	6	6	7	35	0
FISCAL YEAR 2018 - SETTLING																			
1. 1631 N. Christie St.	P. Starop	12/6/2016	161049	12/6/2016	2016-24	1	5	12/20/2017	\$12,500	\$12,500	NON-COMP	DISC	single-family housing homeownership (approved under old PHDC program that PHDC had never)	1				1	
2. 1140 Mount Vernon St.	G. Carter, A. Collins	4/26/2016	160137	4/26/2016	2016-8	1	5	1/24/2017	\$140,000	\$140,000	NON-COMP	MKT	single-family market rate homeownership (approved under previous disposition policy)	1				1	
3. 1636 and 644 N. 19th St.; 715 N. 20th St.; 1907, 1909 and 1917 Brown St. 657 N. Usher St.	Cuenta Property Group, LLC	12/3/2016	160862	12/6/2016	2016-23	7	6	3/21/2017	\$7,000		NON-COMP	DISC - WPH	mixed single-family and multi-family workforce housing homeownership (approved under previous disposition policy)	7				7	
4. 1507 N. Newkirk St., 1407 Dover St., 2735 Lister St.	BAZA Homes, LLC	2/2/2017	170032	2/9/2017	2017-12, 18, 29	3	5	4/12/2017	\$98,000	\$98,000	NON-COMP	MKT	single-family market rate homeownership (approved under previous disposition policy)	3				3	
5. 1534 N. Dover St.	SNM Development	2/2/2017	170033	2/9/2017	2017-54	1	5	4/13/2017	\$45,000	\$45,000	NON-COMP	MKT	single-family market rate homeownership (approved under previous disposition policy)	1				1	
6. 1629 Mutter St.	J. Rosario	12/6/2016	161072	1/19/2017	2017-3	1	7	5/4/2017	\$6,283	\$6,283	NON-COMP	DISC	sidelined (with self-amortizing mortgage, approved under previous disposition policy)					1	
7. 2441 Lehigh St.	E. Sierra	12/6/2016	161070	1/19/2017	2017-4	1	7	5/4/2017	\$23,510	\$23,510	NON-COMP	DISC	sidelined (with self-amortizing mortgage, approved under previous disposition policy)					1	
8. 2226 Manchester St.	L. Sierra	2/2/2017	170050	2/9/2017	2017-21	1	7	5/16/2017	\$10,476	\$10,476	NON-COMP	DISC	sidelined (with self-amortizing mortgage, approved under previous disposition policy)					1	
9. 1528 and 1542 N. Denton St.	Yuhon Holdings, LLC	6/8/2017	170575	6/8/2017	2017-31	2	5	6/26/2017	\$2	\$2	NON-COMP	NOM	swap for 1974 N. 8th St. needed by PHA for Morris Choice N	2				2	
TOTAL FY 2017 - SETTLING						18								15	6	6	7	35	0
FISCAL YEAR 2018 - SETTLING																			
1. 1603, 1605, 1607, 1609, 1611 and 1613 W. Birney St.; 1583, 1590, 1591, 1597, 1599, 1601, 1602, 1604, 1606, 1608, 1610, 1612, 1614, 1616, 1618, 1620, 1622, 1624, 1626, 1628, 1630, 1632, 1634, 1636, 1638, 1640, 1642, 1644, 1646, 1648, 1650, 1652, 1654, 1656, 1658, 1660, 1662, 1664, 1666, 1668, 1670, 1672, 1674, 1676, 1678, 1680, 1682, 1684, 1686, 1688, 1690, 1692, 1694, 1696, 1698, 1700, 1702, 1704, 1706, 1708, 1710, 1712, 1714, 1716, 1718, 1720, 1722, 1724, 1726, 1728, 1730, 1732, 1734, 1736, 1738, 1740, 1742, 1744, 1746, 1748, 1750, 1752, 1754, 1756, 1758, 1760, 1762, 1764, 1766, 1768, 1770, 1772, 1774, 1776, 1778, 1780, 1782, 1784, 1786, 1788, 1790, 1792, 1794, 1796, 1798, 1800, 1802, 1804, 1806, 1808, 1810, 1812, 1814, 1816, 1818, 1820, 1822, 1824, 1826, 1828, 1830, 1832, 1834, 1836, 1838, 1840, 1842, 1844, 1846, 1848, 1850, 1852, 1854, 1856, 1858, 1860, 1862, 1864, 1866, 1868, 1870, 1872, 1874, 1876, 1878, 1880, 1882, 1884, 1886, 1888, 1890, 1892, 1894, 1896, 1898, 1900, 1902, 1904, 1906, 1908, 1910, 1912, 1914, 1916, 1918, 1920, 1922, 1924, 1926, 1928, 1930, 1932, 1934, 1936, 1938, 1940, 1942, 1944, 1946, 1948, 1950, 1952, 1954, 1956, 1958, 1960, 1962, 1964, 1966, 1968, 1970, 1972, 1974, 1976, 1978, 1980, 1982, 1984, 1986, 1988, 1990, 1992, 1994, 1996, 1998, 2000, 2002, 2004, 2006, 2008, 2010, 2012, 2014, 2016, 2018, 2020, 2022, 2024, 2026, 2028, 2030, 2032, 2034, 2036, 2038, 2040, 2042, 2044, 2046, 2048, 2050, 2052, 2054, 2056, 2058, 2060, 2062, 2064, 2066, 2068, 2070, 2072, 2074, 2076, 2078, 2080, 2082, 2084, 2086, 2088, 2090, 2092, 2094, 2096, 2098, 2100, 2102, 2104, 2106, 2108, 2110, 2112, 2114, 2116, 2118, 2120, 2122, 2124, 2126, 2128, 2130, 2132, 2134, 2136, 2138, 2140, 2142, 2144, 2146, 2148, 2150, 2152, 2154, 2156, 2158, 2160, 2162, 2164, 2166, 2168, 2170, 2172, 2174, 2176, 2178, 2180, 2182, 2184, 2186, 2188, 2190, 2192, 2194, 2196, 2198, 2200, 2202, 2204, 2206, 2208, 2210, 2212, 2214, 2216, 2218, 2220, 2222, 2224, 2226, 2228, 2230, 2232, 2234, 2236, 2238, 2240, 2242, 2244, 2246, 2248, 2250, 2252, 2254, 2256, 2258, 2260, 2262, 2264, 2266, 2268, 2270, 2272, 2274, 2276, 2278, 2280, 2282, 2284, 2286, 2288, 2290, 2292, 2294, 2296, 2298, 2300, 2302, 2304, 2306, 2308, 2310, 2312, 2314, 2316, 2318, 2320, 2322, 2324, 2326, 2328, 2330, 2332, 2334, 2336, 2338, 2340, 2342, 2344, 2346, 2348, 2350, 2352, 2354, 2356, 2358, 2360, 2362, 2364, 2366, 2368, 2370, 2372, 2374, 2376, 2378, 2380, 2382, 2384, 2386, 2388, 2390, 2392, 2394, 2396, 2398, 2400, 2402, 2404, 2406, 2408, 2410, 2412, 2414, 2416, 2418, 2420, 2422, 2424, 2426, 2428, 2430, 2432, 2434, 2436, 2438, 2440, 2442, 2444, 2446, 2448, 2450, 2452, 2454, 2456, 2458, 2460, 2462, 2464, 2466, 2468, 2470, 2472, 2474, 2476, 2478, 2480, 2482, 2484, 2486, 2488, 2490, 2492, 2494, 2496, 2498, 2500, 2502, 2504, 2506, 2508, 2510, 2512, 2514, 2516, 2518, 2520, 2522, 2524, 2526, 2528, 2530, 2532, 2534, 2536, 2538, 2540, 2542, 2544, 2546, 2548, 2550, 2552, 2554, 2556, 2558, 2560, 2562, 2564, 2566, 2568, 2570, 2572, 2574, 2576, 2578, 2580, 2582, 2584, 2586, 2588, 2590, 2592, 2594, 2596, 2598, 2600, 2602, 2604, 2606, 2608, 2610, 2612, 2614, 2616, 2618, 2620, 2622, 2624, 2626, 2628, 2630, 2632, 2634, 2636, 2638, 2640, 2642, 2644, 2646, 2648, 2650, 2652, 2654, 2656, 2658, 2660, 2662, 2664, 2666, 2668, 2670, 2672, 2674, 2676, 2678, 2680, 2682, 2684, 2686, 2688, 2690, 2692, 2694, 2696, 2698, 2700, 2702, 2704, 2706, 2708, 2710, 2712, 2714, 2716, 2718, 2720, 2722, 2724, 2726, 2728, 2730, 2732, 2734, 2736, 2738, 2740, 2742, 2744, 2746, 2748, 2750, 2752, 2754, 2756, 2758, 2760, 2762, 2764, 2766, 2768, 2770, 2772, 2774, 2776, 2778, 2780, 2782, 2784, 2786, 2788, 2790, 2792, 2794, 2796, 2798, 2800, 2802, 2804, 2806, 2808, 2810, 2812, 2814, 2816, 2818, 2820, 2822, 2824, 2826, 2828, 2830, 2832, 2834, 2836, 2838, 2840, 2842, 2844, 2846, 2848, 2850, 2852, 2854, 2856, 2858, 2860, 2862, 2864, 2866, 2868, 2870, 2872, 2874, 2876, 2878, 2880, 2882, 2884, 2886, 2888, 2890, 2892, 2894, 2896, 2898, 2900, 2902, 2904, 2906, 2908, 2910, 2912, 2914, 2916, 2918, 2920, 2922, 2924, 2926, 2928, 2930, 2932, 2934, 2936, 2938, 2940, 2942, 2944, 2946, 2948, 2950, 2952, 2954, 2956, 2958, 2960, 2962, 2964, 2966, 2968, 2970, 2972, 2974, 2976, 2978, 2980, 2982, 2984, 2986, 2988, 2990, 2992, 2994, 2996, 2998, 3000, 3002, 3004, 3006, 3008, 3010, 3012, 3014, 3016, 3018, 3020, 3022, 3024, 3026, 3028, 3030, 3032, 3034, 3036, 3038, 3040, 3042, 3044, 3046, 3048, 3050, 3052, 3054, 3056, 3058, 3060, 3062, 3064, 3066, 3068, 3070, 3072, 3074, 3076, 3078, 3080, 3082, 3084, 3086, 3088, 3090, 3092, 3094, 3096, 3098, 3100, 3102, 3104, 3106, 3108, 3110, 3112, 3114, 3116, 3118, 3120, 3122, 3124, 3126, 3128, 3130, 3132, 3134, 3136, 3138, 3140, 3142, 3144, 3146, 3148, 3150, 3152, 3154, 3156, 3158, 3160, 3162, 3164, 3166, 3168, 3170, 3172, 3174, 3176, 3178, 3180, 3182, 3184, 3186, 3188, 3190, 3192, 3194, 3196, 3198, 3200, 3202, 3204, 3206, 3208, 3210, 3212, 3214, 3216, 3218, 3220, 3222, 3224, 3226, 3228, 3230, 3232, 3234, 3236, 3238, 3240, 3242, 3244, 3246, 3248, 3250, 3252, 3254, 3256, 3258, 3260, 3262, 3264, 3266, 3268, 3270, 3272, 3274, 3276, 3278, 3280, 3282, 3284, 3286, 3288, 3290, 3292, 3294, 3296, 3298, 3300, 3302, 3304, 3306, 3308, 3310, 3312, 3314, 3316, 3318, 3320, 3322, 3324, 3326, 3328, 3330, 3332, 3334, 3336, 3338, 3340, 3342, 3344, 3346, 3348, 3350, 3352, 3354, 3356, 3358, 3360, 3362, 3364, 3366, 3368, 3370, 3372, 3374, 3376, 3378, 3380, 3382, 3384, 3386, 3388, 3390, 3392, 3394, 3396, 3398, 3400, 3402, 3404, 3406, 3408, 3410, 3412, 3414, 3416, 3418, 3420, 3422, 3424, 3426, 3428, 3430, 3432, 3434, 3436, 3438, 3440, 3442, 3444, 3446, 3448, 3450, 3452, 3454, 3456, 3458, 3460, 3462, 3464, 3466, 3468, 3470, 3472, 3474, 3476, 3478, 3480, 3482, 3484, 3486, 3488, 3490, 3492, 3494, 3496, 3498, 3500, 3502, 3504, 3506, 3508, 3510, 3512, 3514, 3516, 3518, 3520, 3522, 3524, 3526, 3528, 3530, 3532, 3534, 3536, 3538, 3540, 3542, 3544, 3546, 3548, 3550, 3552, 3554, 3556, 3558, 3560, 3562, 3564, 3566, 3568, 3570, 3572, 3574, 3576, 3578, 3580, 3582, 3584, 3586, 3588, 3590, 3592, 3594, 3596, 3598, 3600, 3602, 3604, 3606, 3608, 3610, 3612, 3614, 3616, 3618, 3620, 3622, 3624, 3626, 3628, 3630, 3632, 3634, 3636, 3638, 3640, 3642, 3644, 3646, 3648, 3650, 3652, 3654, 3656, 3658, 3660, 3662, 3664, 3666, 3668, 3670, 3672, 3674, 3676, 3678, 3680, 3682, 3684, 3686, 3688, 3690, 3692, 3694, 3696, 3698, 3700, 3702, 3704, 3706, 3708, 3710, 3712, 3714, 3716, 3718, 3720, 3722, 3724, 3726, 3728, 3730, 3732, 3734, 3736, 3738, 3740, 3742, 3744, 3746, 3748, 3750, 3752, 3754, 3756, 3758, 3760, 3762, 3764, 3766, 3768, 3770, 3772, 3774, 3776, 3778, 3780, 3782, 3784, 3786, 3788, 3790, 3792, 3794, 3796, 3798, 3800, 3802, 3804, 3806, 3808, 3810, 3812, 3814, 3816, 3818, 3820, 3822, 3824, 3826, 3828, 3830, 3832, 3834, 3836, 3838, 3840, 3842, 3844, 3846, 3848, 3850, 3852, 3854, 3856, 3858, 3860, 3862, 3864, 3866, 3868, 3870, 3872, 3874, 3876, 3878, 3880, 3882, 3884, 3886, 3888, 3890, 3892, 3894, 3896, 3898, 3900, 3902, 3904, 3906, 3908, 3910, 3912, 3914, 3916, 3918, 3920, 3922, 3924, 3926, 3928, 3930, 3932, 3934, 3936, 3938, 3940, 3942, 3944, 3946, 3948, 3950, 3952, 3954, 3956, 3958, 3960, 3962, 3964, 3966, 3968, 3970, 3972, 3974, 3976, 3978, 3980, 3982, 3984, 3986, 3988, 3990, 3992, 3994, 3996, 3998, 4000, 4002, 4004, 4006, 4008, 4010, 4012, 4014, 4016, 4018, 4020, 4022, 4024, 4026, 4028, 4030, 4032, 4034, 4036, 4038, 4040, 4042, 4044, 4046, 4048, 4050, 4052, 4054, 4056, 4058, 4060, 4062, 4064, 4066, 4068, 4070, 4072, 4074, 4076, 4078, 4080, 4082, 4084, 4086, 4088, 4090, 4092, 4094, 4096, 4098, 4100, 4102, 4104, 4106, 4108, 4110, 4112, 4114, 4116, 4118, 4120, 4122, 4124, 4126, 4128, 4130, 4132, 4134, 4136, 4138, 4140, 4142, 4144, 4146, 4148, 4150, 4152, 4154, 4156, 4158, 4160, 4162, 4164, 4166, 4168, 4170, 4172, 4174, 4176, 4178, 4180, 4182, 4184, 4186, 4188, 4190, 4192, 4194, 4196, 4198, 4200, 4202, 4204, 4206, 4208, 4210, 4212, 4214, 4216, 4218, 4220, 4222, 4224, 4226, 4228, 4230, 4232, 4234, 4236, 4238, 4240, 4242, 4244, 4246, 4248, 4250, 4252, 4254, 4256, 4258, 4260, 4262, 4264, 4266, 4268, 4270, 4272, 4274, 4276, 4278, 4280, 4282, 4284, 4286, 4288, 4290, 4292, 4294, 4296, 4298, 4300, 4302, 4304, 4306, 4308, 4310, 4312, 4314, 4316, 4318, 4320, 4322, 4324, 4326, 4328, 4330, 4332, 4334, 4336, 4338, 4340, 4342, 4344, 4346, 4348, 4350, 4352, 4354, 4356, 4358, 4360, 4362, 4364, 4366, 4368, 4370, 4372, 4374, 4376, 4378, 4380, 4382, 4384, 4386, 4388, 4390, 4392, 4394, 4396, 4398, 4400, 4402, 4404, 4406, 4408, 4410, 4412, 4414, 4416, 4418, 4420, 4422, 4424, 4426, 4428, 4430, 4432, 4434, 4436, 4438, 4440, 4442, 4444, 4446, 4448, 4450, 4452, 4454, 4456, 4458, 4460, 4462, 4464, 4466, 4468, 4470, 4472, 4474, 4476, 4478, 4480, 4482, 4484, 4486, 4488, 4490, 4492, 4494, 4496, 4498, 4500, 4502, 4504, 4506, 4508, 4510, 4512, 4514, 4516, 4518, 4520, 4522, 4524, 4526, 4528, 4530, 4532, 4534, 4536, 4538, 4540, 4542, 4544, 4546, 4548, 4550, 4552, 4554, 4556, 4558, 4560, 4562, 4564, 4566, 4568, 4570, 4572, 4574, 4576, 4578, 4580, 4582, 4584, 4586, 4588, 4590, 4592, 4594, 4596, 4598, 4600, 4602, 4604, 4606, 4608, 4610, 4612, 4614, 4616, 4618, 4620, 4622, 4624, 4626, 4628, 4630, 4632, 4634, 4636, 4638, 4640, 4642, 4644, 4646, 4648, 4650, 4652, 4654, 4656, 4658, 4660, 4662, 4664, 4666, 4668, 4670, 4672, 4674, 4676, 4678, 4680, 4682, 4684, 4686, 4688, 4690, 4692, 4694, 4696, 4698, 4700, 4702, 4704, 4706, 4708, 4710, 4712, 4714, 4716, 4718, 4720, 4722, 4724, 4726, 4728, 4730, 4732, 4734, 4736, 4738, 4740, 4742, 4744, 4746, 4748, 4750, 4752, 4754, 4756, 4758, 4760, 4762, 4764, 4766, 4768, 4770, 4772, 4774, 4776, 4778, 4780, 4782, 4784, 4786, 4788, 4790, 4792, 4794, 4796, 4798, 4800, 4802, 4804, 4806, 4808, 4810, 4812, 4814, 4816, 4818, 4820, 4822, 4824, 4826,																			

EXHIBIT E (4 of 4)

HAB Dispositions (Identical to Date
6-19-2019)

Property Address	Purchaser	City Council Res. Adopted	City Council Res. No.	HAB Board Res. Adopted On Infr. Garden Agmt. Signed	PUB Board Res. No.	No. of Units	Council District	Actual Settlement Date	Price	Appraisal Value	OPA Value	Type of Sale	Type of Pricing	Notes	Housing: # of Units # of Units 30% AMI 60% AMI 120% AMI	Meeting - Total # of Units	Garden/ Open Sp.	Business Opportunity/ Commercial
1 1024 N Lexington St 1024 N Lexington St	J. Moore-Castro	5/10/2018	180438	5/10/2018	2018-21	1	7	7/13/2018	\$1		\$1,350	NON-COMP	NON	sidyard			1	
2 415 E 43rd and 43rd W Berks St	LDC Development LLC	4/12/2018	180312	4/12/2018	2018-16	5	7	7/13/2018	\$226,000	\$226,000		NON-COMP	MKT	multi-family market rate homeownership	3	6		
3 1250 Northside St	R. Martinez	4/12/2018	180314	4/12/2018	2018-17	1	7	6/2/2018	\$1		\$8,200	NON-COMP	NON	sidyard			1	
4 1346 N Mainline St	L. Elijah	5/17/2018	180477	6/14/2018	2018-26	1	8	8/12/2018	\$1		\$9,900	NON-COMP	NON	sidyard			1	
5 1218, 1217, 1216, 1215, 1214, 1213, 1212, 1211, 1210, 1209, 1208, 1207, 1206, 1205, 1204, 1203, 1202, 1201, 1200, 1199, 1198, 1197, 1196, 1195, 1194, 1193, 1192, 1191, 1190, 1189, 1188, 1187, 1186, 1185, 1184, 1183, 1182, 1181, 1180, 1179, 1178, 1177, 1176, 1175, 1174, 1173, 1172, 1171, 1170, 1169, 1168, 1167, 1166, 1165, 1164, 1163, 1162, 1161, 1160, 1159, 1158, 1157, 1156, 1155, 1154, 1153, 1152, 1151, 1150, 1149, 1148, 1147, 1146, 1145, 1144, 1143, 1142, 1141, 1140, 1139, 1138, 1137, 1136, 1135, 1134, 1133, 1132, 1131, 1130, 1129, 1128, 1127, 1126, 1125, 1124, 1123, 1122, 1121, 1120, 1119, 1118, 1117, 1116, 1115, 1114, 1113, 1112, 1111, 1110, 1109, 1108, 1107, 1106, 1105, 1104, 1103, 1102, 1101, 1100, 1099, 1098, 1097, 1096, 1095, 1094, 1093, 1092, 1091, 1090, 1089, 1088, 1087, 1086, 1085, 1084, 1083, 1082, 1081, 1080, 1079, 1078, 1077, 1076, 1075, 1074, 1073, 1072, 1071, 1070, 1069, 1068, 1067, 1066, 1065, 1064, 1063, 1062, 1061, 1060, 1059, 1058, 1057, 1056, 1055, 1054, 1053, 1052, 1051, 1050, 1049, 1048, 1047, 1046, 1045, 1044, 1043, 1042, 1041, 1040, 1039, 1038, 1037, 1036, 1035, 1034, 1033, 1032, 1031, 1030, 1029, 1028, 1027, 1026, 1025, 1024, 1023, 1022, 1021, 1020, 1019, 1018, 1017, 1016, 1015, 1014, 1013, 1012, 1011, 1010, 1009, 1008, 1007, 1006, 1005, 1004, 1003, 1002, 1001, 1000, 999, 998, 997, 996, 995, 994, 993, 992, 991, 990, 989, 988, 987, 986, 985, 984, 983, 982, 981, 980, 979, 978, 977, 976, 975, 974, 973, 972, 971, 970, 969, 968, 967, 966, 965, 964, 963, 962, 961, 960, 959, 958, 957, 956, 955, 954, 953, 952, 951, 950, 949, 948, 947, 946, 945, 944, 943, 942, 941, 940, 939, 938, 937, 936, 935, 934, 933, 932, 931, 930, 929, 928, 927, 926, 925, 924, 923, 922, 921, 920, 919, 918, 917, 916, 915, 914, 913, 912, 911, 910, 909, 908, 907, 906, 905, 904, 903, 902, 901, 900, 899, 898, 897, 896, 895, 894, 893, 892, 891, 890, 889, 888, 887, 886, 885, 884, 883, 882, 881, 880, 879, 878, 877, 876, 875, 874, 873, 872, 871, 870, 869, 868, 867, 866, 865, 864, 863, 862, 861, 860, 859, 858, 857, 856, 855, 854, 853, 852, 851, 850, 849, 848, 847, 846, 845, 844, 843, 842, 841, 840, 839, 838, 837, 836, 835, 834, 833, 832, 831, 830, 829, 828, 827, 826, 825, 824, 823, 822, 821, 820, 819, 818, 817, 816, 815, 814, 813, 812, 811, 810, 809, 808, 807, 806, 805, 804, 803, 802, 801, 800, 799, 798, 797, 796, 795, 794, 793, 792, 791, 790, 789, 788, 787, 786, 785, 784, 783, 782, 781, 780, 779, 778, 777, 776, 775, 774, 773, 772, 771, 770, 769, 768, 767, 766, 765, 764, 763, 762, 761, 760, 759, 758, 757, 756, 755, 754, 753, 752, 751, 750, 749, 748, 747, 746, 745, 744, 743, 742, 741, 740, 739, 738, 737, 736, 735, 734, 733, 732, 731, 730, 729, 728, 727, 726, 725, 724, 723, 722, 721, 720, 719, 718, 717, 716, 715, 714, 713, 712, 711, 710, 709, 708, 707, 706, 705, 704, 703, 702, 701, 700, 699, 698, 697, 696, 695, 694, 693, 692, 691, 690, 689, 688, 687, 686, 685, 684, 683, 682, 681, 680, 679, 678, 677, 676, 675, 674, 673, 672, 671, 670, 669, 668, 667, 666, 665, 664, 663, 662, 661, 660, 659, 658, 657, 656, 655, 654, 653, 652, 651, 650, 649, 648, 647, 646, 645, 644, 643, 642, 641, 640, 639, 638, 637, 636, 635, 634, 633, 632, 631, 630, 629, 628, 627, 626, 625, 624, 623, 622, 621, 620, 619, 618, 617, 616, 615, 614, 613, 612, 611, 610, 609, 608, 607, 606, 605, 604, 603, 602, 601, 600, 599, 598, 597, 596, 595, 594, 593, 592, 591, 590, 589, 588, 587, 586, 585, 584, 583, 582, 581, 580, 579, 578, 577, 576, 575, 574, 573, 572, 571, 570, 569, 568, 567, 566, 565, 564, 563, 562, 561, 560, 559, 558, 557, 556, 555, 554, 553, 552, 551, 550, 549, 548, 547, 546, 545, 544, 543, 542, 541, 540, 539, 538, 537, 536, 535, 534, 533, 532, 531, 530, 529, 528, 527, 526, 525, 524, 523, 522, 521, 520, 519, 518, 517, 516, 515, 514, 513, 512, 511, 510, 509, 508, 507, 506, 505, 504, 503, 502, 501, 500, 499, 498, 497, 496, 495, 494, 493, 492, 491, 490, 489, 488, 487, 486, 485, 484, 483, 482, 481, 480, 479, 478, 477, 476, 475, 474, 473, 472, 471, 470, 469, 468, 467, 466, 465, 464, 463, 462, 461, 460, 459, 458, 457, 456, 455, 454, 453, 452, 451, 450, 449, 448, 447, 446, 445, 444, 443, 442, 441, 440, 439, 438, 437, 436, 435, 434, 433, 432, 431, 430, 429, 428, 427, 426, 425, 424, 423, 422, 421, 420, 419, 418, 417, 416, 415, 414, 413, 412, 411, 410, 409, 408, 407, 406, 405, 404, 403, 402, 401, 400, 399, 398, 397, 396, 395, 394, 393, 392, 391, 390, 389, 388, 387, 386, 385, 384, 383, 382, 381, 380, 379, 378, 377, 376, 375, 374, 373, 372, 371, 370, 369, 368, 367, 366, 365, 364, 363, 362, 361, 360, 359, 358, 357, 356, 355, 354, 353, 352, 351, 350, 349, 348, 347, 346, 345, 344, 343, 342, 341, 340, 339, 338, 337, 336, 335, 334, 333, 332, 331, 330, 329, 328, 327, 326, 325, 324, 323, 322, 321, 320, 319, 318, 317, 316, 315, 314, 313, 312, 311, 310, 309, 308, 307, 306, 305, 304, 303, 302, 301, 300, 299, 298, 297, 296, 295, 294, 293, 292, 291, 290, 289, 288, 287, 286, 285, 284, 283, 282, 281, 280, 279, 278, 277, 276, 275, 274, 273, 272, 271, 270, 269, 268, 267, 266, 265, 264, 263, 262, 261, 260, 259, 258, 257, 256, 255, 254, 253, 252, 251, 250, 249, 248, 247, 246, 245, 244, 243, 242, 241, 240, 239, 238, 237, 236, 235, 234, 233, 232, 231, 230, 229, 228, 227, 226, 225, 224, 223, 222, 221, 220, 219, 218, 217, 216, 215, 214, 213, 212, 211, 210, 209, 208, 207, 206, 205, 204, 203, 202, 201, 200, 199, 198, 197, 196, 195, 194, 193, 192, 191, 190, 189, 188, 187, 186, 185, 184, 183, 182, 181, 180, 179, 178, 177, 176, 175, 174, 173, 172, 171, 170, 169, 168, 167, 166, 165, 164, 163, 162, 161, 160, 159, 158, 157, 156, 155, 154, 153, 152, 151, 150, 149, 148, 147, 146, 145, 144, 143, 142, 141, 140, 139, 138, 137, 136, 135, 134, 133, 132, 131, 130, 129, 128, 127, 126, 125, 124, 123, 122, 121, 120, 119, 118, 117, 116, 115, 114, 113, 112, 111, 110, 109, 108, 107, 106, 105, 104, 103, 102, 101, 100, 99, 98, 97, 96, 95, 94, 93, 92, 91, 90, 89, 88, 87, 86, 85, 84, 83, 82, 81, 80, 79, 78, 77, 76, 75, 74, 73, 72, 71, 70, 69, 68, 67, 66, 65, 64, 63, 62, 61, 60, 59, 58, 57, 56, 55, 54, 53, 52, 51, 50, 49, 48, 47, 46, 45, 44, 43, 42, 41, 40, 39, 38, 37, 36, 35, 34, 33, 32, 31, 30, 29, 28, 27, 26, 25, 24, 23, 22, 21, 20, 19, 18, 17, 16, 15, 14, 13, 12, 11, 10, 9, 8, 7, 6, 5, 4, 3, 2, 1																		
6 1346, 1347, 1348 N 134th St	Suspension Square, LP	6/11/2018	180614	7/12/2018	2018-34	3	5	8/30/2018	\$1			NON-COMP	NON	multi-family very low-income and low-income and affordable rental (affordable development of 50 units)	3	20	11	
7 1319 W Cumberland St	P. Rivera	4/12/2018	180313	4/12/2018	2018-13	1	7	8/21/2018	\$1		\$9,200	NON-COMP	NON	sidyard			1	
8 1248 N Mainline St	One Better, LLC	9/11/2017	170129	2/18/2017	2017-49	1	5	11/7/2018	\$6,042		\$6,042	NON-COMP	MKT	single-family market rate homeownership (probab)	1	1		
9 1208 N Marshall St	Neighborhood Gardens Trust	4/19/2018	180303	4/12/2018	2018-15	1	5	12/29/2018	\$1		\$8,100	NON-COMP	NON	community garden preservation			1	
10 1204, 1206 Emerald St	Neighborhood Gardens Trust	6/7/2018	180560	6/14/2018	2018-23	2	7	12/29/2018	\$2		\$10,400	NON-COMP	NON	community garden preservation			2	
11 1208, 1206, 1204, 1202, 1200, 1198, 1196, 1194, 1192, 1190, 1188, 1186, 1184, 1182, 1180, 1178, 1176, 1174, 1172, 1170, 1168, 1166, 1164, 1162, 1160, 1158, 1156, 1154, 1152, 1150, 1148, 1146, 1144, 1142, 1140, 1138, 1136, 1134, 1132, 1130, 1128, 1126, 1124, 1122, 1120, 1118, 1116, 1114, 1112, 1110, 1108, 1106, 1104, 1102, 1100, 1098, 1096, 1094, 1092, 1090, 1088, 1086, 1084, 1082, 1080, 1078, 1076, 1074, 1072, 1070, 1068, 1066, 1064, 1062, 1060, 1058, 1056, 1054, 1052, 1050, 1048, 1046, 1044, 1042, 1040, 1038, 1036, 1034, 1032, 1030, 1028, 1026, 1024, 1022, 1020, 1018, 1016, 1014, 1012, 1010, 1008, 1006, 1004, 1002, 1000, 998, 996, 994, 992, 990, 988, 986, 984, 982, 980, 978, 976, 974, 972, 970, 968, 966, 964, 962, 960, 958, 956, 954, 952, 950, 948, 946, 944, 942, 940, 938, 936, 934, 932, 930, 928, 926, 924, 922, 920, 918, 916, 914, 912, 910, 908, 906, 904, 902, 900, 898, 896, 894, 892, 890, 888, 886, 884, 882, 880, 878, 876, 874, 872, 870, 868, 866, 864, 862, 860, 858, 856, 854, 852, 850, 848, 846, 844, 842, 840, 838, 836, 834, 832, 830, 828, 826, 824, 822, 820, 818, 816, 814, 812, 810, 808, 806, 804, 802, 800, 798, 796, 794, 792, 790, 788, 786, 784, 782, 780, 778, 776, 774, 772, 770, 768, 766, 764, 762, 760, 758, 756, 754, 752, 750, 748, 746, 744, 742, 740, 738, 736, 734, 732, 730, 728, 726, 724, 722, 720, 718, 716, 714, 712, 710, 708, 706, 704, 702, 700, 698, 696, 694, 692, 690, 688, 686, 684, 682, 680, 678, 676, 674, 672, 670, 668, 666, 664, 662, 660, 658, 656, 654, 652, 650, 648, 646, 644, 642, 640, 638, 636, 634, 632, 630, 628, 626, 624, 622, 620, 618, 616, 614, 612, 610, 608, 606, 604, 602, 600, 598, 596, 594, 592, 590, 588, 586, 584, 582, 580, 578, 576, 574, 572, 570, 568, 566, 564, 562, 560, 558, 556, 554, 552, 550, 548, 546, 544, 542, 540, 538, 536, 534, 532, 530, 528, 526, 524, 522, 520, 518, 516, 514, 512, 510, 508, 506, 504, 502, 500, 498, 496, 494, 492, 490, 488, 486, 484, 482, 480, 478, 476, 474, 472, 470, 468, 466, 464, 462, 460, 458, 456, 454, 452, 450, 448, 446, 444, 442, 440, 438, 436, 434, 432, 430, 428, 426, 424, 422, 420, 418, 416, 414, 412, 410, 408, 406, 404, 402, 400, 398, 396, 394, 392, 390, 388, 386, 384, 382, 380, 378, 376, 374, 372, 370, 368, 366, 364, 362, 360, 358, 356, 354, 352, 350, 348, 346, 344, 342, 340, 338, 336, 334, 332, 330, 328, 326, 324, 322, 320, 318, 316, 314, 312, 310, 308, 306, 304, 302, 300, 298, 296, 294, 292, 290, 288, 286, 284, 282, 280, 278, 276, 274, 272, 270, 268, 266, 264, 262, 260, 258, 256, 254, 252, 250, 248, 246, 244, 242, 240, 238, 236, 234, 232, 230, 228, 226, 224, 222, 220, 218, 216, 214, 212, 210, 208, 206, 204, 202, 200, 198, 196, 194, 192, 190, 188, 186, 184, 182, 180, 178, 176, 174, 172, 170, 168, 166, 164, 162, 160, 158, 156, 154, 152, 150, 148, 146, 144, 142, 140, 138, 136, 134, 132, 130, 128, 126, 124, 122, 120, 118, 116, 114, 112, 110, 108, 106, 104, 102, 100, 98, 96, 94, 92, 90, 88, 86, 84, 82, 80, 78, 76, 74, 72, 70, 68, 66, 64, 62, 60, 58, 56, 54, 52, 50, 48, 46, 44, 42, 40, 38, 36, 34, 32, 30, 28, 26, 24, 22, 20, 18, 16, 14, 12, 10, 8, 6, 4, 2, 1																		
12 1022 Kimball St	V2 Properties LLC, V. Vinay	5/27/2018	180468	7/12/2018	2018-19	1	2	2/15/2019	\$175,000		\$185,000	COMP	MKT	single-family market rate homeownership	1	1		
13 126 Emily St	Neighborhood Gardens Trust	4/12/2018	180313	4/12/2018	2018-13	1	1	2/25/2019	\$1		\$25,000	NON-COMP	NON	community garden preservation			1	
14 108 N Mainline St	GDC Francisco Associates, LLC	6/14/2018	180616	6/14/2018	2018-24	1	3	2/27/2019	\$35,000		\$35,000	NON-COMP	MKT	small part of large development site for multi-family market rental (8 units in entire development)	1	1		
15 1202 S Cleveland St	David McLaughlin	11/29/2018	180316	2/16/2019	2019-1	1	2	2/12/2019	\$1		\$115,000	NON-COMP	NON	sidyard (with 20 yr self-amortizing mortgage)			1	
16 1242 S Loma St	Philadelphia Redevelopment Authority	2/7/2019	190076	7/12/2018	2018-11	1	8	2/12/2019	\$1		\$604,500	NON-COMP	NON	low-income housing preservation	1			
17 1208 N Cleveland St	Habitat for Humanity Philadelphia, Inc.	12/13/2018	180774	12/13/2018	2018-54	1	5	3/6/2019	\$1		\$15,000	NON-COMP	NON	ret				

EXHIBIT F (1 of 6)

PLB Tax Sale Acquisitions FY19, Q1 - Q4 To Date
(7/1/2018 -5/31/2019)

			Property Address	CD	Date of Sheriff Sale	Proposed Use	Zoning Code	OPA Total Land Value	Actual Amount Paid to Acquire (incl servicer fees)
1		1	1750 N CROSKEY ST	5	7/18/2018	Affordable Housing	RSA5	\$3,600	\$3,600.00
2		2	4149 W GIRARD AVE	3	7/18/2018	Community Garden	RM1	\$20,100	\$13,673.16
3		3	110 E WISHART ST	7	7/24/2018	Sideyard	RM1	\$3,800	\$4,700.00
4		4	1614 N BAILEY ST	5	7/24/2018	Affordable Housing	RSA5	\$7,000	\$7,900.00
5		5	1749 N 26TH ST	5	7/24/2018	Affordable Housing	RSA5	\$6,200	\$7,100.00
6		6	1952 S REDFIELD ST	2	7/24/2018	Sideyard	RM1	\$8,100	\$9,000.00
7		7	2054 N 5TH ST	7	7/24/2018	Sideyard	RM1	\$15,400	\$13,611.77
8		8	2201 N 8TH ST	5	7/24/2018	Affordable Housing	CMX2	\$5,500	\$6,400.00
9		9	2231 N 19TH ST	5	7/24/2018	Affordable Housing	RSA5	\$7,400	\$8,300.00
10		10	2247 N 19TH ST	5	7/24/2018	Affordable Housing	RSA5	\$7,200	\$8,100.00
11		11	2300 EMERALD ST	7	7/24/2018	Community Garden	RSA5	\$15,100	\$7,825.06
12		12	2314 N 5TH ST	7	7/24/2018	Sideyard	CMX2	\$5,100	\$6,000.00
13		13	2351 NICHOLAS ST	5	7/24/2018	Affordable Housing	CMX2	\$4,100	\$5,000.00
14		14	237 W THAYER ST	7	7/24/2018	Sideyard	RM1	\$6,700	\$7,600.00
15		15	2411 CLIFFORD ST	5	7/24/2018	Affordable Housing	RM1	\$10,400	\$11,300.00
16		16	2422 CLIFFORD ST	5	7/24/2018	Affordable Housing	RM1	\$14,800	\$15,700.00
17		17	2434 CLIFFORD ST	5	7/24/2018	Affordable Housing	RM1	\$14,800	\$13,102.01
18		18	2443 SEYBERT ST	5	7/24/2018	Affordable Housing	RM1	\$6,000	\$6,900.00
19		19	250 W THAYER ST	7	7/24/2018	Sideyard	RM1	\$4,462	\$7,600.00
20		20	2506 N 11TH ST	5	7/24/2018	Community Garden	RM1	\$14,800	\$13,687.59
21		21	2514 NICHOLAS ST	5	7/24/2018	Sideyard	RSA5	\$6,600	\$7,500.00
22		22	2521 ANNIN ST	2	7/24/2018	Housing	RM1	\$5,300	\$6,200.00
23		23	2534 RIDGE AVE	5	7/24/2018	Garden/Open Space	RM1	\$7,700	\$8,600.00
24		24	1007 S FRAZIER ST	3	7/26/2018	Sideyard	RM1	\$9,600	\$10,500.00
25		25	1437 OGDEN ST	5	7/26/2018	Workforce Housing	IRMX	\$35,800	\$23,474.64
26		26	2113 W OXFORD ST	5	7/26/2018	Affordable Housing	CMX2	\$3,000	\$3,900.00
27		27	2140 N 30TH ST	5	7/26/2018	Affordable Housing	RSA5	\$5,600	\$6,500.00
28		28	2330 W MONTGOMERY AVE	5	7/26/2018	Affordable Housing	RSA5	\$7,400	\$8,300.00
29		29	2332 W MONTGOMERY AVE	5	7/26/2018	Affordable Housing	RSA5	\$8,900	\$9,800.00
30		30	5327 PENTRIDGE ST	3	7/26/2018	Development Site	RM1	\$17,400	\$17,640.59
31		31	5331 PENTRIDGE ST	3	7/26/2018	Development Site	RM1	\$17,400	\$18,300.00
32		32	19 N PAXON ST	3	8/15/2018	Sideyard	RM1	\$20,900	\$9,924.57
33		33	4560 N BOUVIER ST	8	8/15/2018	Development Site	RM1	\$5,900	\$5,900.00
34		34	1725 N 26TH ST	5	8/21/2018	Affordable Housing	RSA5	\$6,200	\$7,100.00
35		35	1727 N STILLMAN ST	5	8/21/2018	Sideyard	RSA5	\$3,100	\$4,000.00
36		36	1747 N 26TH ST	5	8/21/2018	Affordable Housing	RSA5	\$6,200	\$7,100.00
37		37	1820 N MARSHALL ST	5	8/21/2018	Development Site	RM1	\$16,800	\$7,493.14
38		38	2036 N 29TH ST	5	8/21/2018	Sideyard	RSA5	\$5,000	\$5,900.00
39		39	2118-20 W GODFREY AVE	8	8/21/2018	Housing	RM1	\$38,100	\$10,450.06
40		40	2236 N 7TH ST	5	8/21/2018	Development Site	RM1	\$15,000	\$12,073.15
41		41	2429 SEYBERT ST	5	8/21/2018	Affordable Housing	RM1	\$6,000	\$6,900.00
42		42	2434 N CHADWICK ST	5	8/21/2018	Sideyard	RSA5	\$5,300	\$6,200.00
43		43	2447 SEYBERT ST	5	8/21/2018	Development Site	RM1	\$6,000	\$6,900.00
44		44	2524 TURNER ST	5	8/21/2018	Affordable Housing	RSA5	\$4,300	\$5,200.00
45		45	2540 RIDGE AVE	5	8/21/2018	Sideyard	RM1	\$6,900	\$7,800.00
46		46	2606 W MONTGOMERY AVE	5	8/21/2018	Affordable Housing	RSA5	\$6,200	\$7,100.00
47		47	2625 W MONTGOMERY AVE	5	8/21/2018	Affordable Housing	RSA5	\$6,400	\$7,300.00
48		48	2748 N 2ND ST	7	8/21/2018	Sideyard	RM1	\$12,600	\$12,420.47
49		49	2806 CECIL B MOORE AVE	5	8/21/2018	Affordable Housing	RM1	\$9,700	\$10,600.00
50		50	2821 N HOWARD ST	7	8/21/2018	Sideyard	RM1	\$11,400	\$12,300.00

1ST QUARTER

EXHIBIT F (2 of 6)

PLB Tax Sale Acquisitions FY19, Q1 - Q4 To Date
(7/1/2018 - 5/31/2019)

		Property Address	CD	Date of Sheriff Sale	Proposed Use	Zoning Code	OPA Total Land Value	Actual Amount Paid to Acquire (incl service fees)
51	1ST QUARTER	51 2831 W HAROLD ST	5	8/21/2018	Sideyard	RSA5	\$5,200	\$6,100.00
52		52 2913 CECIL B MOORE AVE	5	8/21/2018	Affordable Housing	RSA5	\$8,200	\$9,100.00
53		53 2916 RIDGE AVE	5	8/21/2018	Development Site	CMX2	\$4,900	\$5,800.00
54		54 301 W SUSQUEHANNA AVE	7	8/21/2018	Sideyard	I2	\$7,200	\$8,100.00
55		55 3110 W YORK ST	5	8/21/2018	Open Space	RSA5	\$2,900	\$3,800.00
56		56 3112 W YORK ST	5	8/21/2018	Open Space	RSA5	\$2,900	\$3,800.00
57		57 3124 TASKER ST	2	8/21/2018	Workforce Housing	RSA5	\$45,700	\$40,787.98
58		58 3340 H ST	7	8/21/2018	Sideyard	RSA5	\$9,200	\$10,100.00
59		59 3432 N BODINE ST	7	8/21/2018	Sideyard	RM1	\$6,800	\$7,700.00
60		60 3818 POPLAR ST	3	8/21/2018	Sideyard	RM1	\$15,600	\$10,793.81
61		61 428 DIAMOND ST	7	8/21/2018	Sideyard	CMX2	\$5,500	\$6,400.00
62		62 4405 BROWN ST	3	8/21/2018	Affordable Housing	RM1	\$4,600	\$5,500.00
63		63 6060 LIMEKILN PIKE	8	8/21/2018	Housing	RM1	\$126,500	\$25,740.34
64		64 1741 N NEWKIRK ST	5	8/23/2018	Sideyard	RSA5	\$3,700	\$5,813.33
65		65 1823 S 57TH ST	3	8/23/2018	Sideyard	RM1	\$6,000	\$6,900.00
66		66 1961 S ITHAN ST	3	8/23/2018	Sideyard	RM1	\$8,100	\$9,000.00
67		67 2219 N UBER ST	5	8/23/2018	Affordable Housing	RSA5	\$5,400	\$10,200.00
68		68 2227 N UBER ST	5	8/23/2018	Affordable Housing	RSA5	\$9,300	\$10,140.16
69		69 2532 W SELTZER ST	4	8/23/2018	Sideyard	RSA5	\$3,400	\$4,300.00
70		70 3842 WYALUSING AVE	3	8/23/2018	Sideyard	RM1	\$10,900	\$11,800.00
71		71 5455 REGENT ST	3	8/23/2018	Sideyard	RM1	\$7,100	\$8,000.00
72		72 5617 ELLIOTT ST	3	8/23/2018	Sideyard	RM1	\$7,700	\$8,600.00
73		73 5939 SPRINGFIELD AVE	3	8/23/2018	Sideyard	RM1	\$10,200	\$11,100.00
74		74 2255 N 19TH ST	5	9/18/2018	Affordable Housing	RSA5	\$7,200	\$8,100.00
75		75 3029 CLIFFORD ST	5	9/18/2018	Affordable Housing	RSA5	\$7,100	\$8,000.00
76		76 526 DIAMOND ST	7	9/18/2018	Commercial Site Assembly	CMX2	\$5,200	\$6,100.00
77		77 527 W MONTGOMERY AVE	7	9/18/2018	Development Site	RM1	\$17,200	\$18,100.00
78		78 536 DIAMOND ST	7	9/18/2018	Commercial Site Assembly	CMX2	\$5,300	\$6,200.00
79		79 5440 LUDLOW ST	3	9/18/2018	Community Use	RM1	\$19,800	\$14,670.73
80		80 5442 LUDLOW ST	3	9/18/2018	Community Use	RM1	\$19,800	\$15,910.78
81		81 5444 LUDLOW ST	3	9/18/2018	Community Use	RM1	\$19,800	\$15,002.39
82		82 709 N DE KALB ST	3	9/18/2018	Market Rate	RM1	\$7,800	\$8,700.00
83		83 710 N 36TH ST	3	9/18/2018	Market Rate	RSA3	\$9,300	\$7,982.98
84		84 725 W CUMBERLAND ST	5	9/18/2018	Community Garden	RM1	\$14,200	\$15,100.00
85		85 727 W CUMBERLAND ST	5	9/18/2018	Community Garden	RM1	\$14,200	\$8,727.29
86		86 852 UNION ST	3	9/18/2018	Affordable Housing	RM1	\$7,900	\$8,800.00
87		87 2120 N REESE ST	7	9/19/2018	Housing	RM1	\$7,000	\$4,972.08
88		88 2122 N REESE ST	7	9/19/2018	Housing	RM1	\$7,000	\$3,305.41
89		89 2124 N REESE ST	7	9/19/2018	Housing	RM1	\$7,000	\$5,096.54
90		90 3134 W GORDON ST	5	9/19/2018	Affordable Housing	RSA5	\$2,800	\$2,800.00
91		91 5618 HEISKELL ST	8	9/19/2018	Sideyard	RSA5	\$4,400	\$4,400.00
92		92 1551 N 9TH ST	5	9/20/2018	Affordable Housing	RM1	\$19,400	\$20,162.18
93		93 1614-18 N 22ND ST	5	9/20/2018	Commercial Expansion	CMX2	\$17,100	\$18,000.00
94		94 2259-63 GERMANTOWN AVE	5	9/20/2018	Commercial Site Assembly	CMX2	\$12,400	\$13,300.00

EXHIBIT F (3 of 6)

PLB Tax Sale Acquisitions FY19, Q1 - Q4 To Date
(7/1/2018 - 5/31/2019)

		Property Address	CD	Date of Sheriff Sale	Proposed Use	Zoning Code	OPA Total Land Value	Actual Amount Paid to Acquire (incl. service fees)
95		1 2227 N 5TH ST	7	10/16/2018	Housing	RM1	\$8,400	\$8,893.78
96		2 2563 N LEITHGOW ST	7	10/16/2018	Housing	RM1	\$1,700	\$2,600.00
97		3 2957 N ORKNEY ST	7	10/16/2018	Housing	RM1	\$1,800	\$2,700.00
98		4 3336 WATERLOO ST	7	10/16/2018	Sideyard	RM1	\$8,000	\$8,900.00
99		5 4900 W THOMPSON ST	3	10/16/2018	Affordable Housing	CMX2	\$12,600	\$13,600.00
100		6 5817 BELMAR ST	3	10/16/2018	Sideyard	RM1	\$7,700	\$7,204.75
101		7 647 N 43RD ST	3	10/16/2018	Community Use	RM1	\$34,400	\$7,852.90
102		8 1023 W CUMBERLAND ST	5	10/17/2018	Community Garden	CMX2	\$3,800	\$3,800.00
103		9 1937 E DAUPHIN ST	7	10/17/2018	Community Garden	RM1	\$25,900	\$9,961.49
104		10 2125 N 18TH ST	5	10/17/2018	Affordable Housing	RM1	\$50,200	\$6,401.18
105		11 2126 N REESE ST	7	10/17/2018	Housing	RM1	\$7,000	\$3,921.38
106		12 2242 N LAWRENCE ST	7	10/17/2018	Housing	RM1	\$8,000	\$5,419.34
107		13 2402 JEFFERSON ST	5	10/17/2018	Affordable Housing	RM1	\$6,100	\$6,100.00
108		14 2546 TURNER ST	5	10/17/2018	Affordable Housing	RS45	\$4,600	\$7,926.31
109		15 2916 MASCHER ST	7	10/17/2018	Sideyard	RM1	\$7,900	\$5,441.40
110		16 3003 WHARTON ST	2	10/17/2018	Affordable Housing	RS45	\$15,500	\$5,323.99
111		17 3117 CLIFFORD ST	5	10/17/2018	Affordable Housing	RS45	\$12,900	\$8,288.40
112		18 3714 BROWN ST	3	10/17/2018	Community Garden	RS43	\$8,100	\$4,056.69
113		19 3906 W GIRARD AVE	3	10/17/2018	Affordable Housing	RS43	\$25,900	\$5,685.39
114		20 505 DIAMOND ST	7	10/17/2018	Sideyard	RM1	\$8,500	\$8,061.90
115		21 5423-27 LENA ST	8	10/17/2018	Affordable Housing	RS45	\$151,200	\$95,990.76
116		22 1446 N MARSTON ST	5	10/18/2018	Affordable Housing	RS45	\$5,200	\$6,100.00
117		23 1514 N MARSTON ST	5	10/18/2018	Market Rate	RS45	\$4,900	\$5,800.00
118		24 1537 N 28TH ST	5	10/18/2018	Workforce Housing	RS45	\$4,900	\$5,800.00
119		25 1547 N MARSTON ST	5	10/18/2018	Market Rate	RS45	\$5,000	\$5,900.00
120		26 1615 W FLORA ST	5	10/18/2018	Affordable Housing	RM1	\$19,200	\$8,688.79
121		27 1726 N BODINE ST	7	10/18/2018	Sideyard	RM1	\$37,900	\$9,004.26
122		28 1728 N BODINE ST	7	10/18/2018	Sideyard	RM1	\$37,900	\$8,836.65
123		29 1921 S 6TH ST	1	10/18/2018	Market Rate	CMX2	\$14,700	\$11,324.85
124		30 2030 GERMANTOWN AVE	7	10/18/2018	Commercial	CMX2	\$5,000	\$5,900.00
125		31 2038 GERMANTOWN AVE	7	10/18/2018	Commercial	CMX2	\$3,600	\$4,500.00
126		32 2326 N 10TH ST	5	10/18/2018	Community Garden	CMX2	\$4,000	\$4,900.00
127		33 2351 N ORIANNA ST	7	10/18/2018	Sideyard	RM1	\$6,400	\$7,300.00
128		34 2478 EMERALD ST	1	10/18/2018	Market Rate	CMX1	\$10,900	\$8,805.57
129		35 2480 EMERALD ST	1	10/18/2018	Market Rate	CMX1	\$10,800	\$10,740.37
130		36 2503 N WARNOCK ST	5	10/18/2018	Community Garden	RM1	\$9,500	\$9,054.12
131		37 2509 N WARNOCK ST	5	10/18/2018	Community Garden	RM1	\$9,500	\$9,339.19
132		38 2511 N WARNOCK ST	5	10/18/2018	Community Garden	RM1	\$9,500	\$10,400.00
133		39 2958 N ORKNEY ST	7	10/18/2018	Sideyard	CMX2	\$1,800	\$2,700.00
134		40 2967 N FAIRHILL ST	7	10/18/2018	Community Garden	RM1	\$8,500	\$9,400.00
135		41 3626 BROWN ST	3	10/18/2018	Market Rate	RM1	\$9,525	\$27,098.34
136		42 4041 N 9TH ST	7	10/18/2018	Sideyard	RM1	\$7,000	\$7,900.00
137		43 4422 ELIZABETH ST	7	10/18/2018	Sideyard	RM1	\$18,200	\$11,708.67
138		44 1761 N CROSKY ST	5	11/14/2018	Affordable Housing	RM1	\$3,800	\$3,800.00
139		45 1853 E ONTARIO ST	1	11/14/2018	Sideyard	RM1	\$7,600	\$6,876.55
140		46 1946 E YORK ST	7	11/14/2018	Sideyard	RM1	\$44,800	\$8,778.61
141		47 1814 N MARSHALL ST	5	11/27/2018	Affordable Housing	RM1	\$17,900	\$8,346.56
142		48 1530 N DARIEN ST	5	11/29/2018	Workforce Housing	RM1	\$18,200	\$6,246.74
143		49 1609 W FLORA ST	5	11/29/2018	Affordable Housing	RM1	\$18,400	\$8,524.63
144		50 1707 N 55TH ST	4	11/29/2018	Community Garden	RM1	\$7,400	\$8,300.00
145		51 1731 N 29TH ST	5	11/29/2018	Affordable Housing	RS45	\$6,900	\$6,986.34
146		52 221 W SERGEANT ST	7	11/29/2018	Sideyard	I2	\$1,800	\$2,700.00
147		53 2222 PALETHORP ST	7	11/29/2018	Sideyard	RS45	\$9,900	\$6,021.33
148		54 2355 N ORIANNA ST	7	11/29/2018	Sideyard	RM1	\$6,400	\$6,188.36
149		55 2R NOLANS CT	5	11/29/2018	Sideyard	IRMX	\$19,600	\$13,660.73
150		56 4205 N 9TH ST	7	11/29/2018	Community Garden	RM1	\$7,000	\$6,045.02
151		57 1563 N DARIEN ST	5	12/19/2018	Workforce Housing	RM1	\$2,400	\$2,400.00
152		58 2535 N ORKNEY ST	7	12/19/2018	Sideyard	RM1	\$1,800	\$1,800.00
153		59 5655 SPRAGUE ST	8	12/19/2018	Market Rate	RM1	\$6,900	\$6,900.00

2ND QUARTER

EXHIBIT F (4 of 6)

PLB Tax Sale Acquisitions FY19, Q1 - Q4 To Date
(7/1/2018 -5/31/2019)

		Property Address	CD	Date of Sheriff Sale	Proposed Use	Zoning Code	OPA Total Land Value	Actual Amount Paid to Acquire (incl. service fees)
154	3RD QUARTER	1 1933 N DARIEN ST	5	1/16/2019	Affordable Housing	RM1	\$11,000	\$4,235.08
155		2 3902 W GIRARD AVE	3	1/16/2019	Affordable Housing	RS43	\$27,200	\$12,357.79
156		3 1934 W YORK ST	5	1/22/2019	Affordable Housing	RS45	\$6,000	\$6,900.00
157		4 5740 BELMAR ST	3	1/22/2019	Affordable Housing	RM1	\$6,500	\$7,400.00
158		5 619 N CREIGHTON ST	3	1/22/2019	Housing	RS45	\$6,300	\$7,200.00
159		6 915 W SUSQUEHANNA AVE	5	1/22/2019	Affordable Housing	RM1	\$14,000	\$14,350.56
160		7 1820 W TIOGA ST	8	1/24/2019	Community Use	RS43	\$7,480	\$33,476.29
161		8 2055 S 57TH ST	3	1/24/2019	Sideyard	RM1	\$7,845	\$9,756.11
162		9 1529 N 5TH ST	5	2/19/2019	Market Rate	RM1	\$17,500	\$16,869.07
163		10 2163 N DOVER ST	5	2/19/2019	Housing	RS45	\$2,900	\$3,800.00
164		11 2442 N DELHI ST	5	2/19/2019	Affordable Housing	RM1	\$8,900	\$6,996.34
165		12 25 DEARBORN ST	3	2/19/2019	Affordable Housing	RS45	\$4,700	\$5,600.00
166		13 259 W YORK ST	7	2/19/2019	Affordable Housing	CMX2	\$2,900	\$3,800.00
167		14 4846 TACKAWANNA ST	7	2/19/2019	Sideyard	RS45	\$12,600	\$13,500.00
168		15 1445 N PERTH ST	5	2/21/2019	Workforce Housing	RM1	\$2,600	\$3,500.00
169		16 1931 N ORIANNA ST	7	2/21/2019	Sideyard	RM1	\$12,100	\$10,149.80
170		17 2016 N RANDOLPH ST	7	2/21/2019	Commercial Site	CMX2	\$14,000	\$9,319.10
171		18 2170 N FRANKLIN ST	5	2/21/2019	Affordable Housing	CMX2	\$6,300	\$7,200.00
172		19 2318 N 10TH ST	5	2/21/2019	Community Garden	CMX2	\$5,700	\$6,600.00
173		20 2320 N 10TH ST	5	2/21/2019	Community Garden	CMX2	\$5,500	\$6,400.00
174		21 2330 N 10TH ST	5	2/21/2019	Community Garden	CMX2	\$4,100	\$5,000.00
175		22 2703 W GEORGE ST	5	2/21/2019	Affordable Housing	RS45	\$5,800	\$6,700.00
176		23 2964 N ORKNEY ST	7	2/21/2019	Sideyard	CMX2	\$1,800	\$2,700.00
177		24 3616 ASPEN ST	3	2/21/2019	Affordable Housing	RS43	\$9,600	\$8,648.58
178		25 942 N 13TH ST	5	2/21/2019	Market Rate	CMX4	\$7,700	\$8,600.00
179		26 2313 N LAWRENCE ST	7	3/19/2019	Affordable Housing	RM1	\$5,200	\$6,100.00
180		27 2423 N LAWRENCE ST	7	3/19/2019	Affordable Housing	RM1	\$6,700	\$7,590.49
181		28 2464 PALETHORP ST	7	3/19/2019	Affordable Housing	RM1	\$1,700	\$2,600.00
182		29 2551 N WARNOCK ST	5	3/19/2019	Community Garden	CMX2	\$2,400	\$3,300.00
183		30 2649 W SILVER ST	4	3/19/2019	Garden/Open Space	RS45	\$3,300	\$4,200.00
184		31 4057 CAMBRIDGE ST	3	3/19/2019	Affordable Housing	RM1	\$7,700	\$8,600.00
185		32 720 WIOTA ST	3	3/19/2019	Affordable Housing	RM1	\$4,600	\$5,500.00
186		33 722 WIOTA ST	3	3/19/2019	Affordable Housing	RM1	\$4,600	\$5,500.00
187		34 903 W DAUPHIN ST	5	3/19/2019	Affordable Housing	RM1	\$12,800	\$10,043.61
188		35 909 W DAUPHIN ST	5	3/19/2019	Affordable Housing	RM1	\$12,800	\$10,063.61
189		36 138 W DAUPHIN ST	7	3/20/2019	Community Garden	CMX2	\$8,500	\$7,998.98
190		37 2224 WILDER ST	2	3/20/2019	Affordable Housing	RM1	\$21,600	\$21,600.00
191		38 3904 POPLAR ST	3	3/20/2019	Affordable Housing	RS45	\$5,300	\$5,300.00
192		39 2114-16 W GODFREY AVE	8	3/21/2019	Affordable Housing	RS45	\$47,900	\$9,764.01
193		40 3857 RENO ST	3	3/21/2019	Affordable Housing	RS45	\$6,500	\$7,600.00
194		41 3948 ASPEN ST	3	3/21/2019	Affordable Housing	RS45	\$12,800	\$10,119.14
195		42 5333 DELANCEY ST	3	3/21/2019	Affordable Housing	RM1	\$13,400	\$14,300.00

EXHIBIT F (5 of 6)

PLB Tax Sale Acquisitions FY19, Q1 - Q4 To Date
(7/1/2018 -5/31/2019)

		Property Address	CD	Date of Sheriff Sale	Proposed Use	Zoning Code	OPA Total Land Value	Actual Amount Paid to Acquire (incl service fees)
196	4TH QUARTER	1 1438 OGDEN ST	5	4/16/2019	Market Rate	RM1	\$32,700	\$22,925.85
197		2 2017 N 30TH ST	5	4/16/2019	Affordable Housing	RM1	\$8,300	\$9,200.00
198		3 2047 N 3RD ST	7	4/16/2019	Housing	RM1	\$14,500	\$14,229.27
199		4 212 RAMSEY ST	3	4/16/2019	Affordable Housing	RS45	\$6,000	\$6,900.00
200		5 2250 N 19TH ST	5	4/16/2019	Affordable Housing	RS45	\$5,900	\$6,800.00
201		6 2338 N FAIRHILL ST	7	4/16/2019	Sideyard	RM1	\$4,800	\$5,700.00
202		7 2429-31 N ORIANNA ST	7	4/16/2019	Market Rate	RS45	\$4,200	\$5,100.00
203		8 2437 N 10TH ST	5	4/16/2019	Affordable Housing	RM1	\$17,800	\$7,482.09
204		9 280 W CORNWALL ST	7	4/16/2019	Sideyard	RM1	\$6,800	\$7,700.00
205		10 2710 N 28TH ST	4	4/16/2019	Affordable Housing	RS45	\$10,400	\$11,300.00
206		11 2713 W THOMPSON ST	5	4/16/2019	Workforce Housing	RS45	\$5,600	\$6,500.00
207		12 2934 N BAMBREY ST	4	4/16/2019	Affordable Housing	RS45	\$2,900	\$3,800.00
208		13 2960 N 26TH ST	4	4/16/2019	Sideyard	CMX1	\$5,700	\$6,600.00
209		14 3337 HOPE ST	7	4/16/2019	Sideyard	RM1	\$8,100	\$9,000.00
210		15 3906 WYALUSING AVE	3	4/16/2019	Affordable Housing	RS45	\$8,700	\$9,600.00
211		16 3984 PENNSGROVE ST	3	4/16/2019	Affordable Housing	RS45	\$6,600	\$7,500.00
212		17 4407 BROWN ST	3	4/16/2019	Affordable Housing	RM1	\$4,600	\$5,500.00
213		18 5415-17 LANSLOWNE AVE	4	4/16/2019	Community Use	RM1	\$28,200	\$29,100.00
214		19 6031 UPLAND ST	2	4/16/2019	Affordable Housing	RM1	\$8,100	\$9,000.00
215		20 1228 HANSON ST	3	4/17/2019	Affordable Housing	RS45	\$11,200	\$5,062.33
216		21 1431 S 49TH ST	3	4/17/2019	Affordable Housing	RS45	\$20,700	\$7,843.90
217		22 3013 N 5TH ST	7	4/17/2019	Housing	CMX2.5	\$16,400	\$5,409.92
218		23 3146 W ARIZONA ST	5	4/17/2019	Affordable Housing	RS45	\$2,500	\$2,500.00
219		24 411 CANTRELL ST	1	4/17/2019	Market Rate	RS45	\$42,000	\$6,305.88
220		25 1230 BURNS ST	5	4/18/2019	Workforce Housing	RM1	\$2,400	\$3,300.00
221		26 1238 BURNS ST	5	4/18/2019	Workforce Housing	RM1	\$2,800	\$3,700.00
222		27 1248 BURNS ST	5	4/18/2019	Workforce Housing	RM1	\$2,800	\$3,700.00
223		28 1413 MARLBOROUGH ST	5	4/18/2019	Community Use	RS45	\$3,500	\$4,400.00
224		29 1806 HARLAN ST	5	4/18/2019	Workforce Housing	RS45	\$3,300	\$4,200.00
225		30 2150 N PERCY ST	5	4/18/2019	Affordable Housing	RM1	\$18,800	\$19,700.00
226		31 2237 N 17TH ST	5	4/18/2019	Affordable Housing	RS45	\$9,900	\$10,800.00
227		32 2321 N 27TH ST	5	4/18/2019	Affordable Housing	RS45	\$5,000	\$5,900.00
228		33 3010 W NEVADA ST	5	4/18/2019	Affordable Housing	RS45	\$4,100	\$5,000.00
229		34 48 N ST BERNARD ST	3	4/18/2019	Affordable Housing	RS45	\$9,300	\$10,200.00
230		35 1244 HANSON ST	3	5/15/2019	Affordable Housing	RS45	\$9,800.00	\$4,873.48
231		36 1734 W COURTLAND ST	8	5/15/2019	Workforce Housing	RM1	\$6,100.00	\$6,100.00
232		37 1802 N 21ST ST	5	5/15/2019	Affordable Housing	RS45	\$8,900.00	\$5,354.00
233		38 2029 N ORKNEY ST	7	5/15/2019	Sideyard	RS45	\$12,100.00	\$5,156.66
234		39 2133 N PERCY ST	5	5/15/2019	Affordable Housing	RM1	\$15,400.00	\$15,400.00
235		40 2650 N CORLIES ST	5	5/15/2019	Affordable Housing	RS45	\$3,300.00	\$3,300.00
236		41 3037 RIDGE AVE	5	5/15/2019	Mixed Use	RM1	\$6,500.00	\$6,500.00
237		42 3107 N 25TH ST	4	5/15/2019	Sideyard	RS45	\$8,300.00	\$8,300.00
238		43 37 E SILVER ST	7	5/15/2019	Sideyard	RS45	\$9,700.00	\$5,919.16
239		44 5147 WESTMINSTER AVE	3	5/15/2019	Workforce Housing	RS45	\$7,400.00	\$7,400.00
240		45 5811 LANSLOWNE AVE	4	5/15/2019	Affordable Housing	RM1	\$17,400.00	\$12,753.54
241		46 6056 REINHARD ST	2	5/15/2019	Affordable Housing	RM1	\$8,000.00	\$8,000.00
242		47 6067 UPLAND ST	2	5/15/2019	Affordable Housing	RM1	\$8,100.00	\$6,333.84
243		48 1300 N 51ST ST	3	5/21/2019	Affordable Housing	CMX2	\$6,900.00	\$7,800.00
244		49 1646 W SUSQUEHANNA AVE	5	5/21/2019	Affordable Housing	CMX2	\$6,800.00	\$7,700.00
245		50 1848 N 24TH ST	5	5/21/2019	Sideyard	RS45	\$6,500.00	\$7,400.00
246		51 1905 NICHOLAS ST	5	5/21/2019	Affordable Housing	RS45	\$6,600.00	\$7,500.00
247		52 1907 NICHOLAS ST	5	5/21/2019	Affordable Housing	RS45	\$6,600.00	\$7,500.00
248		53 1910 N 24TH ST	5	5/21/2019	Affordable Housing	RS45	\$6,200.00	\$7,100.00
249		54 1925 NICHOLAS ST	5	5/21/2019	Affordable Housing	RS45	\$6,900.00	\$7,800.00
250		55 2047 S 56TH ST	3	5/21/2019	Affordable Housing	RM1	\$5,300.00	\$6,200.00

EXHIBIT F (6 of 6)

PLB Tax Sale Acquisitions FY19, Q1 - Q4 To Date
(7/1/2019 -5/31/2019)

			Property Address	CD	Date of Sheriff Sale	Proposed Use	Zoning Code	OPA Total Land Value	Actual Amount Paid to Acquire (incl service fees)
251	4TH QUARTER continued	56	2126 W GODFREY AVE	8	5/21/2019	Workforce Housing	RSA5	\$9,200.00	\$10,100.00
252		57	2128 W GODFREY AVE	8	5/21/2019	Workforce Housing	RSA5	\$8,900.00	\$9,800.00
253		58	26 COLLOM ST	8	5/21/2019	Affordable Housing	RSA5	\$5,400.00	\$6,300.00
254		59	2729 N NEWKIRK ST	4	5/21/2019	Sideyard	RSA5	\$6,000.00	\$6,900.00
255		60	2738 N 28TH ST	4	5/21/2019	Sideyard	RSA5	\$10,400.00	\$11,300.00
256		61	3021-25 N 7TH ST	5	5/21/2019	Affordable Housing	I2	\$39,500.00	\$16,600.58
257		62	3120 N WENDLE ST	5	5/21/2019	Sideyard	RM1	\$7,600.00	\$8,500.00
258		63	4956 KERSHAW ST	3	5/21/2019	Affordable Housing	RM1	\$6,300.00	\$7,200.00
259		64	4974 KERSHAW ST	3	5/21/2019	Affordable Housing	RM1	\$5,800.00	\$6,700.00
260		65	5050 N 7TH ST	8	5/21/2019	Market Rate	RSA5	\$11,100.00	\$10,863.45
261		66	5111 MASTER ST	3	5/21/2019	Affordable Housing	RM1	\$9,100.00	\$10,000.00
262		67	5513 YOCUM ST	3	5/21/2019	Affordable Housing	RM1	\$14,600.00	\$9,430.69
263		68	5823 BELMAR ST	3	5/21/2019	Affordable Housing	RM1	\$7,700.00	\$8,600.00
264		69	59 E ASHMEAD ST	8	5/21/2019	Affordable Housing	RSA5	\$4,100.00	\$5,000.00
265		70	6016 UPLAND ST	2	5/21/2019	Affordable Housing	RM1	\$7,400.00	\$8,300.00
266		71	6035 UPLAND ST	2	5/21/2019	Affordable Housing	RM1	\$8,100.00	\$9,000.00
267		72	62 E ASHMEAD ST	8	5/21/2019	Affordable Housing	RSA5	\$6,400.00	\$7,300.00
268		73	6438 N 20TH ST	9	5/21/2019		RSA5	\$9,200.00	\$10,100.00
269		74	665 N 52ND ST	3	5/21/2019	Affordable Housing	RM1	\$8,800.00	\$9,700.00
270		75	923 W BUTLER ST	5	5/21/2019	Community Use	RM1	\$8,800.00	\$9,700.00
271		76	1704 N 23RD ST	5	5/23/2019	Affordable Housing	RSA5	\$9,900.00	\$10,800.00
272		77	1722 N 27TH ST	5	5/23/2019	Affordable Housing	RSA5	\$12,500.00	\$13,400.00
273		78	2001 PEMBERTON ST	2	5/23/2019	Community Garden	RSA5	\$120,000.00	\$21,597.94
274		79	2002 ORTHODOX ST	7	5/23/2019	Community Use	CMX2	\$19,600.00	\$16,899.23
275		80	2525 CEOL B MOORE AVE	5	5/23/2019	Affordable Housing	RM1	\$8,300.00	\$9,200.00
276		81	2924 N 12TH ST	5	5/23/2019	Sideyard	RM1	\$27,800.00	\$20,217.58

EXHIBIT G (1 of 1)

PLB FY19 Garden/License Agreements (Signed)
6-19-2019

	INDIVIDUAL GARDEN / LICENSE AGREEMENTS Property Address	Indiv. Garden Agmt. Signed	Council District	No. of Lots	Being Processed for Disp.
	FISCAL YEAR 2019 - SIGNED 46 new, plus 7 renewals) (sorted by date of signing)				
1	2714, 2716 Oakford St	7/16/2018	2	2	
2	2727 Waterloo St	7/19/2018	7	1	Yes -Solid
3	250 W Thayer St	8/17/2018	7	1	Yes
4	100 Emily St (renewal)	8/22/2018	1	1	
5	2147 E Monmouth St (renewal)	8/23/2018	1	1	
6	3519 N Marshall St	8/27/2018	7	1	Yes
7	2449 N Marston St	9/24/2018	5	1	Yes
8	3054 N Darien St	10/2/2018	5	1	
9	158 W Wyoming Ave (renewal)	10/31/2018	7	1	
10	2937 N 8th St	11/1/2018	5	1	Yes
11	3247 N 6th St	11/2/2018	7	1	
12	131 E Willard St	11/7/2018	7	1	
13	1907 E Sterner St	11/7/2018	7	1	Yes
14	3215, 3221, 3223 Shelbourne St, 901, 905 E Westmoreland St	12/13/2018	7	5	Yes
15	3015 N American St	1/8/2019	7	1	
16	920 W Sterner St	1/8/2019	5	1	
17	3133 Hurley St	1/16/2019	7	1	Yes
18	3318, 3320 N 5th St	1/16/2019	7	2	Yes
19	2036 N 29th St	1/17/2019	5	1	
20	3134 W Gordon St	1/17/2019	5	1	
21	614 W Allegheny Ave	1/22/2019	5	1	Yes
22	2345 Mutter St	1/25/2019	7	1	
23	2514 Nicholas St	1/25/2019	5	1	Yes
24	1235 W Cambria St	1/28/2019	5	1	Yes
25	1421 W Letterly St	1/28/2019	5	1	
26	1844 N Taylor St	1/28/2019	5	1	
27	2558 N Hope St	1/30/2019	7	1	
28	1308-14 N Orianna St	1/31/2019	5	1	
29	2932 W York St	1/31/2019	5	1	
30	2511 N Orkney St	2/4/2019	7	1	Yes - Solid
31	2831 W Harold St	2/5/2019	5	1	Yes
32	2314 W York St	2/5/2019	5	1	
33	3902 N Delhi St	2/5/2019	5	1	
34	2451 N 6th St	2/21/2019	7	1	
35	3411 N 7th Street	2/21/2019	5	1	Yes
36	2533 S 3rd St	2/25/2019	1	1	
37	3247 Tampa St	2/26/2019	7	1	Yes
38	1207, 1209 W Cambria St (renewal)	2/27/2019	5	2	
39	2324 McClellan St (renewal)	3/12/2019	2	1	
40	2533 N 2nd St	3/15/2019	7	1	
41	540 E Cambria St	3/15/2019	7	1	
42	903 W Seltzer St	3/18/2019	5	1	
43	4707 Hawthorne St	3/22/2019	7	1	Yes
44	266 W Wensley St (renewal)	3/26/2019	7	1	
45	3415 Tampa St	3/29/2019	7	1	Yes
46	237 W Thayer St	4/5/2019	7	1	Yes
47	3145 Custer St	4/11/2019	7	1	
48	1720 N 03rd St	5/16/2019	7	1	
49	4257 N Fairhill Street	5/17/2019	7	1	
50	2209 Emerald St	5/20/2019	7	1	
51	2321 N Orkney St	5/21/2019	7	1	
52	2533 N 2nd St (renewal)	6/4/2019	7	1	
53	1704 N Orianna St	6/5/2019	7	1	
	TOTAL COUNTS FY19	53		60	
	TOTAL GARDEN AGREEMENTS SIGNED SINCE INCEPTION * Lots with renewed agreements are counted only once.	76 (of which 7 are renewals)		76 lots *	

**THE FOLLOWING PERTAINS TO ITEMS 4 TO 7
ON THE JULY 24, 2019 AGENDA**

RESOLUTION NO. 2019 - ____

**RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT
WITH MERCADIEN**

WHEREAS, the Philadelphia Housing Development Corporation ("**PHDC**") and the Philadelphia Land Bank ("**Land Bank**") entered into a Management Contract dated July 17, 2015 as amended by a First Amendment to Management Contract dated May 27, 2016 (collectively, "**Management Agreement**").

WHEREAS, under section 1.A.(3) and 1.A.(5) of the Management Agreement, PHDC is tasked with managing, overseeing, and operating the everyday activities of the Land Bank and has all requisite duties and exclusive authority to act on behalf, and for the benefit, of the Land Bank to organize the financial and other activities of the Land Bank as necessary to efficiently and effectively conduct the operations of the Land Bank and maintain fully correct and accurate financial books and records of the activities of the Land Bank.

WHEREAS, on May 29, 2019, PHDC issued a Request for Proposal seeking proposals for the provision of audit services for PHDC, the Philadelphia Redevelopment Authority, and the Land Bank for fiscal years ending 2019, 2020, 2021, and 2022.

WHEREAS, the proposal submitted by Mercadien was selected.

WHEREAS, the Board of Directors of the Philadelphia Land Bank ("**Board**") has determined that entering into a professional services agreement with Mercadien to provide audit services to the Land Bank in accordance with this Resolution is in the best interests of the Land Bank.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of Directors of the Philadelphia Land Bank that:

1. The Executive Director is hereby authorized to negotiate, execute, deliver, and perform, on behalf of the Land Bank, a professional services agreement with Mercadien, with terms and conditions materially in conformance with the summary of major terms ("**Summary**") attached to this Resolution and further containing such other terms and conditions which the Executive Director and Senior Counsel deem necessary or appropriate ("**Agreement**"). The Executive Director, with the advice of Senior Counsel, may modify the Agreement so long as any modifications are not materially different than the terms and conditions represented in the Summary.
2. The Executive Director is hereby further authorized to exercise any and all options to renew or extend the Agreement as indicated in the Summary.
3. The Executive Director is hereby further authorized to negotiate, execute, deliver, and perform, on behalf of the Land Bank, all engagement letters, agreements, contracts, instruments, certifications, attestations, and other documents necessary or appropriate (collectively, "**Transaction Documents**") to consummate, obtain, implement, and fulfill the Agreement in accordance with this Resolution. The Transaction Documents shall contain such terms and conditions which the Executive Director and Senior Counsel deem necessary or appropriate.
4. The Executive Director, with the advice of Senior Counsel, may modify this Resolution as may be necessary or desirable to carry out its purposes and intents. The Executive Director or Senior Counsel

will notify the Board of all modifications to this Resolution at the next Board meeting following the date of such modifications.

5. The approval, execution, and delivery of any Transaction Documents by the Executive Director prior to the effectiveness of this Resolution is hereby ratified and confirmed.
6. This Resolution shall take effect immediately upon adoption by the Board.

Professional Services Agreement for Audit Services
Summary of Major Terms

Initial Term:	One (1) year
Renewal Options:	Three (3) renewal options of one (1) year each
Audit Price:	2019: \$34,516 2020: \$35,314 2021: \$36,510 2022: \$37,588

RESOLUTION NO. 2019 - ____

**RESOLUTION AUTHORIZING THE PURCHASE
OF COMMERCIAL GENERAL LIABILITY INSURANCE**

WHEREAS, Resolution 2017-28 authorized the Land Bank to execute a Limited Power of Attorney appointing the Philadelphia Housing Development Corporation ("**PHDC**") to act as the Land Bank's agent to take all necessary and appropriate actions required to enter into a one (1) year contract with Connor, Strong, and Buckelew ("**Conner**") to provide insurance brokerage services for PHDC and the Land Bank.

WHEREAS, that certain Limited Power of Attorney dated June 12, 2017 ("**Limited POA**") authorizes PHDC to act for and on behalf of the Land Bank and to exercise all necessary and appropriate power, authority, and control to solicit, negotiate, execute documents, pay, and take other actions required to procure and maintain adequate insurance coverage for the Land Bank.

WHEREAS, pursuant to the Limited POA, PHDC instructed Conner to solicit quotes for commercial general liability insurance.

WHEREAS, Conner provided a quote for the purchase of commercial general liability insurance from Western World Insurance Company ("**WWIC**") with the following coverages, deductible, premium, and term:

Commercial General Liability

Bodily Injury and Property Damage	\$1,000,000/occurrence
Personal and Advertising Injury	\$1,000,000/occurrence
Damage to Premises Rented	\$100,000/occurrence
Medical Expenses (Any One Person)	\$5,000/any one person
General Aggregate (not products/completed ops)	\$2,000,000/aggregate
Products/Completed Operations	\$2,000,000/aggregate
Deductible	\$5,000 (BI/PD)

Employee Benefits Liability

Each Claim	\$1,000,000
Aggregate	\$1,000,000

Premium

\$299,309.00

Term

July 1, 2019 – June 30, 2020 ("**Policy Year**")

CONTINUED ON THE FOLLOWING PAGE

WHEREAS, as authorized under the Limited POA, after consultation with Land Bank staff, PHDC procured commercial general liability insurance for the Land Bank pursuant to this Resolution.

WHEREAS, the Board of Directors of the Philadelphia Land Bank (the "**Board**") deems it necessary and in the best interest of the Land Bank to authorize the purchase of commercial general liability insurance pursuant to this Resolution.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of Directors of the Philadelphia Land Bank that:

1. The purchase of commercial general liability insurance from WWIC for the Policy Year with the coverages, deductible, and premium set forth in this Resolution is hereby authorized.
2. Those Land Bank staff authorized to execute and deliver documents on behalf of the Land Bank pursuant to Resolution 2017-43 are hereby authorized to execute and deliver any and all applications, contracts, and other documentation necessary or desirable to carry out the purpose and intent of this Resolution.
3. The Executive Director, with the advice of Senior Counsel, may modify this Resolution as may be necessary or desirable to carry out its purposes and intents. The Executive Director or Senior Counsel will notify the Board of all modifications to this Resolution at the next Board meeting following the date of such modifications.
4. The purchase of commercial general liability insurance by the Executive Director prior to the effectiveness of this Resolution is hereby ratified and confirmed.
5. This Resolution shall take effect immediately upon adoption by the Board.

RESOLUTION NO. 2019 – _____
RESOLUTION DELEGATING AUTHORITY TO EXTEND
CERTAIN LICENSE AGREEMENTS

WHEREAS, pursuant to Resolution 2019-4, the Board of Directors of the Philadelphia Land Bank (the "**Board**") authorized the Executive Director, from time to time, to approve, execute, and deliver any and all License Agreements (as such term is defined in Resolution 2019-4) for any lawful purpose, subject to the terms and conditions of Resolution 2019-4.

WHEREAS, pursuant to Resolution 2019-4, a License Agreement cannot be longer than one (1) year without approval of the Board.

WHEREAS, the Land Bank entered into certain individual garden license agreements for one (1) year which have or will be expiring as more specifically set forth on Schedule I attached to this Resolution and made a part hereof (collectively, "**Garden Agreements**").

WHEREAS, the Land Bank desires to extend each of the Garden Agreements for an additional one-year period.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of Directors of the Philadelphia Land Bank (the "**Board**") that:

1. The Executive Director is hereby authorized, on behalf of the Land Bank, to approve, execute, and deliver any and all documents to extend each of the Garden Agreements for an additional one (1) year period which shall contain such terms and conditions which the Executive Director, with the advice of Senior Counsel, deems necessary or desirable, subject to the terms and conditions of this Resolution and Resolution 2019-4.
2. The Executive Director, with the advice of Senior Counsel, may modify this Resolution as may be necessary or desirable to carry out its purposes and intents. The Executive Director or Senior Counsel will notify the Board of all modifications to this Resolution at the next Board meeting following the date of such modifications.
3. This Resolution shall take effect immediately upon adoption by the Board.

SCHEDULE I

TO BE PROVIDED



1234 Market St., 16th Floor, Philadelphia PA 19107
philadelphialandbank.org

MEMORANDUM

To: Board of Directors
From: Steve Cusano, Esq. 
Date: July 24, 2019
Re: **Resolution Authorizing a Line of Credit and Procedures for Borrowing
on the Line of Credit**

Attached for the Board's consideration is a resolution authorizing the Executive Director to negotiate and obtain a line of credit from Republic Bank.

On March 22, 2019, the Land Bank issued a Request for Proposal seeking proposals from qualified lending institutions to provide a working capital line of credit. There were two responses – BB&T Bank and Republic Bank. Both proposals were evaluated by Angel Rodriguez, Steve Cusano, and Darren Williams. The three evaluators unanimously selected Republic Bank.

The attached resolution authorizes the Executive Director to negotiate and obtain a line of credit from Republic Bank materially in conformance with the summary of major terms attached to the resolution. Although the resolution authorizes the Executive Director to modify the Line of Credit, any modification cannot be materially different than the terms and conditions represented in the summary.

This resolution further authorizes the Executive Director to negotiate, execute, deliver, and perform all agreements, and other documents necessary or appropriate to consummate, obtain, implement, and fulfill the Line of Credit in accordance with the resolution. These documents shall contain such terms and conditions which the Executive Director and Senior Counsel deem necessary or appropriate.

The resolution further authorizes the Executive Director to extend the Line of Credit for two consecutive periods of twelve months each so long as the terms and conditions remain unchanged.

The resolution also authorizes the Executive Director to borrow against the Line of Credit subject to certain safeguards including:

- Funds may only be borrowed to fund the Land Bank's day to day operations and not to fund any acquisition of real property or pay any associated costs including servicer fees or legal fees.
- Funds may only be borrowed pursuant to a written draw request, showing in reasonably detail the need for such funds, signed by the (a) the Executive Director; (b) the Board Chair or, if a

vacancy in the Board Chair, the Board Vice Chair; and (c) the Board Treasurer or, if a vacancy in the Board Treasurer, the Board Secretary. Borrowing is limited to the amount of revenue or other funds (excluding borrowed funds) which the Land Bank reasonably expects to receive in the three (3) month period immediately following the date funds are borrowed, unless authorized by a majority of the Board.

- Any and all revenue or other funds (excluding borrowed funds) which the Land Bank receives shall be used to reduce such funds owed until such funds have been paid in full.

At each Board meeting, the Executive Director is required to report on (i) the amount of funds borrowed (cumulative and since last Board meeting); (ii) a schedule of when all outstanding borrowed funds are expected to be repaid; (iii) the revenue from property dispositions expected to repay such funds; (iv) an estimate of the interest to be paid; and (v) all interest paid to date.

Pursuant to Section 309 of the Bylaws an action of the Board to incur debt must be approved by a majority of the entire Board (the total number of Board members if there were no vacancies).

I recommend that the Board approve the attached resolution.

RESOLUTION NO. 2019 - ____

**RESOLUTION AUTHORIZING A LINE OF CREDIT
AND PROCEDURES FOR BORROWING ON THE LINE OF CREDIT**

WHEREAS, 68 Pa.C.S.A. § 2107 grants a land bank the power to "borrow from Federal Government funds, from the Commonwealth, from private lenders or from municipalities, as necessary, for the operation and work of the land bank."

WHEREAS, 68 Pa.C.S.A. § 2111(a) provides that a land bank may "receive funding through grants and loans from...private sources."

WHEREAS, on March 22, 2019, the Land Bank issued a Request for Proposal seeking proposals from qualified lending institutions to provide a working capital line of credit to the Land Bank.

WHEREAS, a proposal submitted by Republic Bank was determined, in the Land Bank's professional judgment, to be most advantageous to the Land Bank.

WHEREAS, the Board of Directors of the Philadelphia Land Bank ("**Board**") has determined that obtaining a working capital line of credit from Republic Bank to assist in funding the Land Bank's day to day operations ("**Line of Credit**") pursuant to the terms of this Resolution is in the best interests of the Land Bank.

WHEREAS, the Board has further determined that the establishing procedures for borrowing, repaying, and re-borrowing under the Line of Credit is in the best interests of the Land Bank.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of Directors of the Philadelphia Land Bank that:

1. The Executive Director is hereby authorized to negotiate and obtain a line of credit from Republic Bank ("**Line of Credit**"), on behalf of the Land Bank, with terms and conditions materially in conformance with the summary of major terms ("**Summary**") attached to this Resolution and further containing such other terms and conditions which the Executive Director and Senior Counsel deem necessary or appropriate. The Executive Director, with the advice of Senior Counsel, may modify the Line of Credit so long as any modifications are not materially different than the terms and conditions represented in the Summary.
2. The Executive Director is hereby further authorized to negotiate, execute, deliver, and perform, on behalf of the Land Bank, all agreements, contracts, instruments, certifications, attestations, and other documents necessary or appropriate (collectively, "**Transaction Documents**") to consummate, obtain, implement, and fulfill the Line of Credit in accordance with this Resolution. The Transaction Documents shall contain such terms and conditions which the Executive Director and Senior Counsel deem necessary or appropriate.
3. The Senior Counsel and the Finance Director are hereby individually authorized to attest, witness, and certify any of the Transaction Documents.

4. The Executive Director is hereby further authorized to extend the Line of Credit for two (2) consecutive periods of twelve (12) months each so long as the terms and conditions of the Line of Credit remain unchanged.
5. The Executive Director is hereby further authorized to borrow any and all funds from the Line of Credit in accordance with the following:
 - (i) Funds borrowed from the Line of Credit may only be used to fund the Land Bank's day to day operations and shall be borrowed and used in accordance with the terms and conditions of the Line of Credit and the terms and conditions of this Resolution.
 - (ii) Funds borrowed from the Line of Credit may not be used to fund the acquisition of any real property or pay for any costs, sums, or amounts associated with the acquisition of real property including, without limitation, servicer fees or legal fees.
 - (iii) Funds may only be borrowed pursuant to a written draw request, showing in reasonably detail the need for such funds, signed by the following:
 - (a) the Executive Director;
 - (b) the Board Chair or, if a vacancy in the Board Chair, the Board Vice Chair; and
 - (c) the Board Treasurer or, if a vacancy in the Board Treasurer, the Board Secretary.
 - (iv) The Land Bank may not borrow against the Line of Credit in an amount that exceeds the Borrowing Limit, unless authorized by a majority of those Board members present and voting at a meeting of the Board. As used in this Resolution, the “**Borrowing Limit**” means the amount of revenue or other funds (excluding borrowed funds) which the Land Bank reasonably expects to receive in the three (3) month period immediately following the date funds are borrowed against the Line of Credit.
 - (v) To the extent that the Land Bank has any funds outstanding against the Line of Credit, whether principal or interest, any and all revenue or other funds (excluding borrowed funds) which the Land Bank receives shall be used to reduce such funds owed until such funds have been paid in full.
6. At each meeting of the Board, the Executive Director will report on:
 - (i) The total amount of funds borrowed against the Line of Credit;
 - (ii) The total amount of all funds borrowed against the Line of Credit as of the immediately preceding Board meeting;
 - (iii) A schedule of when all outstanding borrowed funds are expected to be repaid;
 - (iv) The revenue to be utilized to repay such outstanding borrowed funds;
 - (v) An estimate of the interest to be paid for such outstanding borrowed funds; and
 - (vi) All interest paid in the current fiscal year.
7. The Executive Director, with the advice of Senior Counsel, may modify this Resolution as may be necessary or desirable to carry out its purposes and intents. The Executive Director or Senior Counsel will notify the Board of all modifications to this Resolution at the next Board meeting following the date of such modifications.
8. This Resolution shall take effect immediately upon adoption by the Board.

Letter of Credit
Summary of Major Terms

<i>Amount</i>	\$2,000,000
<i>Initial Term</i>	12 months
<i>Renewal</i>	Two (2) consecutive renewal options of twelve (12) months each
<i>Rate</i>	Wall Street Journal Prime Minus 1% Floating
<i>Amortization</i>	Consecutive monthly interest only payments with outstanding principal and interest due at maturity
<i>Prepayment Penalty</i>	None
<i>Commitment Fee</i>	None
<i>Document Fee</i>	Capped at \$2,500
<i>Collateral</i>	Unsecured
<i>Guarantors</i>	None
<i>Additional Terms</i>	<ul style="list-style-type: none"> • No obligation to borrow. • Annual submission of FYE audited F/S within 120 days of end of fiscal year. • Annual submission of budget. • Insurance to be maintained. • No financial covenants.