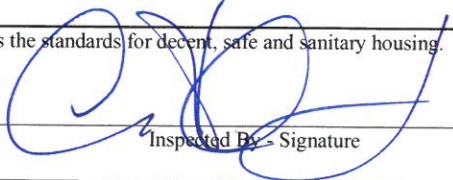


CLAIM FOR PAYMENT OF RENT SUPPLEMENT

Print or Type All Information - Read Rules on Reverse Side			
1. To: Williamson County	Parcel No.: 14	County: Williamson	
		Project: Corridor A-1 SE Loop	
2. Name of Claimant: Andrew Nesbitt	4. Replacement Housing Address: 1200 E. Parmer Lane Austin, Texas 78753		
3. Property Acquired by Williamson County: By: <input checked="" type="checkbox"/> Negotiation Condemnation Address: 101 Dana Drive Hutto, Texas 78634 Apt. No.: Site No.:	8. Date Claimant Moved into Replacement Housing: 8-22-2020		
5. Type of Occupancy Covered by This Claim: <input type="checkbox"/> Owner-Occupant <input checked="" type="checkbox"/> Tenant <input type="checkbox"/> House <input type="checkbox"/> House <input type="checkbox"/> Apartment <input type="checkbox"/> Apartment <input type="checkbox"/> Mobile Home <input type="checkbox"/> Mobile Home <input checked="" type="checkbox"/> Sleeping Room	9. Amount of This Claim \$14,154.00 a. Total Rent Supplement \$14,154.00 Installment (1st, 2nd, 3rd, or Final) \$ b. Total Last Resort Purchase Payment \$ 1. Amount Paid on Principal \$ 2. Incidental Expenses \$		
6. Controlling Dates	Mo.	Day	Yr.
a. First Offer in Negotiations	04	17	2020
b. Date Required to Move	08	22	2020
7. Continuous Occupancy of Property Acquired by Williamson County: From (Date): 04-10-2018 To (Date of Move): 08-22-2020			
10. Payment of this claim in the amount shown in Block 9 above is requested. I certify that this move was made as a result of the acquisition of the property for roadway purposes, the information submitted herewith is true and correct, and that the dwelling I now occupy meets the standards of decent, safe and sanitary housing to the best of my knowledge and belief.			
<u>9/17/2020</u> Date of Claim		<u>Andrew Nesbitt</u> Claimant _____ Claimant	
Spaces Below to be Completed by Williamson County			
The dwelling at the address under Block 4 above has been inspected and in my opinion meets the standards for decent, safe and sanitary housing.			
<u>9-3-2020</u> Date of Inspection		<u>[Signature]</u> Inspected By - Signature	
I certify that I have examined this claim and found it to conform to the applicable laws and regulations governing relocation assistance payments. I further certify the computation of the payment and the information as shown herein is correct.			
<u>9-17-2020</u> Date		<u>[Signature]</u> Relocation Agent	
APPROVED <u>9/29/2020</u> Date		<u>Bill J. [Signature]</u> Williamson County Judge	

REPLACEMENT HOUSING INSPECTION

Name of Claimant: Andrew Nesbitt	Parcel No.: 14	County: Williamson
		Project: Corridor A-1 SE Loop
Address: 1200 E Parmer Lane Austin, Texas 78634 Apt No.: 1004 Site No.:		
Number of Displaced Persons in Family: 1		Purchase Price or Monthly Rent: \$995/mo
Replacement Dwelling		
House <input type="checkbox"/>	Duplex <input type="checkbox"/>	Apartment <input checked="" type="checkbox"/>
		Sleeping Room <input type="checkbox"/>
Mobile Home: Width: Length:	Other:	
Floor Space: 800 sq. ft.	No. Rooms: 3	No. Bedrooms: 1 No. Baths: 1
Dwelling Inspection		
Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	
1. Meets all applicable building codes	6. Has Provisions for artificial lighting in each room	
2. Has required potable water	7. Is structurally sound, in good repair and adequately maintained	
3. Has required kitchen facilities	8. Has required safe means of egress	
4. Has required heating system	9. Has required habitable floor space	
5. Has required bathroom facilities		
Comments: The dwelling at the address above has been inspected and in my opinion meets the standards for decent, safe and sanitary housing.		
9-2-2020 _____ Date of Inspection	 _____ Inspected By - Signature	

Resident Ledger

Property Logo

Date: 09/04/2020

Code	t0179599	Property	Bexley at Tech Ridge	Lease From	08/22/2020
Name	Andrew Nesbitt ✓	Unit	1004	Lease To	08/22/2021
Address	1200 E. Parmer Lane Apt 1004	Status	Current ✓	Move In	08/22/2020
		Rent	995.00 ✓	Move Out	
City	Austin, TX 78753	Phone (H)	(512) 784-6728	Phone (W)	

Date	Code	Description	Charges	Payments	Balance	Charges/Receipts
08/06/2020	app_fee	Application Fee (Andrew Nesbitt)	60.00	0.00	60.00	9494791
08/06/2020	resfee	Administrative Fee (Andrew Nesbitt)	150.00	0.00	210.00	9494792
08/06/2020		chk# 73165330 Credit Card On-Line Payment ; Mobile Web - Online Leasing	0.00	210.00	0.00	4585219
08/07/2020	dep_sd	Security Deposit	99.00	0.00	99.00	9495624
08/07/2020	conc_ap	\$99 app/admin special	-10.00	0.00	89.00	9495625
08/07/2020	conc_rf	\$99 app/admin special	-101.00	0.00	(12.00)	9495626
08/13/2020		chk# 1364288 Imported from PayYourRent.com	0.00	12.00	(24.00)	4591038
08/19/2020		chk# :ACH-WEB Online Payment - EFT Payment. Web - Resident Services	0.00	318.43	(342.43)	4595828
08/21/2020	garage	Resident was charged rent for a garage that is not available of time of move-in.	-16.13	0.00	(358.56)	9552624
08/22/2020	rent	Rent for \$995.00 @ 10 days	320.97	0.00	(37.59)	9554300
08/22/2020	trashrub	Trash for \$9.00 @ 10 days	2.90	0.00	(34.69)	9554301
08/22/2020	storm	Stormwater for \$7.53 @ 10 days	2.43	0.00	(32.26)	9554302
08/29/2020		chk# :ACH-WEB Online Payment - EFT Payment. Web - Resident Services	0.00	979.27	(1,011.53)	4617312
09/01/2020	rent	Base Rent (09/2020)	995.00 ✓	0.00	(16.53)	9607290
09/01/2020	storm	Storm Water (09/2020)	7.53	0.00	(9.00)	9607291
09/01/2020	trashrub	Trash (09/2020)	9.00	0.00	0.00 ✓	9607292

Rent payment verified as paid and up to date with property manager Noelia Rocha on 9-7-2020

[Signature]

PAYMENTS

[Make Payments](#) [Auto-pay Setup](#) [Recent Activity](#) [Payment Accounts](#)

Online payments are reflected as Pending until they are fully processed.

10 records per page

Search

Date	Payments and Charges	Charge	Payments	Balance
9/1/2020	Trash (09/2020)	\$9.00	\$0.00	\$0.00 ✓
9/1/2020	Storm Water (09/2020)	\$7.53	\$0.00	-\$9.00
9/1/2020	Base Rent (09/2020)	✓ \$995.00	\$0.00	-\$16.53
8/29/2020	Online Payment - EFT Payment. Web - Resident Services [Payment Pending]	\$0.00	\$979.27	-\$1,011.53
8/22/2020	Stormwater for \$7.53 @ 10 days	\$2.43	\$0.00	-\$32.26
8/22/2020	Trash for \$9.00 @ 10 days	\$2.90	\$0.00	-\$34.69
8/22/2020	Rent for \$995.00 @ 10 days	\$320.97	\$0.00	-\$37.59
8/21/2020	Resident was charged rent for a garage that is not available of time of move-in	-\$16.13	\$0.00	-\$358.56
8/19/2020	Online Payment - EFT Payment. Web - Resident Services	\$0.00	\$318.43	-\$342.43
8/13/2020	Imported from PayYourRent.com	\$0.00	\$12.00	-\$24.00

Showing 1 to 10 of 16 entries

Previous 1 **2** Next →

SUPPLEMENTAL PAYMENT ESTIMATE - REPLACEMENT HOUSING

Print or Type All Information												
Displacee's Name: Andrew Nesbitt				Parcel No.: 14-Tenant			Project: S.E. Loop Hutto					
							County: Williamson					
				Unit or Bldg. No.: N/A			First Offer in Negotiations (Date): 4-17-2020					
				Occupancy Since (Date): 04/10/2018			County: Williamson					
Type Supplement: <input type="checkbox"/> Normal <input type="checkbox"/> 180-day Owner <input type="checkbox"/> Revised <input checked="" type="checkbox"/> 90-day Occupant <input checked="" type="checkbox"/> Last Resort <input type="checkbox"/> Late Occupants				Property from Which Displaced: <input type="checkbox"/> Single Family Home <input type="checkbox"/> Mobile Home Site <input type="checkbox"/> Apartment <input checked="" type="checkbox"/> Other: <input type="checkbox"/> Mobile Home Rented room <input type="checkbox"/> Duplex								
<input checked="" type="checkbox"/> Utilities in Subject Rent <input type="checkbox"/> Utilities Not in Subject Rent				Monthly Gross Income: \$5,841.08 X 30% = \$ 1,752.32								
Replacement Property Data												
										* Denotes Selected Replacement Property		
Property No.	Total Rooms	No. Bdr.	Apprx. Sq. Ft.	Age	Quality	Cond.	Yd. Imp.	Index	Probable Sales Price	Rental Cost		
Subject	8	4	1,899	6	20	3	3	32				
605	3	1	608	7	8	3	3	21		\$1,128		
1200	3	1	826	8	9	3	3	23		\$1,119		
*1316	3	1	652	9	8	3	3	23		\$1,137		
Replacement Housing Supplement												
Replacement Cost \$ Subject Value \$ Supplement \$N/A												
Rent Supplement												
Actual Rent \$800 <u> x 42</u> \$33,600			Fair Market Rent \$ <u> x 42</u> \$			Gross Income \$1,752.32 <u> x 42</u> \$73,597.44			Replacement Cost Supplement \$1,137 <u> x 42</u> \$47,754			
Supplement = \$14,154.00												

Total number of displaced persons: 1.

List name, age, gender, and relationship of household occupants other than displacee(s) named on page 1.

Name of Household Occupant(s):	Age:	Gender:	Relationship to Displacee:
Joseph Alcorn	30	M	Owner Occupant

Remarks: (Use extra page if necessary)

The Subject Property, Parcel 14 is located at 101 Dana Drive, Hutto, Texas 78634. The property has a house with 1,899 square feet located on a lot size of 19,869 square feet (0.456 acre). The home is slab on grade foundation, wood framing, with two exterior sides with masonry and a composition shingle roof. It consists of four bedrooms and two baths, living room, kitchen, formal dining room, dining area, laundry area and two-car attached garage. Interior is comprised textured drywall, hollow-core wood doors, engineered wood flooring in the kitchen, living areas and second bathroom, carpet in the bedrooms, faux laminate tile in master bathroom. The backyard has minimal landscaping, several small trees and is enclosed with a cedar wood fence and the front yard has two large, mature trees. The subject home was built in 2001.

The displacee, Andrew Nesbitt is a roommate/tenant and rents 1 bedroom from the resident property owner. The total rent of the tenant including utilities is \$800.00. There were no available single rooms for rent or duplexes available for rent, therefore, we extended our search for comparable rent properties to 1 bedroom apartments. Income information was provided by the displacee and he is not considered low income using the 80% low income limits for the Round Rock/ Austin area. Therefore, the rental supplement is based of rent for rent.

The owner of the residence and the tenants/roommate are not going to be moving together they will be moving to separate locations. The owner is eligible for separate relocation benefits as an owner occupant. The tenant displacee's rental includes the bedroom, 1 bathroom and a small storage area, tenant has full use of the kitchen, living room, and all other communal living areas of the home. The tenant pays \$800 a month in rent, the monthly rent includes all utilities. The tenant does not have a written lease with the owner occupant, the lease is strictly a verbal agreement and has been verified with the owner occupant and displacee. The rental cost for this home is \$800/month utilities included.

*Comparable property RT-14-1316 is located at Century Stone Hill North apartments 1316 Town Center Drive, Pflugerville, Texas 78660. Comparable property RT-14-1316 is an average size apartment complex. This unit is a 652 sq. ft. 1 bedroom, 1-bathroom, walk-in closet, living room, dining area, kitchen, and full-sized washer and dryer connections. The kitchen has granite countertops with tile backsplash and wood-style plank flooring. The living area has textured drywall, painted trim, ceiling fans, wood-style plank flooring, the bedroom has carpet. This apartment complex is particularly good condition. The rent for this apartment is \$989/mo., utilities that are paid by the tenant are electricity, water, trash, and pest control. The utilities are based off the HUD utility schedule for the area and are \$148/mo. The total rent and utilities for this apartment are \$1,137/mo. This apartment was chosen because of its location.

Comparable property RT-14-1200 is located at Bexley at Tech Ridge Apartments 1200 E. Parmer Lane, Austin, Texas 78753. Comparable property RT-14-1200 is 826 sq. ft. 1 bedroom, 1-bathroom with a walk-in closet, living room, dining area, kitchen, and full-sized washer and dryer connections. The kitchen has granite countertops, backsplash and island and come with electric range stove. The living room, dining area, kitchen and bathroom have wood-plank style flooring and all rooms have painted trim. There are ceiling fans in the living room and bedroom, and the bedroom has a carpeted floor. The complex is good condition. The rent for this apartment is \$999/mo., utilities that are paid by the tenant are electricity, water, trash, and pest control. The utilities are based off the HUD utility schedule for the area and are \$120/mo. The total rent and utilities for this apartment are \$1,119/mo. This apartment was not chosen because of the distance to the subject property.

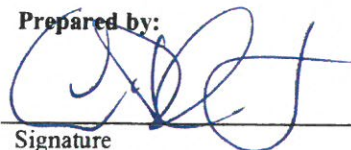
Comparable property RT-14-605 is located at 605 Winterfield Drive, Hutto Texas 78634. Comparable property RT-14-605 is an average size apartment complex. This unit is a 608 sq. ft. 1 bedroom, 1-bathroom, walk-in closet, living room, dining area, kitchen, and full-sized washer and dryer connections. The kitchen has granite countertops with tile backsplash and wood-style plank flooring. The living area has textured drywall, painted trim, ceiling fans, wood-style plank flooring and carpet in the bedroom. This apartment complex is good condition. The rent for this apartment is \$961/mo., utilities that are paid by the tenant are electricity, water, trash, and pest control. The utilities are based off the HUD utility schedule for the area and are \$167/mo. The total rent and utilities for this apartment are \$1,128/mo.

All comparable properties are functionally equivalent to the subject property and a decent, safe, and sanitary dwelling however, comparable property RT-14-1316 is the most comparable because of its similarity in room size and count to the number of rooms and square footage the tenant rents from the owner occupant. Our research found eight 1-bedroom, 1-bath comparable rental apartment properties with square footages ranging from approximately 528 to 826 and prices ranging from \$939.00 to \$1,102.00 per month and located between 1.7 to 16.2 miles from the subject. Several were not chosen due to the age of the apartment complex, distance from subject and excess of square footage of rental unit.

Provisions of Last resort Housing apply to this calculation as the supplement payment estimate exceeds \$7,200. It is recommended that the relocation supplement payment in the amount of \$14,154.00 be authorized to allow the subject household to relocate into a suitable, decent, safe and sanitary replacement dwelling.

The supplemental payment(s) on page 1 have been determined by me and are to be used in connection with a federal-aid highway project. The replacement housing used for these supplement computations are certified to be fair housing open to all persons regardless of race, color, religion, age, sex, national origin or handicap and consistent with the requirements of Title VIII of the Civil Rights Act of 1968. I have no direct nor indirect, present, or contemplated interest in this transaction nor will I derive any benefit from the supplemental payment.

Prepared by:



Signature

8-17-2020

Date

Danny Jackson
Project Manager

Approval by:



Signature

8/17/2020

Date

Lisa Dworaczyk
Project Manager

CERTIFICATION OF ELIGIBILITY

Project: Corridor A-1 SE Loop

Parcel: 14

Displacee: Andrew Nesbitt

Individuals, Families and Unincorporated Businesses or Farming Operations

I certify that myself and any other party(ies) with a financial interest in this relocation assistance claim are either:

Citizens or Nationals of the United States
or
 Aliens lawfully present in the United States

* If an Alien lawfully present in the United States, supporting documentation will be required.

Andrew Nesbitt
Claimant

Date: Aug 5, 2020

Claimant

Date:

Incorporated Business, Farm or Nonprofit Organizations

I certify that I have signature authority for this entity and such entity is lawfully incorporated under the applicable state's laws and authorized to conduct business within the United States.

N/A

Claimant

Date: