

EXHIBIT “D”

Baseline Conditions and Community Development Goals

	Evaluation Criteria	Measure	January 1, 2004 Baseline Condition	Community Development Goals
1a.	Compactness	Resident population / Acres of City land area	$205,499 / (68,350 - 7,360) = 3.37$	Increase
1b.	Compactness	Miles of City boundary / Square miles of City land area.	$248.3 / 106.8 = 2.32$	Decrease by annexing enclaves and smoothing irregular boundary.
2a.	Residential Density	See 1a.	See 1a.	See 1a.
2b.	Non-Residential Intensity	Jobs / Acres of City land area	$209,920 / 68,350 = 3.07$	Increase to 3.2 within 5 years (by January 1, 2009).
3a.	Vehicle Miles Traveled (VMT)	Average VMT for single-family dwelling units.	City: 53.8 Region: 61 Transportation Area 13 (Southeast Area): 102	Calculate every 5 years (by January 1, 2009). Improve VMT in Transportation Area 13 by 5% within 5 years.
3b.	Interconnectivity	Number of street links / Number of nodes or link ends	Perfect Index: 2.5	Large-scale single-family subdivisions and planned developments shall maintain an Index of 1.4 or greater.
3c.	Pedestrian Access	Miles of sidewalk	491 miles	Add 25 miles per year.
3d.	Mass Transit	Weighted average headway for 59% of the designated Transit Corridors in the TCEA.	30 minutes.	Improve.

4.	Jobs/Housing Balance	Employment per square mile / Resident population per square mile	$(209,920 / (205,499)) = 1.02$	Maintain ratio between 1.02 and 1.3.
5a.	Housing Mix	% Owner-occupied % Renter-occupied	Owner-occupied: 40.8% Renter-occupied: 59.2%	Long-term goal is to increase owner-occupied to 45%.
5b	Housing Mix in Parramore Neighborhood	% Owner-occupied % Renter-occupied	Owner-occupied: 17.9% (252 du) Renter-occupied: 82.1% (1153 du)	Increase owner-occupied by 10% within 10 years (by January 1, 2014).
5c.	Affordable Housing Ownership	a) Average home price / Average household income	$\$143,703 / \$52,700 = 2.73$	Reduce to 2.63 within 10 years (by January 1, 2014).
5d.	Reduction in number of cost burdened households	a) Number of cost burdened owner-occupied households b) Number cost burdened renter-occupied households c) % of cost burdened owner-occupied households d) % of cost burdened renter-occupied households	a) 6,981 owner b) 20,668 renter c) 3.5% owner d) 10.5% renter	Reduce owner-occupied by 1% (69.81 households) within 10 years (by January 1, 2014). Reduce renter-occupied by 5% (1,033 households) within 10 years (by January 1, 2014). Note: Calculations are based on Affordable Housing Needs Assessment. Calculations are only available after each new Census. Therefore, condition cannot be measured again until 2012.

5e.	Number of substandard housing units.	<p>a) Number of substandard single-family dwelling units suitable for rehabilitation.</p> <p>b) Number of substandard multifamily dwelling units suitable for rehabilitation.</p>	<p>a) 458 single-family</p> <p>b) 7,497 multifamily</p>	<p>Decrease by 5% (23 single-family and 375 multifamily dwelling units) within 10 years (by January 1, 2014).</p> <p>Note: Baseline data based on 1997 Housing Conditions Survey. New Housing Conditions Survey to be conducted every 5 years (by January 1, 2007).</p>																					
6.	Mixed-use development.	Maintain mix of land uses within Urban and Metropolitan Activity Centers, as provided in GMP Objective 2.1	<p>2004</p> <p>Res. 5%</p> <p>Office 10.2%</p> <p>Comm. 53.5%</p> <p>PRI 12.5%</p> <p>Hosp. 7.2%</p> <p>Ind. 11.5%</p>	<p>2010</p> <table border="1" data-bbox="1209 787 1494 1144"> <thead> <tr> <th></th> <th>Min.</th> <th>Max.</th> </tr> </thead> <tbody> <tr> <td>Res.</td> <td>2.5%</td> <td>10%</td> </tr> <tr> <td>Office</td> <td>20%</td> <td>25%</td> </tr> <tr> <td>Comm.</td> <td>40%</td> <td>55%</td> </tr> <tr> <td>PRI</td> <td>5%</td> <td>20%</td> </tr> <tr> <td>Hosp.</td> <td>1%</td> <td>5%</td> </tr> <tr> <td>Ind.</td> <td>5%</td> <td>15%</td> </tr> </tbody> </table>		Min.	Max.	Res.	2.5%	10%	Office	20%	25%	Comm.	40%	55%	PRI	5%	20%	Hosp.	1%	5%	Ind.	5%	15%
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7.	Dedicated open space.	Annual percentage of platted acreage dedicted as parks or open space.	N/A	20%.																					
8.	Education & Recreation uses in Neighborhoods.	Number of agreements approved for joint use of public school and City park facilities.	15	Approve joint use of at least 5 new locations within 5 years (by January 1, 2009).																					
9a.	Per capita water consumption	Average/kgal/hh/mo	8,303 MMgal / 44,345 residential services / 12 months = 15.59 MMgal/hh/mo (as of September 30, 2003).	Decrease																					

9b.	Per capita energy consumption	Average kwh/hh/mo	1,423,623 Mwh / 94,010 residential meters / 12 mo = 1.26 Mwh/hh/mo (as of September 30, 2003).	Decrease
10.	Environmental Protection	Acres of Conservation in City / Total acres in City	7,360 / 68,350 = 10.8%	Maintain at least 10% of total City land area as Conservation use.
11.	Hurricane Shelters	a) Number of shelters: b) Total shelter capacity: c) City residents per shelter space:	a) 68 b) 33,560 c) 205,499 / 33,560 = 6.12	Add at least 2 new shelter locations within 5 years (by January 1, 2009).
12.	Coordination with School Board	See 8.	See 8.	See 8.