



16201 DERIAN



Annual Action Plan FY 2018-2019

April 24, 2018

City of Irvine, California 2018-2019 Action Plan

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Neighborhood Services Division
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Cover:

Parc Derian Apartments – Affordable Rental Housing

In April 2018, C&C Development completed the Parc Derian Apartments, an 80 unit permanently affordable community made available in part with the City of Irvine's HOME Investment Partnerships financing from the U.S. Department of Housing and Urban Development. Featuring one, two and three bedroom floorplans for households earning 30 percent and 50 percent of the Area Median Income, apartment designs range in size from 635 to 1,203 square feet and feature private balconies and patios. Sixteen apartments are set aside for households with special needs, including veterans, and previously homeless families.

Parc Derian is located in the center of the Irvine Business Complex near a variety of public transit systems including the Metrolink commuter train, City and County bus lines. On-site amenities include a community room, computer room, fitness center, in-unit laundry facilities, tot lot, swimming pool, secured bicycle storage and space available for a community garden. The amenities will be complemented by on-site social services such as health and education enhancement programming. Parc Derian incorporates sustainable design elements and building practices including drought tolerant landscaping, energy efficient HVAC systems and water heaters, Energy Star appliances, and sustainable building methods throughout the property.

City Council

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Table of Contents

Executive Summary

AP-05 Executive Summary	1
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The Process

PR-05 Lead and Responsible Agencies.....	8
AP-10 Consultation	9
AP-12 Participation	22

2018-2019 Action Plan

AP-15 Expected Resources.....	31
AP-20 Annual Goals and Objectives.....	34
AP-35 Projects.....	37
AP-38 Project Summary	38
AP-50 Geographic Distribution	48
AP-55 Affordable Housing.....	48
AP-60 Public Housing	50
AP-65 Homeless and Other Special Needs Activities.....	52
AP-75 Barriers to Affordable Housing.....	55
AP-85 Other Actions.....	57
AP-90 Program Specific Requirements	60

Action Plan Appendices

Citizen Participation and Consultation	Appendix A
Grantee Unique Appendices.....	Appendix B
Grantee SF-424s and Action Plan Certifications	Appendix C

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The City of Irvine has prepared this 2018-2019 Action Plan as required to receive federal Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds. The 2018-2019 Action Plan provides the U.S. Department of Housing and Urban Development (HUD) with information on the projects and activities receiving CDBG and HOME funds to address the City of Irvine 2015-2019 Consolidated Plan - Strategic Plan goals during the 2018-2019 Program Year beginning July 1, 2018 and ending June 30, 2019.

The City receives CDBG and HOME funds from HUD on a formula basis each year, and in turn, awards grants and loans to nonprofit, for-profit or public organizations for programs and projects in furtherance of this Action Plan. The CDBG and HOME programs provide for a wide range of eligible activities for the benefit of low- and moderate-income Irvine residents.

Community Development Block Grant (CDBG)

The Housing and Community Development Act of 1974 created the CDBG Program with three primary objectives: decent housing, suitable living environments, and expanded economic opportunities for low- and moderate-income persons. CDBG Program regulations require that each activity receiving CDBG funds meet one of the following national objectives:

- Benefit low- and moderate-income persons; or
- Aid in the prevention or elimination of slums and blight; or
- Meet other community development needs having a particular urgency (usually the result of a natural disaster).

HOME Investment Partnerships (HOME)

The Cranston-Gonzalez National Affordable Housing Act of 1990 created the HOME program to expand the supply of affordable housing for low- and moderate-income households. Often used in partnership with local nonprofit housing development organizations, the HOME program can support a wide range of affordable housing activities, including building, buying, and/or rehabilitating rental and ownership housing or providing direct rental assistance to low- and moderate-income households.

For the 2018-2019 Program Year, the City received \$1,698,427 of CDBG funds and \$776,839 of HOME funds. When combined with available prior year resources, the 2018-2019 Action Plan allocates \$1,966,259 of CDBG funds and \$871,161 of HOME funds to the following activities:

2018-2019 CDBG Public Service Activities

Assistance League of Irvine: Operation School Bell	\$34,543
Fair Housing Foundation: Fair Housing Services	\$17,119
Families Forward: Transitional Housing for Homelessness Prevention	\$27,756
Human Options: Domestic Violence Services Program	\$18,665
Irvine Adult Day Health Services: Skilled Nursing Program	\$28,557
Irvine Children’s Fund: Before and After School Child Care	\$47,157
Irvine Public Schools Foundation: After School Academic Enrichment	\$16,472
Radiant Health Centers: Case Management and Nutrition Services	\$13,456
Second Chance Orange County: More Second Chances	\$14,056
South County Outreach: Homelessness Prevention Program	\$21,057
StandUp for Kids: Street Outreach to Homeless Youth	\$15,926

2018-2019 CDBG Capital Activities

City of Irvine: Community Facilities ADA Improvements	\$441,404
City of Irvine: Plaza Park ADA Improvements	\$508,953
City of Irvine: Residential Rehabilitation Program	\$421,453

2018-2019 HOME Activities

Chelsea Investment Corporation-Affordable Housing	\$676,952
Community Housing Development Organization (CHDO) Reserve	\$116,526

2018-2019 Program Administration Activities

CDBG Program Administration	\$339,685
HOME Program Administration	\$77,683

2. Summary of the objectives and outcomes identified in the Action Plan

The objectives and outcomes included in the 2018-2019 Action Plan are consistent with the City’s 2015-2019 Consolidated Plan. The Consolidated Plan identified high priority objectives and outcomes through analysis of housing and community development data elements and data gathered from stakeholder consultation and citizen participation as required by HUD. The Consolidated Plan relied principally on datasets supplied by HUD in the online Consolidated Plan system (the eCon Planning Suite), including data from the 2007-2011 American Community Survey (ACS) 5-Year Estimates and the Comprehensive Housing Affordability Strategy (CHAS) covering the same time period. Other sources of information used to identify needs and establish priorities were obtained through consultation with local nonprofit agencies involved in the development of affordable housing and the delivery of public services to children, families, elderly persons, veterans, and persons with special needs throughout the community.

In consideration of community input and available data, the seven priority needs listed below were established in the City’s 2015-2019 Consolidated Plan:

- Expand the supply of affordable housing
- Preserve the supply of affordable housing
- Ensure equal access to housing opportunities
- Provide public services for low-income residents
- Provide public services for residents with special needs
- Prevent and eliminate homelessness
- Improve public facilities and infrastructure

Consistent with HUD’s national goals for the CDBG and HOME programs to provide decent housing opportunities, maintain a suitable living environment and expand economic opportunities for low- and moderate-income residents, the priority needs listed above are addressed for the 2018-2019 Program Year as shown in Table 1.

Table 1 - Strategic Plan Summary

	Goal Name	Category	Need(s) Addressed	2015-2019 Goal Outcome Indicator	2018-2019 Goal Outcome Indicator
1.	Affordable Rental Housing Development	Affordable Housing	Expand the supply of affordable housing	225 rental housing units	80 rental housing units

	Goal Name	Category	Need(s) Addressed	2015-2019 Goal Outcome Indicator	2018-2019 Goal Outcome Indicator
2.	Affordable Housing Preservation	Affordable Housing	Preserve the supply of affordable housing	8 rental housing units 65 owner housing units	14 owner housing units
3.	Fair Housing Services	Affordable Housing	Ensure equal access to housing opportunities	1,750 people	273 people
4.	Youth Services	Public Services	Provide public services to low-income residents	4,500 people	535 people
5.	Senior Services	Non-Housing Community Development	Provide public services to low-income residents	1,200 people	85 people
6.	Special Needs Services	Non-Homeless Special Needs	Public services to residents with special needs	500 people	105 people
7.	Homelessness Prevention Services	Homeless	Prevent and eliminate homelessness	1,000 people	190 people
8.	City of Irvine Public Facilities Improvements	Non-Housing Community Development	Improve City public facilities and infrastructure	6 public facilities	2 public facilities
9.	Other Public Facilities Improvements	Non-Housing Community Development	Improve other public facilities and infrastructure	1 public facility	0 public facilities

3. Evaluation of past performance

As of this writing, the City is implementing the projects and activities included in the 2017-2018 Action Plan. Currently, all projects and activities are on schedule for completion as planned.

2015-2016 and 2016-2017 Accomplishments

The investment of HUD resources during the first and second years of the 2015-2019 Consolidated Plan implementation was a catalyst for positive outcomes in the community. Together with other federal, state and local investments, HUD resources allowed the City and its partners to:

- Provide owner-occupied residential rehabilitation grants and loans to 28 households
- Provide for the construction of 54 affordable rental housing units at Alegre Apartments
- Provide fair housing services to 478 residents
- Provide homelessness prevention services to 494 residents
- Provide senior services to 599 residents
- Provide special needs services to 152 residents
- Provide youth services for 1,735 residents
- Complete installation of new roof and construction of a second driveway at the Families Forward Program Center
- Complete the installation of refrigeration systems at the Lakeview Senior Center
- Complete the installation of HVAC systems, emergency backup lighting and fire suppression systems at the Rancho Senior Center
- Complete ADA accessibility improvements at four public facilities

4. Summary of citizen participation process and consultation process

Subsequent to the enactment of the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act of 2009, HUD revised Consolidated Plan regulations at 24 CFR Part 91 to emphasize the importance of citizen participation and consultation in the development of the Consolidated Plan. HUD strengthened the consultation process with requirements for consultation with the Continuum of Care (CoC), Public Housing Authorities (PHA), business leaders, civic leaders and public or private agencies that address housing, health, social service, victim services, employment, or education needs of low-income individuals and families, homeless individuals and families, youth and/or other persons with special needs. Together with the analytic capabilities of the eCon Planning Suite, these requirements created the conditions necessary to implement a collaborative, data-driven and place-based planning process that includes a robust level of citizen participation and consultation.

In accordance with the City's Citizen Participation Plan, residents and stakeholders were able to participate in the development of the 2015-2019 Consolidated Plan through surveys, community meetings and public hearings. Efforts were made to encourage participation by low- and moderate-income persons, particularly those living in areas where HUD funds are proposed to be used, and by residents of predominantly low- and moderate-income neighborhoods. Efforts were made to encourage the participation of minorities and non-English speaking persons, as well as persons with disabilities. The consultation process included representatives of the CoC, PHA, and other specified groups who completed surveys, provided local data and assisted the City to ensure practical coordination of strategies to maximize impact and to avoid duplication of effort.

5. Summary of public comments

2018-2019 Action Plan

In the development of the 2018-2019 Action Plan, the City solicited applications from community nonprofit organizations, other public agencies and City departments for housing, community and economic development projects. The draft 2018-2019 Action Plan was made available for public review and comment from March 23, 2018 to April 24, 2018. The City Council convened a public hearing on April 24, 2018 to receive public comments concerning the 2018-2019 Action Plan. Two public comments were received:

- Madeline Hirneise, representing Families Forward, expressed her appreciation to the City Council for its continued support over the years; and invited the City Council to its upcoming Community Resource Fair on Saturday, April 28 from 10 a.m. to 1 p.m.
- Kevin Trussell, Community Services Commissioner, provided a brief summary of the recommendations made by the Community Services Commission.

2015-2019 Consolidated Plan

In the development of the 2015-2019 Consolidated Plan, the City held Community meetings to discuss the housing and community development needs in Irvine on June 5, 2014 at Irvine City Hall and on June 19, 2014 at the Lakeview Senior Center. No comments were received, however, all attendees were encouraged to complete the City's 2015-2019 Consolidated Plan Needs Assessment Survey.

A public hearing to receive comments on the housing and community development needs in the community was held before the Irvine City Council on March 10, 2015. No public comments were received.

Two public meetings to discuss applications received in response to the City's Notice of Funds Availability (NOFA) for 2015-2016 CDBG and HOME funds were held before the Irvine Community Services Commission on February 18, 2015 and March 18, 2015. All organizations applying for CDBG and HOME funds addressed the Commission to share information about their applications. No other public comments were received.

A public hearing to receive comments on the draft 2015-2019 Consolidated Plan was held before the Irvine City Council on April 28, 2015. Two public comments were received:

- Margie Wakeham, Executive Director of Families Forward thanked the City Council for continued support with CDBG funds and indicated that Families Forward is embracing

the countywide change toward a “housing first” strategy emphasizing “rapid re-housing” as a means to address homelessness.

- Kimberly Beeson, Executive Director of Irvine Adult Day Health Services thanked the City Council for continued support with CDBG funds and read a participant testimonial discussing the positive impact of Irvine Adult Day Health Services’ programming for individuals participating in the Adult Day Program.

6. Summary of comments or views not accepted and the reasons for not accepting them

All comments and views received by the City were accepted and taken into consideration in the development of the 2015-2019 Consolidated Plan. All comments and views received by the City will be accepted and taken into consideration prior to the submission of the 2018-2019 Action Plan to HUD.

7. Summary

Examination of 2007-2011 American Community Survey (ACS) 5-Year Estimates and the 2007-2011 Comprehensive Housing Affordability Strategy (CHAS) data, in addition to local data, as well as consultation with citizens and stakeholders revealed seven high priority needs to be addressed through the investment of an anticipated \$8.6 million of CDBG and HOME funds over the five-year period of the Consolidated Plan. The investment of CDBG and HOME funds in eligible activities is guided principally by the nine goals of the Strategic Plan. Activities submitted for consideration in response to any solicitation or NOFA process must conform to one of the nine Strategic Plan strategies and the associated action-oriented, measurable goals in order to receive consideration for CDBG or HOME funding.

For the 2018-2019 Program Year, the Action Plan includes projects to address eight of the nine Strategic Plan Goals (see AP-20 Annual Goals and Objectives).

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Table 2 – Responsible Agencies

Agency Role	Name	Department/Agency
CDBG Administrator	Irvine	Community Development Department, Neighborhood Services Division
HOME Administrator	Irvine	Community Development Department, Neighborhood Services Division

Narrative

The Neighborhood Services Division of the City of Irvine Community Development Department is the lead agency responsible for the administration of the CDBG and HOME programs. The Neighborhood Services Division contracted with MDG Associates, Inc. to prepare the 2015-2019 Consolidated Plan and the five Annual Action Plans required for implementation.

In the development of the Consolidated Plan, MDG Associates, Inc. implemented a comprehensive citizen participation and consultation process and conducted a needs assessment and market analysis to identify levels of relative need regarding affordable housing, homelessness, special needs, and community development. This information was gathered through consultation with public officials and local agencies, public outreach and community meetings, review of demographic and economic data and housing market analysis.

In the implementation of the 2015-2019 Consolidated Plan and each of the five Annual Action Plans, the Neighborhood Services Division shall be responsible for all grants planning, management and monitoring duties necessary to comply with HUD regulations and City policy.

Consolidated Plan public contact information

City of Irvine
Community Development Department, Neighborhood Services Division
1 Civic Center Plaza
Irvine, CA 92606
949-724-7444

AP-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

In the development of the 2015-2019 Consolidated Plan, the City of Irvine consulted with representatives from multiple agencies, groups, and organizations involved in the development of affordable housing, creation of job opportunities for low- and moderate-income residents, and/or provision of services to children, elderly persons, veterans, persons with disabilities, persons with HIV/AIDS and their families, and homeless persons. To facilitate this consultation, the City solicited feedback through the following methods:

- Stakeholder surveys (web-based and paper-surveys)
- Individual stakeholder consultations
- Community meetings
- Public hearings
- Receipt of written comments

To gather the greatest breadth and depth of information, the City consulted with a wide variety of agencies, groups and organizations concerning the housing, community and economic development needs of the community. Each of the agencies, groups or organizations consulted is represented in Table 3. The input received from these consultation partners helped establish and inform the objectives and goals described in the current Strategic Plan. Specific comments received from these organizations are included as Appendix A to the 2015-2019 Consolidated Plan. The City notified each organization about the availability of the draft 2018-2019 Action Plan for public review and comment.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l)).

The City recognizes the importance of careful coordination and alignment among various service providers to maximize the effectiveness of the CDBG and HOME programs. As a result, during the development of the Consolidated Plan, the City consulted closely with organizations that provide assisted housing, health services and other community-focused programs. Outreach efforts included surveys asking specific questions associated with coordination, invitations to community meetings and follow-up in-person interviews where appropriate.

The City further recognizes the importance of continued coordination and alignment during the five-year planning period with these organizations and agencies. The City strives each year to strengthen relationships and alignment among these organizations in the implementation of

the NOFA process for CDBG and HOME funds and through technical assistance provided to subrecipients of CDBG and HOME funds each year.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

The Continuum of Care for Orange County (CoC) guides the development of homeless strategies and the implementation of programs to end homelessness throughout the region. Orange County's homeless system of care is comprised of a network of public, private, faith-based, for-profit, and nonprofit service providers who utilize several federal, state and local resources to provide services for homeless people. The region's municipalities, including the City of Irvine, also provide resources for services that assist the homeless and those at risk of becoming homeless. The nonprofit community plays a key role in the CoC system. Hundreds of agencies throughout the County provide programs ranging from feeding the homeless on the street to creating permanent supportive housing opportunities. These services are available to homeless families with children, and single men and women. The County's nonprofit community also serves special needs populations, such as victims of domestic violence, veterans, persons with disabilities and youth.

As part of the consultation effort for the Consolidated Plan, the City provided a detailed questionnaire to the CoC to identify the CoC's perceived needs in the County and its objectives to address the needs of different homeless populations, specifically chronically homeless families and individuals, families with children, veterans, unaccompanied youth and persons at risk of homelessness. Following the delivery and response to this questionnaire, the City followed up with the CoC to clarify existing needs and objectives and understand opportunities for collaboration and coordination during the five-year planning process.

Coordination to address homelessness — including chronically homeless individuals and families, families with children, veterans, and unaccompanied youth — is guided by the CoC and its leading organizations including 2-1-1 Orange County and Orange County Community Services. All service providers within the CoC have the ability to refer people with varying needs to the appropriate service provider(s) in their area. Recent process improvements relative to the implementation of coordinated entry into CoC services are designed to improve services for homeless individuals and families.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

The CoC consults with jurisdictions receiving Emergency Solutions Grant (ESG) funds on an ongoing basis. A collaborative was formed and quarterly meetings are held with representatives of the ESG jurisdictions and the CoC. During the meetings funding priorities are determined, which are consistent with the Ten Year Plan to End Homelessness and the Consolidated Plans of ESG jurisdictions. An evaluation panel is selected whose primary responsibility is to determine the agencies to receive funding. In Orange County, ESG funds are directed toward emergency shelter and rapid-rehousing programs. Orange County also utilizes its CDBG funding for emergency shelter rehabilitation and homeless services to the extent that CDBG public service resources are available.

The CoC's performance standards and outcome evaluation methodology is based on data collected from the Homeless Management Information System (HMIS) and Annual Performance Reports (APRs), including data such as employment income, access to mainstream resources, transition to permanent housing, remaining in permanent housing, leveraging, spending, HMIS data quality, participation in PIT Counts and the Homeless Inventory Count (HIC). These data elements are reviewed annually for the purposes of ranking service providers. In recent years, the CoC began the process of reviewing additional performance criteria gathered from HMIS including, average length of stay, rate of permanent housing exits, rate of returns, net exits to permanent housing, rate of net exits and project budgets through a Performance Improvement Calculator. This information provides the CoC the extent to which each project has resulted in rapid return to permanent housing and the cost of programs. The CoC takes into account the severity of barriers. High barrier households are placed into permanent supportive housing and lower barrier households are rapidly returned to permanent housing. The CoC will continue to use the Performance Improvement Calculator and review information quarterly provided through HMIS and budget data.

The CoC established collaborative implementation and management with the three CoCs located in Los Angeles County (City of Pasadena, City of Glendale, and Los Angeles County). The Collaborative developed and maintains a Policies and Procedures guide for the use of the HMIS system. Additionally, HMIS system administrators provide training as needed to HMIS users and provide troubleshooting assistance on an "as needed" basis.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

Table 3 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	2-1-1 Orange County
	Agency/Group/Organization Type	Continuum of Care - Information and Referral
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey and interview.
2	Agency/Group/Organization	Orange County Housing Authority
	Agency/Group/Organization Type	Housing PHA
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
3	Agency/Group/Organization	Assistance League of Irvine
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Public Services Action Plans

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
4	Agency/Group/Organization	Irvine Adult Day Health Services
	Agency/Group/Organization Type	Services-Elderly Persons Action Plans
	What section of the Plan was addressed by Consultation?	Public Services
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
5	Agency/Group/Organization	Irvine Meals on Wheels
	Agency/Group/Organization Type	Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
6	Agency/Group/Organization	Regional Center of Orange County
	Agency/Group/Organization Type	Services-Persons with Disabilities Regional organization
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey

7	Agency/Group/Organization	Radiant Health Centers (Formerly AIDS Services Foundation of Orange County)
	Agency/Group/Organization Type	Services-Persons with HIV/AIDS
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
8	Agency/Group/Organization	Families Forward
	Agency/Group/Organization Type	Services-Children Services-Victims of Domestic Violence Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
9	Agency/Group/Organization	OC Partnership
	Agency/Group/Organization Type	Services-homeless

	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
10	Agency/Group/Organization	FOR Families
	Agency/Group/Organization Type	Services-Health
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
11	Agency/Group/Organization	Irvine Unified School District
	Agency/Group/Organization Type	Services-Education Other government - Local
	What section of the Plan was addressed by Consultation?	Educational Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
12	Agency/Group/Organization	Fair Housing Foundation
	Agency/Group/Organization Type	Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person

13	Agency/Group/Organization	Orange County Child Protective Services
	Agency/Group/Organization Type	Services-Children Other government - Local
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
14	Agency/Group/Organization	University of California, Irvine
	Agency/Group/Organization Type	Services-Education
	What section of the Plan was addressed by Consultation?	Educational Services
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
15	Agency/Group/Organization	Orange County Fire Authority
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Fire Hazard Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
16	Agency/Group/Organization	Irvine Company
	Agency/Group/Organization Type	Business Leaders
	What section of the Plan was addressed by Consultation?	Development Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
17	Agency/Group/Organization	Helping Our Mentally Ill Experience Success, Inc. (HOMES)
	Agency/Group/Organization Type	Services-homeless

	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homelessness Needs - Unaccompanied youth Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
18	Agency/Group/Organization	Human Options, Inc.
	Agency/Group/Organization Type	Services-Children Services-Victims of Domestic Violence Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
19	Agency/Group/Organization	Irvine Children’s Fund
	Agency/Group/Organization Type	Services-Children Other government - Local
	What section of the Plan was addressed by Consultation?	Public Services
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person Action Plans
20	Agency/Group/Organization	Irvine Public Schools Foundation
	Agency/Group/Organization Type	Services-Children Services-Education Other government - Local

	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
21	Agency/Group/Organization	Women's Transitional Living Center, Inc.
	Agency/Group/Organization Type	Services-Victims of Domestic Violence
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
22	Agency/Group/Organization	National Charity League, Inc.
	Agency/Group/Organization Type	Services-Elderly Persons Action Plans
	What section of the Plan was addressed by Consultation?	Public Services
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
23	Agency/Group/Organization	South County Outreach
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Elderly Persons Services-homeless
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
24	Agency/Group/Organization	Irvine Community Land Trust
	Agency/Group/Organization Type	Housing

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey, in-person
25	Agency/Group/Organization	Vocational Visions
	Agency/Group/Organization Type	Services-Persons with Disabilities Services-Employment
	What section of the Plan was addressed by Consultation?	Economic Development Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
26	Agency/Group/Organization	Women Helping Women
	Agency/Group/Organization Type	Services-Victims of Domestic Violence
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
27	Agency/Group/Organization	Mariposa Women and Family Center
	Agency/Group/Organization Type	Services-Health
	What section of the Plan was addressed by Consultation?	Public Services Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey
28	Agency/Group/Organization	OC Board of Supervisors
	Agency/Group/Organization Type	Business and Civic Leaders

	What section of the Plan was addressed by Consultation?	Economic Development Action Plans
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Survey

Identify any Agency Types not consulted and provide rationale for not consulting

The City maintains a list of agencies, organizations and other stakeholders that have expressed an interest in City’s CDBG and HOME programs and invited representatives from each entity to participate at multiple points in the planning process. All agencies were encouraged to attend meetings and participate in surveys.

Any agency or organization that was not consulted and would like to be included in the City’s list of stakeholders may contact the Community Development Department, Neighborhood Services Division at 949-724-7444 or online at www.cityofirvine.org/cdbg.

Table 4 – Other local / regional / federal planning efforts considered in the Consolidated Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	The Commission to End Homelessness	Strategic Plan goals are consistent with Ten Year Plan
2013-2021 Housing Element	City of Irvine	Strategic Plan goals are consistent with Housing Element policies and goals

Describe cooperation and coordination with other public entities, including the state and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))

To enhance coordination among the CoC, public and assisted housing providers, and private and governmental health, mental health and service agencies, the City invited each of these entities to provide input on the needs of the community in the development of the Consolidated Plan. The City monitors CoC policy making to ensure that local efforts correspond to changes in the regional approach to addressing the needs of homeless and low-income individuals and households. Further, the Neighborhood Services Division works with subrecipients of CDBG and HOME funds to ensure a coordinated effort among service agencies in the region to address the needs of Irvine residents, including but not limited to chronically homeless individuals and families, families with children, veterans and their families, unaccompanied youth, and persons who were recently homeless, but now live in permanent housing. To promote economic opportunities for low-income residents, the City coordinates with subrecipient social service agencies, businesses and housing developers to ensure that where there are job opportunities for the low-income population in connection with HUD-assisted projects, information is disseminated through appropriate channels consistent with the objectives of Section 3 of the Housing and Community Development Act of 1968.

AP-12 Participation

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The City established and followed a process for the development of the Consolidated Plan that included broad participation from the community. These activities were coordinated and implemented by the Community Development Department.

To assist in the identification of priority needs in the City, a survey was prepared and distributed to residents of the City to solicit resident input in the prioritization of needs related to community services, community facilities, infrastructure, neighborhood services, special needs services, businesses and jobs, and housing. The surveys were available online and also were made available at various public facilities.

Community meetings to discuss the housing and community development needs in the community were held on June 5, 2014 and June 19, 2014.

Two public hearings were held before the Irvine City Council at different stages in the development of the Consolidated Plan. The first public hearing on March 10, 2015 focused on the housing and community development needs in the community and potential strategies to address those needs. The second hearing on April 28, 2015, was to receive comments on the draft 2015-2019 Consolidated Plan.

At each step in the process, the City was careful to ensure that low- and moderate-income residents, members of minority groups, agencies involved in the provision of services to these populations, and others who are directly impacted by the programs and activities supported by the Consolidated Plan programs had the opportunity to be actively involved.

In the preparation of the 2015-2019 Consolidated Plan, the City followed the process established for citizen participation set forth in the Citizen Participation Plan. To promote greater public accessibility to program documents, the Citizen Participation Plan, Consolidated Plan, Action Plan, Consolidated Annual Performance Evaluation Report (CAPER) and the Analysis of Impediments to Fair Housing Choice are posted on the City website at: www.cityofirvine.org/cdbg and made available for review in the Neighborhood Services Division of the City of Irvine Community Development Department.

In the preparation of the 2018-2019 Action Plan, the City made the draft Action Plan available for public review and comment from March 23, 2018 to April 24, 2018. All Irvine residents were invited to review the draft 2018-2019 Action Plan and to attend the public hearing on April 24, 2018 or submit written comments.

Table 5 – Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (if applicable)
1	Newspaper Ad	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Newspaper ad published May 22, 2014 in the <i>Irvine World News</i> announcing three Community Meetings to receive input on the preparation of the City's 2015-2019 Consolidated Plan and the 2015-2016 Action Plan.	No comments were received.	No comments were received.	Not applicable.
2	Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly-noticed Community Meeting on June 5, 2014 at 6:00 p.m. at Irvine City Hall Conference Room L-104. No residents attended this meeting.	No comments were received.	No comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Publicly-noticed Community Meeting on June 19, 2014 at 10:00 a.m. at the Lakeview Senior Center. Eleven residents attended the meeting. Staff delivered a presentation concerning the Consolidated Plan and Action Plan. Attendees were invited to complete the 2015-2019 Consolidated Plan Community Survey.	No comments were received. Many attendees indicated that they would complete the Community Survey at home.	No comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
4	Internet Outreach	Non-targeted/broad community	<p>The 2015-2019 Consolidated Plan Community Survey was available online from May 29, 2014 to December 31, 2014. The City advised residents of the availability of the survey via email to stakeholders, posting on the City website, Facebook, Twitter, public television, announcements at City Council meetings, and during the Community Meetings. The purpose of the survey was to allow all residents the opportunity to provide their assessment of the level of need in Irvine for a variety of housing, community and economic development activities.</p>	189 Irvine residents completed the survey.	All survey responses were accepted.	<p style="text-align: center;">www.cityofirvine.org/cdbg</p>

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
5	Newspaper Ad	Minorities Persons with disabilities Non-targeted/broad community	Newspaper ad published in the <i>Irvine World News</i> on February 19, 2015 announcing a public hearing before the Irvine City Council on March 10, 2015 to receive input on the highest priority housing, community and economic development needs in Irvine.	No comments were received.	No comments were received.	Not applicable.
6	Public Hearing	Minorities Non-English Speaking - Specify other language: Any other language Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	A public hearing was held before the Irvine City Council on Tuesday, March 10, 2015 in the Irvine City Council Chamber to receive input on the highest priority housing, community and economic development needs in Irvine. This meeting took place prior to the publication of the draft 2015-2019 Consolidated Plan for public review and comment.	No comments were received.	No comments were received.	http://legacy.cityofirvine.org/council/minutes.asp

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
7	Newspaper Ad	Non-targeted/broad community	Newspaper ad published on March 26, 2015 and April 9, 2015 in the Irvine World News announcing the availability of the draft 2015-2019 Consolidated Plan, draft 2015-2016 Annual Action Plan and draft Analysis of Impediments to Fair Housing Choice for a 30-day public review and comment period to include a public hearing before the Irvine City Council on April 28, 2015.	No comments were received.	No comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
8	Public Hearing	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Any other language</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>Public hearing before the Irvine City Council on April 28, 2015 to receive comments on the draft 2015-2019 Consolidated Plan, draft 2015-2016 Annual Action Plan and draft Analysis of Impediments to Fair Housing Choice prior to adoption and submission to HUD.</p>	<p>Two public comments were received:</p> <p>Margie Wakeham of Families Forward thanked the City Council for continued CDBG funding and indicated that Families Forward is embracing the countywide change toward a “housing first” strategy emphasizing “rapid re-housing” as a means to address homelessness.</p> <p>Kimberly Beeson of Irvine Adult Day Health Services thanked the City Council for continued CDBG funding and read a participant testimonial discussing the positive impact of Irvine Adult Day Health Services’ programming for individuals participating in the Adult Day Program.</p>	<p>All comments were accepted.</p>	<p>http://legacy.cityofirvine.org/council/minutes.asp</p>

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
9	Public Meetings	Non-targeted/broad community	Publicly-noticed Community Services Commission Meetings on February 21, 2018 and March 21, 2018 to consider CDBG and HOME funding recommendations for inclusion in the draft 2018-2019 Action Plan.	<p>On February 21, 2018, the Community Services Commission heard three-minute presentations from 11 applicants for public service funding and five applicants for capital project funding.</p> <p>On March 21, 2018, the Community Services Commission finalized its funding recommendations.</p>	<p>Other than the applicant presentations, no public comments were received during the February 21, 2018 meeting.</p> <p>No public comments were received during the March 15, 2018 meeting.</p>	http://legacy.cityofirvine.org/council/commms/commsrv/minutes_archive.asp
10	Newspaper Ad	Non-targeted/broad community	Newspaper ad published on March 22, 2018 in the <i>Irvine World News</i> announcing the availability of the draft 2018-2019 Annual Action Plan for a 30-day public review and comment period to include a public hearing before the Irvine City Council on April 24, 2018.	No comments were received.	No comments were received.	Not applicable.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
11	Public Hearing	<p>Minorities Non-English Speaking - Specify other language: Any other language</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	Public hearing before the Irvine City Council on April 24, 2018 to receive comments on the draft 2018-2019 Annual Action Plan.	<p>Two public comments were received:</p> <p>Madeline Hirneise, representing Families Forward, expressed her appreciation to the City Council for its continued support over the years; and invited the City Council to its upcoming Community Resource Fair on Saturday, April 28 from 10 a.m. to 1 p.m.</p> <p>Kevin Trussell, Community Services Commissioner, provided a brief summary of the recommendations made by the Community Services Commission.</p>		<p>http://legacy.cityofirvine.org/council/minutes.asp</p>

AP-15 Expected Resources – 91.220(c)(1,2)

For the 2018-2019 Program Year, the City received \$1,698,427 of CDBG funds and \$776,839 of HOME funds. When combined with available prior year resources, the 2018-2019 Action Plan allocates \$1,966,259 of CDBG funds and \$871,161 of HOME funds. Table 6 provides a summary of the resources for the 2018-2019 Program Year.

Table 6 - Expected Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 4				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	Public Federal	Acquisition Admin and Planning Housing Public Improvements Public Services	1,698,427	0	267,832	1,966,259	1,698,427	The expected amount available for the remainder of the Consolidated Plan period assumes level funding in future Program Year 2019-2020.
HOME	Public Federal	Acquisition Homeowner Rehabilitation Multifamily Rental New Construction Multifamily Rental Rehabilitation TBRA	776,839	0	94,322	871,161	776,839	The expected amount available for the remainder of the Consolidated Plan period assumes level funding in future Program Year 2019-2020.

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Depending on the financing structure of a given activity, it may be advantageous for the City to use CDBG and HOME funds to leverage appropriate state, local and private resources, including but not limited to those listed below.

State Resources

- State Low-Income Housing Tax Credit Program
- Building Equity and Growth in Neighborhoods Program (BEGIN)
- CalHome Program
- Multifamily Housing Program (MHP)
- Housing Related Parks Grant
- CalHFA Single and Multi-Family Program
- Mental Health Service Act (MHSA) Funding

Local Resources

- Irvine Community Land Trust (ICLT) Funding
- Orange County Housing & Finance Agency (OCHFA) Funding
- Southern California Home Financing Authority (SCHFA) Funding
- Orange County Continuum of Care Program
- Orange County Housing Authority (OCHA) Programs

Private Resources

- Federal Home Loan Bank Affordable Housing Program (AHP)
- Community Reinvestment Act Programs
- United Way Funding
- Private Contributions

Matching Requirements

The City of Irvine leverages HOME funds with other local and private non-federal resources in order to meet its HOME program 25 percent matching requirement. Eligible forms of HOME match are documented by the City and reported to HUD as part of the CAPER each year.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Pursuant to a 2006 Development Agreement pertaining to Planning Area 36, the Irvine Land Company, LLC agreed to convey 15-acres of land to the City of Irvine between 2011 and 2023. The Development Agreement required the dedication of land for affordable housing to commence on December 31, 2011, with a minimum of three-acres every three years thereafter until the 15-acre requirement is met.

The first site was dedicated to the City in 2011 during the period of time covered by the 2010-2014 Consolidated Plan. In December 2013, AMCAL Multi-Housing, Inc. broke ground at this site to develop the Alegre affordable housing project that was completed in 2015 to provide 104 new rental units.

The second site was dedicated to the City in August, 2014, and the third site was dedicated in May 2016. The second and third sites constitute property located within the jurisdiction that may be used to address affordable housing needs during the period of the 2015-2019 Consolidated Plan.

Based on the Development Agreement, the fourth and fifth sites may be dedicated subsequent to the period covered by the current Consolidated Plan. Therefore, the fourth and fifth sites are not considered available to meet affordable housing needs during the 2015-2019 planning period.

Discussion

The City will utilize approximately \$2.8 million of CDBG and HOME funds during the 2018-2019 Program Year to address eight of the nine goals of the 2015-2019 Consolidated Plan.

AP-20 Annual Goals and Objectives

Table 7 – Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable Rental Housing Development	2015	2019	Affordable Housing	Citywide	Expand the supply of affordable housing	HOME: \$676,952	Rental Units Constructed: 80
2	Affordable Housing Preservation	2015	2019	Affordable Housing	Citywide	Preserve the supply of affordable housing	CDBG: \$421,453 HOME CHDO: \$116,526	Homeowner Housing Rehabilitated: 14 Household Housing Units
3	Fair Housing Services	2015	2019	Affordable Housing	Citywide	Ensure equal access to housing opportunities	CDBG: \$17,119	Public service activities other than Low/Moderate-Income Housing Benefit: 273 Persons Assisted
4	Youth Services	2015	2019	Public Services	Citywide	Provide public services for low-income residents	CDBG: \$98,172	Public service activities other than Low/Moderate-Income Housing Benefit: 535 Persons Assisted
5	Senior Services	2015	2019	Non-Housing Community Development	Citywide	Provide public services for low-income residents	CDBG: \$28,557	Public service activities other than Low/Moderate-Income Housing Benefit: 85 Persons Assisted
6	Special Needs Services	2015	2019	Non-Homeless Special Needs	Citywide	Public services for residents with special needs	CDBG: \$46,177	Public service activities other than Low/Moderate-Income Housing Benefit: 105 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7	Homelessness Prevention Services	2015	2019	Homeless	Citywide	Prevent and eliminate homelessness	CDBG: \$64,739	Public service activities other than Low/Moderate-Income Housing Benefit: 190 Persons Assisted
8	City of Irvine Public Facility Improvements	2015	2019	Non-Housing Community Development	Citywide	Improve City public facilities and infrastructure	CDBG: \$950,357	Public Facility or Infrastructure Activities other than Low/Moderate-Income Housing Benefit: 14,270 Persons Assisted

Goal Descriptions

1	Goal Name	Affordable Rental Housing Development
	Goal Description	In partnership with housing developers, leverage HOME and CDBG funds in support of the development of new rental housing units affordable to households earning less than 30, 60 or 80 percent of Area Median Income, including units reserved for residents with special needs.
2	Goal Name	Affordable Housing Preservation
	Goal Description	Preservation of the quality of existing affordable housing stock occupied by low- and moderate-income households. The City of Irvine Residential Rehabilitation Program will provide deferred loans and emergency grants to rehabilitate 14 homeowner housing units.
3	Goal Name	Fair Housing Services
	Goal Description	Affirmatively further fair housing choice through the provision of fair housing education, counseling, anti-discrimination and landlord-tenant mediation services.
4	Goal Name	Youth Services
	Goal Description	Provide youth with appropriate health, fitness, recreational, educational and other services to support the emotional and developmental well-being of children and youth from low- and moderate-income families.

5	Goal Name	Senior Services
	Goal Description	Provide seniors with quality supportive services so elderly residents can live as independently as possible.
6	Goal Name	Special Needs Services
	Goal Description	Provide special needs services including, but not limited, to those concerned with disabilities, veterans, domestic violence, substance abuse and HIV/AIDS.
7	Goal Name	Homelessness Prevention Services
	Goal Description	Support a continuum of services in Orange County to prevent and eliminate homelessness including, but not limited to, homelessness prevention programs, emergency shelter programs and transitional housing.
8	Goal Name	City of Irvine Public Facility Improvements
	Goal Description	Improve City of Irvine public facilities and infrastructure to benefit low- and moderate-income residents or those presumed under HUD regulations to be low- and moderate-income such as the elderly and disabled adults.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b)

The City of Irvine Residential Rehabilitation Program will provide for the rehabilitation of 14 existing units for very-low and low-income households.

AP-35 Projects – 91.220(d)

Introduction

To address the high priority needs identified in the Strategic Plan, the City of Irvine will invest CDBG and HOME funds in projects that preserve affordable housing, provide fair housing services, provide services to low- and moderate-income residents including youth and seniors, provide services to residents with special needs, prevent homelessness and improve City public facilities. Together, these projects will address the needs of low- and moderate-income Irvine residents.

Table 8 – Project Information

#	Project Name
1	Affordable Rental Housing Development
2	Affordable Housing Preservation
3	Fair Housing Services
4	Youth Services
5	Senior Services
6	Special Needs Services
7	Homelessness Prevention Services
8	City of Irvine Public Facilities Improvements
9	Program Administration

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

Based on the Strategic Plan, the City is allocating 100 percent of its non-administrative CDBG and HOME investments for Program Year 2018-2019 to projects and activities that benefit low- and moderate-income people throughout the City.

The primary obstacles to meeting the underserved needs of low- and moderate-income people include lack of funding from federal, state and other local sources and the high cost of housing that is not affordable to low-income residents. To address these obstacles, the City prioritizes CDBG and HOME funds for projects that develop new affordable rental housing units, projects that provide loans and emergency grants to low- and moderate-income homeowners for home improvements, projects that provide public facilities and ADA improvements to community and senior centers, projects that provide public services to low- and moderate-income people and those with special needs and projects that prevent homelessness.

AP-38 Project Summary

Table 9 – Project Summary Information

1	Project Name	Affordable Rental Housing Development
	Target Area	Citywide
	Goals Supported	Affordable Rental Housing Development
	Needs Addressed	Expand the supply of affordable housing
	Funding	HOME: \$676,952
	Description	In partnership with housing developers, leverage HOME and CDBG funds in support of the development of new rental housing units affordable to households earning less than 30, 60 or 80 percent of Area Median Income, including units reserved for residents with special needs.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 80 low- and moderate-income households will benefit from affordable rental housing.
	Location Description	NE Corner of Sand Canyon Avenue and Nightmist, Irvine, CA
	Planned Activities	Chelsea Investment Corporation: Nightmist Affordable Housing (80 households) \$676,952

2	Project Name	Affordable Housing Preservation
	Target Area	Citywide
	Goals Supported	Affordable Housing Preservation
	Needs Addressed	Preserve the supply of affordable housing
	Funding	CDBG: \$421,453 HOME: \$116,526
	Description	Preservation of the quality of existing affordable housing stock occupied by low- and moderate-income households.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 14 low- and moderate-income families will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	City of Irvine: Residential Rehabilitation Program (14 household housing units) \$421,453 – CDBG Community Housing Development Organization (CHDO) Reserve (No application received for CHDO Reserve funds) \$116,526 - HOME

3	Project Name	Fair Housing Services
	Target Area	Citywide
	Goals Supported	Fair Housing Services
	Needs Addressed	Ensure equal access to housing opportunities
	Funding	CDBG: \$17,119
	Description	Affirmatively further fair housing choice through the provision of fair housing education, counseling, anti-discrimination and landlord-tenant mediation services.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 273 people will benefit from the proposed activity.
	Location Description	Citywide
	Planned Activities	Fair Housing Foundation: Fair Housing Services (273 people) \$17,119

3	Project Name	Youth Services
	Target Area	Citywide
	Goals Supported	Youth Services
	Needs Addressed	Provide public services for low-income residents
	Funding	CDBG: \$98,172
	Description	Provide youth with appropriate health, fitness, recreational, educational and other services to support the emotional and developmental well-being of children and youth from low- and moderate-income families.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 535 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	Assistance League of Irvine: Operation School Bell (400 people) \$34,543 Irvine Children's Fund: Before and After School Child Care (35 people) \$47,157 Irvine Public Schools Foundation: After School Enrichment (100 people) \$16,472

4	Project Name	Senior Services
	Target Area	Citywide
	Goals Supported	Senior Services
	Needs Addressed	Provide public services for low-income residents
	Funding	CDBG: \$28,557
	Description	Provide seniors with quality supportive services so elderly residents can live as independently as possible.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 85 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	Irvine Adult Day Health Services: Skilled Nursing Care Program (85 people) \$28,557

5	Project Name	Special Needs Services
	Target Area	Citywide
	Goals Supported	Special Needs Services
	Needs Addressed	Public services for residents with special needs
	Funding	CDBG: \$46,177
	Description	Provide special needs services including, but not limited, to those concerned with disabilities, domestic violence, substance abuse and HIV/AIDS.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 105 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	Human Options: Domestic Violence Services Program (65 people) \$18,665 Radiant Health Centers: Case Management and Nutrition Services (30 people) \$13,456 Second Chance Orange County: More Second Chances (10 people) \$14,056

6	Project Name	Homelessness Prevention Services
	Target Area	Citywide
	Goals Supported	Homelessness Prevention Services
	Needs Addressed	Prevent and eliminate homelessness
	Funding	CDBG: \$64,739
	Description	Support a continuum of services in Orange County to prevent and eliminate homelessness including, but not limited to, homelessness prevention programs, emergency shelter programs and transitional housing.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 190 people will benefit from the proposed activities.
	Location Description	Citywide
	Planned Activities	Families Forward: Transitional Housing Program (100 people) \$27,756 South County Outreach: Homeless Prevention (60 people) \$21,057 StandUp For Kids: Street Outreach to Homeless Youth (30 people) \$15,926

7	Project Name	City of Irvine Public Facilities Improvements
	Target Area	Citywide
	Goals Supported	City of Irvine Public Facility Improvements
	Needs Addressed	Improve City public facilities and infrastructure
	Funding	CDBG: \$950,357
	Description	Improve City of Irvine public facilities and infrastructure to benefit low- and moderate-income residents or those presumed under HUD regulations to be low- and moderate-income such as the elderly and disabled adults.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 14,270 disabled adults will benefit from the proposed activity according to HUD data.
	Location Description	Community Facilities ADA Improvements: Various locations citywide Plaza Park ADA Improvements: 610 Paseo Westpark, Irvine, CA 92606
	Planned Activities	City of Irvine: 2018-2019 Community Facilities ADA Improvements \$441,404 City of Irvine: Plaza Park ADA Improvements \$508,953

B	Project Name	Program Administration
	Target Area	Citywide
	Goals Supported	Not applicable
	Needs Addressed	Not applicable
	Funding	CDBG: \$339,685 HOME: \$77,683
	Description	This project will provide for the administration of the CDBG and HOME programs.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Not applicable
	Location Description	Citywide
	Planned Activities	City of Irvine Neighborhood Services Division: CDBG Program Administration \$339,685 City of Irvine Neighborhood Services Division: HOME Program Administration \$77,683

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

All CDBG funds will be directed toward activities benefitting low- and moderate-income residents Citywide.

Table 10 - Geographic Distribution

Target Area	Percentage of Funds
Citywide	100%

Rationale for the priorities for allocating investments geographically

Not applicable.

Discussion

Based on the Strategic Plan, the City is allocating 100 percent of its non-administrative CDBG and HOME investments for Program Year 2018-2019 to projects and activities that benefit low- and moderate-income people Citywide.

AP-55 Affordable Housing – 91.220(g)

Introduction

Two high priority affordable housing needs are identified in the 2015-2019 Consolidated Plan and two Strategic Plan goals are established to provide the framework necessary to invest CDBG and HOME funds to address the affordable housing needs of the City.

Expand the Supply of Affordable Housing

Based on evaluation of ACS and 2007-2011 Comprehensive Housing Affordability Strategy (CHAS) data, there is a high need for additional rental housing units affordable for households earning less than 80 percent of AMI. Of the households earning 0-80 percent of AMI, 17,404 are cost burdened households (paying more than 30 percent of their income for housing). Additionally, 11,551 of the cost burdened households are considered severely cost burdened households (paying more than 50 percent of their income for housing). Of the 11,551 severely cost burdened households, 7,409 are renters. Of those severely cost burdened renter households, 6,340 households earn less than 50 percent of AMI and are considered the most at risk of becoming homeless.

Preserve the Supply of Affordable Housing

As the City's housing stock ages, a growing percentage of housing units may need rehabilitation to allow them to remain safe and habitable. The situation is of particular concern for low- and moderate-income homeowners who are generally not in a financial position to properly maintain their homes.

The age and condition of Irvine's housing stock is an important indicator of potential rehabilitation needs. Commonly, housing over 15 years of age will exhibit deficiencies in terms of paint, weatherization, heating/air-conditioning systems, hot water heaters and finish plumbing fixtures. Housing over 30 years of age will typically require some form of major rehabilitation, such as roof replacement, foundation work and plumbing systems.

According to CHAS data showing the year that housing units were built categorized by owner and renter tenure:

- 14,024 or 35.6 percent of the 39,390 owner-occupied housing units built between 15 and 34 years ago (1980 - 1999).
- 15,537 or 39.4 percent of the 39,390 owner-occupied housing units in Irvine were built 34 or more years ago (prior to 1980).
- 14,425 or 40.8 percent of the 35,321 renter-occupied housing units in Irvine were built

between 15 and 34 years ago (1980 - 1999).

- 7,348 or 20.8 percent of the 35,321 renter-occupied housing units in Irvine were built 34 or more years ago (prior to 1980).

Preservation of the physical and functional integrity of existing housing units occupied by low- and moderate-income households is a cost-effective way to invest limited resources to retain existing housing units that are already affordable to low- and moderate-income households in the community. Addressing substandard housing conditions through housing preservation activities ensures that all economic segments of the community have the opportunity to live in decent housing that meets local standards. Housing preservation is rated as a high priority need based on the demand for service reported by the City's Community Development Department and responses to the 2015-2019 Consolidated Plan Needs Assessment Survey.

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households to be Supported	
Homeless	20
Non-Homeless	64
Special-Needs	10
Total	94

Table 12 - One Year Goals for Affordable Housing by Support Type

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	80
Rehabilitation of Existing Units	14
Acquisition of Existing Units	0
Total	94

Discussion

The Strategic Plan identifies a high priority need to expand the supply of affordable housing and a high priority need to preserve the supply of affordable housing. During the 2018-2019 Program Year, the City of Irvine will invest HOME funds in the development of 80 affordable housing units as part of the Chelsea Investment Corporation Nightmist Affordable Housing Project and will invest CDBG funds in the preservation of approximately 14 owner-occupied housing units through the Residential Rehabilitation Program.

AP-60 Public Housing – 91.220(h)

Introduction

There are no public housing developments in Irvine. All public housing programs consist of housing choice and project-based vouchers administered by the Orange County Housing Authority (OCHA). As of January 23, 2018, OCHA administered a total of 8,722 housing choice vouchers throughout the County. Of these, 896 were issued to Irvine residents. Irvine families received 259 housing vouchers, 215 housing vouchers were issued to Irvine’s disabled population, and 422 housing vouchers were issued to Irvine’s elderly population. OCHA monitors all units to ensure they are in adequate condition, meeting the Section 8 Housing Quality Standards.

Actions planned during the next year to address the needs to public housing

OCHA’s stated goals include:

- Apply for additional housing assistance funding and programs that may become available.
- Explore the use of Project-Based Housing Choice Vouchers or other housing funds to promote the construction or acquisition activities that will result in additional units or developments that will serve special needs populations.
- Ensure consistent quality of assisted housing services by maintaining high performer status in Section Eight Management Assessment Program (SEMAP) scores.
- Promote Family Self-Sufficiency incentives and homeownership opportunities for Housing Choice Voucher participants in partnership with local programs and related service providers.
- Expand assisted housing choices by conducting outreach efforts to increase the number of property owners and their participation in housing assistance programs.
- Identify and utilize technology to enhance operational effectiveness and efficiency in delivery of housing assistance services.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

OCHA supports resident councils and actively seeks input from PHA residents on the management and implementation of OCHA policies and procedures.

Housing prices in Orange County are so high that homeownership opportunities are limited for OCHA residents. On a limited basis, OCHA has partnered with Habitat for Humanity to provide affordable homeownership units, but these types of efforts are limited.

OCHA also manages a Housing Choice Voucher Homeownership Program that it markets to all OCHA program tenants.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

Not applicable. OCHA is designated as a High Performing PHA.

Discussion

Through participation in the Cities Advisory Committee, Irvine continues to support OCHA in effective administration of its limited affordable housing resources. The City also continues to work with OCHA to include the residents with Section 8 Housing Choice Vouchers in the federally-funded programs administered by the City, including any homeownership programs.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The City will invest CDBG funds during the 2018-2019 Program Year to address high priority needs identified in the 2015-2019 Consolidated Plan including preventing homelessness and providing public services to special needs populations.

Homelessness Prevention Services

According to the most recent bi-annual Point-In-Time Homeless Count (PIT Count) data available from the PIT Count held on January 28, 2017, on any given night in Orange County, approximately 4,792 people are homeless. To address incidences of homelessness in Irvine and to prevent extremely low-income Irvine families from becoming homeless, the City places a high priority on programs that work to prevent homelessness or rapidly assist homeless individuals living in the community. To address this need, the City will support CDBG public service activities that help prevent homelessness and that provide a structured path to stable housing for individuals and families who become homeless.

Services for Residents with Special Needs

Analysis of available data and consultation with organizations providing services for special needs populations revealed a high need for a range of additional services including, but not limited to, those concerned with domestic violence, human trafficking, mental disabilities, physical disabilities, developmental disabilities, veterans, substance abuse/alcoholism and HIV/AIDS.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

To reach out to unsheltered homeless persons and assess their individual needs for the purpose of connecting them with available emergency shelter and transitional housing resources, the City of Irvine, through its Neighborhood Services Division, Public Safety Department and Community Services Department will provide information and referrals — primarily to 2-1-1 Orange County. Additionally, to reduce and end homelessness, the City of Irvine will provide CDBG public service funds to the following activities:

- Families Forward: Transitional Housing Program (100 people)
- StandUp For Kids: Street Outreach to Homeless Youth (30 people)
- South County Outreach: Homelessness Prevention Program (60 people)

Addressing the emergency shelter and transitional housing needs of homeless persons

To address the emergency shelter and transitional housing needs of homeless persons, the City continues to support the Families Forward Housing Program that provides transitional housing, counseling and case management to families at risk of homelessness. Each year, Families Forward serves approximately 100 unduplicated people.

The City supports StandUp For Kids, an organization that provides street outreach to homeless youth where volunteer staff scouts the streets searching for youth who are homeless, at-risk, aging-out of Foster Care, and runaways. StandUp For Kids provides for basic needs including food, hygiene, clothing and linkage to housing resources.

Additionally, under the Strategic Plan goal for Special Needs Services, the City supports Human Options, an organization providing emergency shelter and support services to victims of domestic violence. The Human Options Family Healing Center is an on-site short-term transitional housing program with five self-contained apartments for abused women and their children who have successfully completed the 30-45 day emergency shelter program and are eligible to participate in the Family Healing Center program for up to three months.

Other organizations in the CoC addressing the emergency shelter and transitional housing needs of homeless persons include Orange Coast Interfaith Shelter, Orange County Rescue Mission and WISEPlace.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

To address the needs of homeless families, families with children, veterans and their families, the City supports the Families Forward Housing Program, which provides transitional housing, counseling and case management to families at risk of homelessness. Each year, Families Forward serves approximately 100 unduplicated people through its transitional housing program. When paired with financial counseling, career coaching and other available case management services, Families Forward makes certain that families are ready to succeed in their transition to permanent housing.

The City also supports StandUp For Kids, an organization that provides street outreach to homeless youth, volunteer staff scout the streets searching for youth who are homeless, at-risk, aging-out of foster care, and runaways. StandUp For Kids provides for basic needs including food, hygiene, clothing and linkage to housing resources.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

To help low-income individuals and families avoid becoming homeless, the City provides CDBG public service funds to the South County Outreach Homelessness Prevention program that provides emergency rental assistance to help Irvine residents prevent eviction from their homes in the event of unforeseen economic circumstances. The program also provides emergency utility assistance to prevent service disconnection. The program anticipates serving 60 unduplicated people during the Program Year. Other South County Outreach services that support family well-being include a community food pantry, case management in the development of a self-sufficiency action plan and a computer learning lab.

Discussion

The City of Irvine considers ending and preventing homelessness a high priority and will support CDBG public service activities that help prevent homelessness and that provide a structured path to stable housing for individuals and families who become homeless.

AP-75 Barriers to Affordable Housing – 91.220(j)

Introduction:

A barrier to affordable housing is a public policy or nongovernmental condition that constrains the development or rehabilitation of affordable housing. Barriers can include land use controls, property taxes, state prevailing wage requirements, environmental protection, cost of land and availability of monetary resources. Barriers to affordable housing are distinguished from impediments to fair housing choice in the sense that barriers are lawful and impediments to fair housing choice are usually unlawful.

Based on information gathered during community meetings, the Consolidated Plan Needs Assessment Survey, the 2013-2021 Housing Element and market analysis, the primary barriers to affordable housing in Irvine are housing affordability and the lack of monetary resources necessary to develop and sustain affordable housing. The two barriers are related in that demand for affordable housing exceeds the supply and insufficient resources are available to increase the supply of affordable housing to meet demand.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

In the development of the 2013-2021 Housing Element, the City evaluated significant public policies affecting affordable housing development such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges and growth limitations. Based on this evaluation, the City determined that it has taken all appropriate and necessary steps to ameliorate the negative effects of public policies that may have been a barrier to affordable housing. Moreover, the City is actively engaged with affordable housing developers concerning the siting of additional future affordable housing and ensuring that the entitlement process runs smoothly from inception to completion.

Discussion:

To address housing affordability and the lack of monetary resources for affordable housing, the Strategic Plan calls for the investment of a significant portion of CDBG and HOME funds for the development of 225 new affordable rental housing units and the rehabilitation and preservation of 73 existing affordable housing units during the five-year period of the Consolidated Plan. To address these goals:

- The 2015-2016 Action Plan included funds for the development of 80 affordable rental units and the preservation of 15 owner-occupied units.

- The 2016-2017 Action Plan included CDBG and HOME funds for the preservation of 16 owner-occupied units. The 2017-2018 Action Plan included CDBG and HOME funds for the preservation of 25 owner-occupied units.
- This 2018-2019 Action Plan includes CDBG and HOME funds for the development of 80 affordable rental housing units and the rehabilitation of 14 owner-occupied units.

Although the City no longer has access to Redevelopment Housing Set-Aside funds, the City will continue to leverage its CDBG and HOME funds to attract private and other available public resources, including land conveyed to the City for the purpose of affordable housing, to facilitate affordable housing development. This strategy will increase the supply of affordable housing and preserve existing affordable housing in Irvine.

AP-85 Other Actions – 91.220(k)

Introduction:

In the implementation of the 2018-2019 Action Plan, the City will invest CDBG and HOME resources to address obstacles to meeting underserved needs, foster and maintain affordable housing, reduce lead-based paint hazards, reduce the number of poverty-level families, develop institutional structure and enhance coordination between public and private housing and social service agencies.

Actions planned to address obstacles to meeting underserved needs

The primary obstacles to meeting the underserved needs of low- and moderate-income people include lack of funding from federal, state and other local sources, and the high cost of housing that is not affordable to low-income people. To address these obstacles, the City is investing CDBG and HOME funds through the 2018-2019 Action Plan in projects that provide deferred low interest loans to approximately 14 low- and moderate-income homeowners for home improvements, provide public facilities improvements at City of Irvine public facilities to benefit people presumed under HUD regulations to be low- and moderate-income people and those with special needs, and projects that prevent homelessness. To address underserved needs, the City is allocating 100 percent of its non-administrative CDBG and HOME investments for Program Year 2018-2019 to projects and activities that benefit low- and moderate-income people or people presumed under HUD regulations to be low- and moderate-income.

Actions planned to foster and maintain affordable housing

In the implementation of the 2018-2019 Action Plan, the City will invest CDBG and HOME funds to preserve and maintain existing affordable housing through the City of Irvine Residential Rehabilitation Program that anticipates providing up to 14 deferred loans of approximately \$25,000 to low- and moderate-income owners of single-family dwellings.

Actions planned to reduce lead-based paint hazards

The Residential Lead Based Paint Hazard Reduction Act of 1992 (Title X) emphasizes prevention of childhood lead poisoning through housing-based approaches. To reduce lead-based paint hazards, the City of Irvine Residential Rehabilitation Program will conduct lead-based paint testing and risk assessments for each property assisted that was built prior to January 1, 1978, and will incorporate safe work practices or abatement into the scope of work as required to reduce lead-based paint hazards in accordance with 24 CFR Part 35.

Actions planned to reduce the number of poverty-level families

The implementation of CDBG and HOME activities meeting the goals established in the 2015-2019 Consolidated Plan-Strategic Plan and this Annual Action Plan will help to reduce the number of poverty-level families by:

- Supporting activities that expand the supply of housing that is affordable to low- and moderate-income households, including the City's Inclusionary Zoning Ordinance (which makes affordable housing an integral part of newly constructed residential projects in the City);
- Supporting a continuum of housing and public service programs to prevent and eliminate homelessness;
- Supporting housing preservation programs that ensure low-income households have a safe, decent and appropriate place to live; and
- Supporting public services through various nonprofits funded by CDBG that serve the community's youth, seniors, families, veterans and those with special needs.

In addition to these local efforts, mainstream state and federal resources also contribute to reducing the number of individuals and families in poverty. Federal programs such as the Earned Income Tax Credit and Head Start provide a pathway out of poverty for families who are ready to pursue employment and educational opportunities. Additionally in California, the primary programs that assist families in poverty are CalWORKS, CalFresh (formerly food stamps) and Medi-Cal. Together these programs provide individuals and families with employment assistance, subsidy for food, medical care, childcare and cash payments to meet basic needs such as housing, nutrition and transportation. Additional services are available to assist persons suffering from substance abuse, domestic violence and mental illness.

Actions planned to develop institutional structure

The institutional delivery system in Irvine is high-functioning and collaborative — particularly the relationship between local government and the nonprofit sector comprised of a network of capable community-based organizations that are delivering a full range of services to residents. Affordable housing development and preservation activities will be carried out by the Neighborhood Services Division of the Community Development Department in partnership with housing developers and contractors. Public service activities will be carried out by nonprofit organizations and City Departments to achieve the Strategic Plan goals. The Neighborhood Services Division and the Public Works Department will work together with contractors to implement public facility improvement projects.

One of the key ways the City is developing and expanding institutional structure to meet underserved needs is by funding a wide variety of services with CDBG public service grants targeted to youth, seniors, veterans, special needs populations and individuals or families at risk of homelessness.

Actions planned to enhance coordination between public and private housing and social service agencies

To enhance coordination between public and private housing and social service agencies, the City will continue consulting with and inviting the participation of a wide variety of agencies and organizations involved in the delivery of housing and supportive services to low- and moderate-income residents in Irvine.

Discussion:

With the implementation of the 2018-2019 Action Plan, the City will invest CDBG and HOME resources to address obstacles to meeting underserved needs, foster and maintain affordable housing, reduce lead-based paint hazards, reduce the number of poverty-level families, develop institutional structure and enhance coordination between public and private housing and social service agencies.

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

In the implementation of programs and activities under the 2018-2019 Action Plan, the City of Irvine will follow all HUD regulations concerning the use of program income, forms of investment, overall low- and moderate-income benefit for the CDBG program and recapture requirements for the HOME program.

**Community Development Block Grant Program (CDBG)
Reference 24 CFR 91.220(I)(1)**

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next Program Year and that has not yet been reprogrammed	0
2. The amount of proceeds from Section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low- and moderate-income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low- and moderate-income. Specify the years covered that include this Annual Action Plan.	100.00%

**HOME Investment Partnerships Program (HOME)
Reference 24 CFR 91.220(l)(2)**

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

The City will not use any other forms of investment beyond those identified in Section 92.205.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

During the 2018-2019 Program Year, the City of Irvine will not implement any HOME-assisted homebuyer activities. The 2015-2019 Strategic Plan does not include this activity as a high priority need.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

See above.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The City does not intend to use HOME funds under the 2018-2019 Action Plan to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds.

Discussion:

In the implementation of programs and activities under the 2018-2019 Action Plan, the City of Irvine will follow all HUD regulations concerning the use of program income, forms of investment, overall low- and moderate-income benefit for the CDBG program and forms of investment for the HOME program.



**2018-2019 ACTION PLAN
JULY 1, 2018 THROUGH JUNE 30, 2019**

APPENDIX A

- Proof of Publication – Public Hearing and Action Plan Adoption
- Proof of Publication – Notice of Funding Availability
- 2015-2019 Consolidated Plan Citizen Participation Efforts

Irvine World News

2190 S. Towne Centre Place Suite 100
Anaheim, CA 92806
714-796-2209

5191001

IRVINE, CITY OF- LEGALS
1 CIVIC CENTER PLZ
ATTN: ACCOUNTS PAYABLE
IRVINE, CA 92606-5208

FILE NO. CCL 18-26

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA, }
County of Orange } **SS.**

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the Irvine World News, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

03/22/2018

I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct:

Executed at Anaheim, Orange County, California, on
Date: April 12, 2018.



Signature

PROOF OF PUBLICATION

Legal No. **0011093758**

CCL No. 18-26

**CITY OF IRVINE
NOTICE OF PUBLIC NOTICE
City Council Meeting
April 24, 2018**

Program Description: Pursuant to the United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared the draft Action Plan for the 2018-2019 Program Year. The Action Plan is the City's application to HUD for Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds. The draft Action Plan delineates the projects to be undertaken during the program year using CDBG and HOME funds to address the priority needs and goals noted in the City's 2015-2019 Consolidated Plan.

Citizen Involvement: Do you have any comments? Questions? Concerns? You are invited to attend a public hearing to be held by the Irvine City Council on Tuesday, **April 24, 2018, at 4 p.m. or soon thereafter** in the City Council Chamber at Irvine City Hall, One Civic Center Plaza, Irvine, CA 92606 to provide public comment on the draft Action Plan.

The City Council is the final decision-making body for these applications. If you challenge the City Council's action on this item in court, you may be limited to raising only those issues which you or someone else raised at this public hearing or in written correspondence received by the City at, or prior to, the public hearing.

Information Available: Copies of the staff report and other project information will be available for review by Friday, April 20, 2018, with the City Clerk, One Civic Center Plaza, Irvine (City Hall).

The City of Irvine encourages citizen participation in the CDBG and HOME program grant management process. If you are unable to attend the public hearing, written comments can be forwarded to the Community Development Department: Neighborhood Services Division at the address below. Additionally, a copy of the draft Action Plan for the 2018-2019 Program Year will be available for public review and comment from March 23, 2018 to April 24, 2018 online at cityofirvine.org/cdbg and at the following location:

City of Irvine Community Development Department: Neighborhood Services Division
One Civic Center Plaza, First Floor
Irvine, CA 92606

ADA Compliance: It is the intention of the City of Irvine to comply with the Americans with Disabilities Act in all respects. If, as an attendee at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's office at 949-724-6205. Assisted listening devices are available at the meeting for individuals with hearing impairments. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title II)

CITY CONTACT: For more information, call Charles Kovac, Housing Administrator, at 949-724-7452 or via email at ckovac@cityofirvine.org

PUBLISHED: Irvine World News - March 22, 2018

CITY OF IRVINE

By: /s/ Molly McLaughlin
Molly McLaughlin, MPA
City Clerk 11093758

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA,)
) ss.
County of Orange)

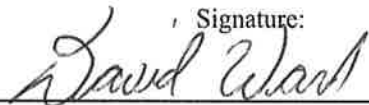
I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the **Irvine World News**, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

October 12, 26, 2017

“I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct”:

Executed at Santa Ana, Orange County, California on

Date: October 26, 2017

Signature:


**Irvine World News
2190 S. Towne Centre Pl.
Anaheim, CA 92806
(714) 796-2209**

PROOF OF PUBLICATION

**CITY OF IRVINE
NOTICE OF
FUNDING AVAILABILITY
Community Development Block Grant and HOME Investment
Partnerships Programs**

INFORMATION AVAILABLE: The City of Irvine anticipates receiving Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) program funds from the U.S. Department of Housing and Urban Development for qualifying projects and programs during the 2018-19 Fiscal Year. The City of Irvine will be conducting Technical Workshops on Tuesday, November 7, 2017, at the Irvine City Hall located at One Civic Center Plaza, Irvine, California, 92606, in the Conference and Training Center on the first floor. The Technical Workshop for CDBG public service programs will be held from 10:00 a.m. to 11:00 a.m. A separate Technical Workshop for CDBG and HOME capital projects will be held from 1:00 p.m. to 2:00 p.m. Workshop attendees will be provided an application packet. Interested applicants are strongly encouraged to attend.

For those not able to attend the Technical Workshops, application packets will be available beginning November 8, 2017 at City of Irvine Community Development Department at the above address or on the City's website at www.cityofirvine.org/cdbg. Applications are due no later than Tuesday, December 19, 2017 at 5:00 p.m. at the City of Irvine Community Development Department - Neighborhood Services Division at the above address. Applications received after this date and time will not be accepted.

It is the intent of the City of Irvine to comply with the Americans with Disabilities Act. If, as an attendee to the workshop, you will need special assistance, please contact Kim Radding, Administrative Secretary at 949-724-7444, 711 Relay at 949-724-7444, or via email at kradding@cityofirvine.org at least 48 hours prior to the meeting. TDD/Voice 949-724-6607.

CITY CONTACT: For more information, please contact Charles Kovac, Housing and Grants Analyst, at 949-724-7452 or ckovac@cityofirvine.org.

NOTICE DATE: October 12, 2017

PUBLISHED: October 12, and October 26, 2017 (Irvine World News)

POST UNTIL: December 19, 2017 11017400



**2015/2019 CONSOLIDATED PLAN
JULY 1, 2015 THROUGH JUNE 30, 2020**

Citizen Participation and Consultation

- Proof of Publication – Public Hearing & Adoption
- Proof of Publication – 1st Public Hearing
- Proof of Publication – Community Meetings



PUBLIC NOTICE

NOTICE OF PUBLIC HEARING AND PUBLIC COMMENT PERIOD FOR THE CITY OF IRVINE 2015–2019 CONSOLIDATED PLAN, CITIZEN PARTICIPATION PLAN, ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING CHOICE AND 2015-2016 ACTION PLAN

Pursuant to the United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared a 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.

The 2015-2019 Consolidated Plan is a planning document that identifies the City's affordable housing and community development short and long-term needs, priorities and goals. It also outlines the strategies and timelines for achieving the City's goals as required to receive an estimated \$9.8 million of federal Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds combined over the five year period of the Consolidated Plan beginning July 1, 2015, and ending June 30, 2020 to cover grant years 2015-2019.

The Citizen Participation Plan sets forth the policies and procedures to encourage citizen participation, especially low and moderate-income citizens, in the planning, implementation and assessment of HUD-funded programs and projects.

The Analysis of Impediments to Fair Housing Choice (AI) identifies impediments to fair housing, conditions in which individuals of similar income levels in the same housing market may have housing choice influenced by race, color, ancestry, national origin, religion, age, sex, disability, marital status, familial status, source of income, sexual orientation or similar factors. The AI reviews public and private policies, practices and procedures affecting housing choice and recommends actions to address any identified potential impediments.

The 2015-2016 Action Plan is the City's application to HUD for CDBG and HOME funds delineating the projects to be undertaken during the program year. The Action Plan identifies the federal and other resources expected to be used to address the priority needs and goals noted in the Consolidated Plan.

Notice is hereby given that a copy of these draft documents will be available to the public for review and comment from March 27, 2015, to April 28, 2015, at the Community Development Department, Housing Division, 1 Civic Center Plaza, Irvine, California 92606 and online at: <http://www.cityofirvine.org/cdbg>

In addition, the Irvine City Council will conduct a public hearing on April 28, 2015, at 4:00 p.m. or soon thereafter in the City Council Chamber at Irvine City Hall, 1 Civic Center Plaza, Irvine, California, 92606. The purpose of the public hearing is as follows:

- a. To receive public comments, suggestions or other information for consideration prior to approving the 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.
- b. To approve the 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.

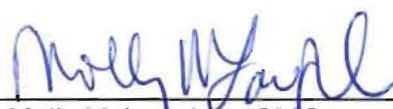
Interested citizens are invited to submit written comments and/or attend the public hearing to offer comments, suggestions or other information for consideration by the Irvine City Council. Written comments must be submitted at least 48 hours prior to the meeting to Steve Holtz, Housing Administrator, City of Irvine Housing Division, P.O. Box 19575, Irvine, CA 92623-9575.

Additional information regarding the City of Irvine's CDBG and HOME programs may be obtained from Steve Holtz at 949-724-7454.

If, you challenge the City Council's action on this item in court, you may be limited to raising only those issues which you or someone else raised at this public hearing or in written correspondence received by the City at, or prior to, the public hearing.

It is the intention of the City of Irvine to comply with the Americans with Disabilities Act in all respects. If, as an attendee at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's office at 949-724-6205. Assisted listening devices are available at the meeting for individuals with hearing impairments. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35. 102-35. 104 ADA Title II)

CITY OF IRVINE

By: 
Molly McLaughlin, CMC
City Clerk

Published by: Irvine World News
Publication Date: March 26, 2015
April 9, 2015

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA,)
) ss.
County of Orange)

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the **Irvine World News**, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

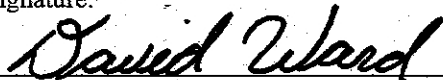
March 26, April 9, 2015

"I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct":

Executed at Santa Ana, Orange County, California on

Date April 9, 2015

Signature:



Irvine World News
625 N. Grand Ave.
Santa Ana, CA 92701
(714) 796-2209

PROOF OF PUBLICATION

**CITY OF IRVINE
PUBLIC NOTICE
NOTICE OF PUBLIC HEARING AND PUBLIC COMMENT PERIOD FOR
THE CITY OF IRVINE 2015-2019 CONSOLIDATED PLAN, CITIZEN
PARTICIPATION PLAN, ANALYSIS OF IMPEDIMENTS TO FAIR
HOUSING CHOICE AND 2015-2016 ACTION PLAN**

CCL No. 15-13

Pursuant to the United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared a 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.

The 2015-2019 Consolidated Plan is a planning document that identifies the City's affordable housing and community development short and long-term needs, priorities and goals. It also outlines the strategies and timelines for achieving the City's goals as required to receive an estimated \$9.8 million of federal Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds combined over the five year period of the Consolidated Plan beginning July 1, 2015, and ending June 30, 2020 to cover grant years 2015-2019.

The Citizen Participation Plan sets forth the policies and procedures to encourage citizen participation, especially low and moderate-income citizens, in the planning, implementation and assessment of HUD-funded programs and projects.

The Analysis of Impediments to Fair Housing Choice (AI) identifies impediments to fair housing, conditions in which individuals of similar income levels in the same housing market may have housing choice influenced by race, color, ancestry, national origin, religion, age, sex, disability, marital status, familial status, source of income, sexual orientation or similar factors. The AI reviews public and private policies, practices and procedures affecting housing choice and recommends actions to address any identified potential impediments.

The 2015-2016 Action Plan is the City's application to HUD for CDBG and HOME funds delineating the projects to be undertaken during the program year. The Action Plan identifies the federal and other resources expected to be used to address the priority needs and goals noted in the Consolidated Plan.

Notice is hereby given that a copy of these draft documents will be available to the public for review and comment from March 27, 2015, to April 28, 2015, at the Community Development Department, Housing Division, 1 Civic Center Plaza, Irvine, California 92606 and online at: <http://www.cityofirvine.org/cdbg>

In addition, the Irvine City Council will conduct a public hearing on April 28, 2015, at 4:00 p.m. or soon thereafter in the City Council Chamber at Irvine City Hall, 1 Civic Center Plaza, Irvine, California, 92606. The purpose of the public hearing is as follows:

- a. To receive public comments, suggestions or other information for consideration prior to approving the 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.
- b. To approve the 2015-2019 Consolidated Plan, Citizen Participation Plan, Analysis of Impediments to Fair Housing Choice and 2015-2016 Action Plan.

Interested citizens are invited to submit written comments and/or attend the public hearing to offer comments, suggestions or other information for consideration by the Irvine City Council. Written comments must be submitted at least 48 hours prior to the meeting to Steve Holtz, Housing Administrator, City of Irvine Housing Division, P.O. Box 19575, Irvine, CA 92623-9575.

Additional information regarding the City of Irvine's CDBG and HOME programs may be obtained from Steve Holtz at 949-724-7454.

If you challenge the City Council's action on this item in court, you may be limited to raising only those issues which you or someone else raised at this public hearing or in written correspondence received by the City at, or prior to, the public hearing.

It is the intention of the City of Irvine to comply with the Americans with Disabilities Act in all respects. If, as an attendee at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's office at 949-724-8205. Assisted listening devices are available at the meeting for individuals with hearing impairments. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title II)

CITY OF IRVINE

By: /s/ Molly McLaughlin
Molly McLaughlin, CMC
City Clerk

Published by: Irvine World News March 26, April 9, 2015 10029964

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA,)
) ss.
County of Orange)

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the **Irvine World News**, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

February 19, 2015

"I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct":

Executed at Santa Ana, Orange County, California on

Date February 19, 2015

Signature: 

Irvine World News
625 N. Grand Ave.
Santa Ana, CA 92701
(714) 796-2209

PROOF OF PUBLICATION

CCL No. 18-04

NOTICE OF PUBLIC HEARING AND PUBLIC COMMENT PERIOD FOR THE CITY OF IRVINE DRAFT 2015-2019 STRATEGIC PLAN

Pursuant to United States Department of Housing and Urban Development (HUD) regulations, the City of Irvine has prepared a draft Strategic Plan for the 2015-2019 Consolidated Plan. The Consolidated Plan is a HUD mandated document that assesses the City's housing and community development needs and is intended to guide the strategic investment of Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds. Within the Consolidated Plan is the Strategic Plan, which establishes priorities for addressing housing and community development needs of the City. HUD regulations require both plans to be updated every three to five years. The City's Consolidated Plan and Strategic Plan must be updated this year to cover fiscal years 2015-2019. These updates are due to HUD by May 15, 2015.

Notice is hereby given that the City of Irvine has prepared a draft 2015-2019 Strategic Plan. A copy of the draft 2015-2019 Strategic Plan will be available to the public for review and comment from February 24, 2015 to March 10, 2015, at the Community Development Department, 1 Civic Center Plaza, Irvine, California, 92606.

Notice is also hereby given that the Irvine City Council will conduct a Public Hearing to solicit public comments on the draft 2015-2019 Strategic Plan on March 10, 2015, at 4:00 p.m., or soon thereafter, in the Irvine City Council Chamber at Irvine City Hall, 1 Civic Center Plaza, Irvine, California, 92606.

Interested citizens are invited to submit written comments and/or attend the public hearing to offer comments for consideration by the Irvine City Council. Written comments must be submitted at least 48 hours prior to the meeting to Steve Holtz, Housing Administrator, City of Irvine Housing Division, P.O. Box 19575, Irvine, CA 92623-9575.

Additional information regarding the City of Irvine's CDBG and HOME programs may be obtained from Steve Holtz at 949-724-7444. The City of Irvine is committed to providing reasonable accommodation for persons with special needs and non-English speaking individuals. If you require these accommodations, please call for assistance at 949-724-6205 at least 48 hours prior to the meeting.

Publication Date: February 19, 2015. Irvine World News 10016236

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AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA,)
) ss.
County of Orange)

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the **Irvine World News**, a newspaper that has been adjudged to be a newspaper of general circulation by the Superior Court of the County of Orange, State of California, on August 23, 1990, Case No. A-154653 in and for the City of Irvine, County of Orange, State of California; that the notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

May 22, 2014

“I certify (or declare) under the penalty of perjury under the laws of the State of California that the foregoing is true and correct”:

Executed at Santa Ana, Orange County, California on

Date May 22, 2014

Signature: 

Irvine World News
625 N. Grand Ave.
Santa Ana, CA 92701
(714) 796-2209

PROOF OF PUBLICATION

CITY OF IRVINE
Public Notice
Workshops to Receive Public Input on the
Preparation of the City of Irvine's 2015-2019
Consolidated Plan and 2015-16 Action Plan

The City of Irvine is in the process of preparing its 2015-2019 Consolidated Plan, a five-year master plan that is required for the City to receive entitlement grant funding from the U.S. Department of Housing and Urban Development (HUD). The City of Irvine receives Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funding on an annual basis from HUD and in order to continue receiving these funds the City must prepare and submit a Consolidated Plan to HUD by May 15, 2015. The 2015-2019 Consolidated Plan will describe CDBG and HOME program housing and community needs for the next five years that will be identified through a series of workshops and public hearings.

The City of Irvine expects to receive approximately \$6,150,000 in CDBG and \$2,300,000 in HOME funding during the five years of the proposed 2015-2019 Consolidated Plan. On an annual basis the City expects to receive approximately \$1,230,000 in CDBG and \$460,000 in HOME funds.

Two community workshops have been scheduled to receive input from Irvine residents regarding long and short term community needs for inclusion in the 2015-2019 Consolidated Plan. Irvine residents, volunteer groups, community based organizations and nonprofit organizations are encouraged to attend. The date, time and location of the workshops are as follows:

Thursday, June 5, 2014
6:30 p.m.
Irvine City Hall, Conference Room L102
1 Civic Center Plaza, Irvine, CA 92606

Thursday, June 19, 2014
10:00 a.m.
Lakeview Senior Center
20 Lake Road, Irvine, CA 92604

If you are unable to attend the meeting, but would like to provide input concerning the 2015-2019 Consolidated Plan, please contact Steve Holtz, Housing Administrator, at 949-724-7452 or sholtz@ci.irvine.ca.us. Copies of the 2015-2019 Consolidated Plan survey will also be made available on the City website at www.cityofirvine.org/cdbg.

It is the intention of the City of Irvine to comply with the Americans With Disabilities Act in all respects. If, as an attendee or a participant at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact Kim Radding, Administrative Secretary at 949-724-7444. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to these meetings.
Published: The Irvine World News May 22, 2014 9897532



**2018-2019 ACTION PLAN
JULY 1, 2018 THROUGH JUNE 30, 2019**

**APPENDIX B
Grantee Unique Appendices**

- Affordable Housing Inventory
- HOME Program 95% Homeownership Value Limit Analysis per 24 CFR 92.254

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Alegre Apartments	Family	104	102 extremely and very low income units	1, 2, 3 & 4 BR	City of Irvine CDBG & HOME, County of Orange, CA Finance Agency, CA Tax Credits	In perpetuity
Anton Portola Apartments	Family	253	253 extremely and very low income units	1 & 2 BR	Developer funded	2116
Avalon Irvine Phase I	Family	280	23 very low income units	1, 2 BR	Developer funded, Density Bonus	2037
Avalon Irvine Phase II	Family	179	12 very low and 7 moderate income units	0, 1, 2 BR	Developer funded, Density Bonus	2041
Avalon Irvine Phase III	Family	156	10 very low and 6 moderate income units	1, 2 BR	Developer funded, Density Bonus	2045
Axis 2300	Family	115	18 low income units	2 BR	Developer funded, Density Bonus	2040
Berkeley Court 1 Berkeley Court 2	Family	152	6 very low units 3 Very low units	1, 2 BR	1998 CSCDA Series A Bond	2042 2044
Camden Apartments	Family	290	58 very low, low, and moderate income units	1, 2 BR	85% Debt, 15% CalPers Equity	2037
Cedar Creek	Family	176	9 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2042
Columbia Court	Family	58	3 very low units	1, 2 BR	1998 CSCDA Series A Bond	2042
Columbus Grove – Savannah (affordable ownership)	Family	13	13 very low and low income units	2, 3 BR	City of Irvine CalHome, CDBG & ADDI	in perpetuity

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Columbus Grove Families Forward units	Transitional	14	14 Extremely low income units	2,3 BR	Lennar Homebuilders	2037
Cornell Court	Family	109	6 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2042
Cross Creek	Family	136	17 very low income units	2, 3 BR	1998 CSCDA Series A Bond	2040
Dartmouth Court	Family	294	30 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2044
Deerfield	Family	288	5 very low units	1, 2 BR	1998 CSCDA Series A Bond	2042
Doria Apartments Phase I	Family	60	59 very low and low income units	1, 2, 3 BR	Irvine Community Land Trust, City HOME loan and grant, County of Orange HCS, 9% State Tax Credits	2062
Doria Apartments Phase II	Family	74	74 very low and low income units	1, 2, 3 BR	Irvine Community Land Trust, City HOME loan and grant, County of Orange HCS, 9% State Tax Credits	2064
Espira	Family	84	83 very low income units	2, 3 BR	Developer financed, Density Bonus	In Perpetuity
Granite Court	Family	71	71 very low and low income units	1, 2, 3 BR	Tax exempt bonds, CA Multi-Family Housing Revenue Bond, CA Multi-Family Housing Loan Program, County of Orange HCS, City of Irvine, deferred developer fee	2108
Harvard Court	Family	112	11 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2040

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Harvard Manor	Family	161	100 very low income units	1, 2, 3, 4 BR	Section 8	2019
Inn at Woodbridge	Senior	120	58 extremely and 58 very low income units	1, 2 BR	Tax Credits, City of Irvine CDBG	2050
Irvine Community Land Trust scattered site units (8 rental units, 1 ownership unit)	Family	9	9 low income units	2, 3 BR	City In-Lieu fees, CDBG, HOME	In perpetuity
Irvine Inn	Single-Room Occupancy	192	192 very income units	SRO, 0 BR	County of Orange, Tax Credits	2055
Kelvin Court	Family	132	27 very low income units	Studio, 1, 2, 3 BR	Developer funded	2109
Laguna Canyon	Family	120	120 very low income units	1, 2, 3 BR	Tax Exempt Bond, County Tax Credits, CalHFA Bridge Loan, 9% Tax Credit Financing, OC Housing Authority	2060
Luminaira	Family	82	81 very low income units	2, 3 BR	Developer financed, Density Bonus	In Perpetuity
Luxaira	Senior (age 55+)	156	156 very low income units	Studio, 1 2 BR	Developer financed, Density Bonus	In Perpetuity
Mariposa Villas	Disabled	40	40 very low income units	1, 2 BR	HUD Section 8 and 202	2033
Metropolis	Family	457	29 VL & 18 Moderate units	0, 1, 2, 3 BR	Developer funded, Density Bonus	2046
The Kelvin	Family	194	12 Very Low and 8 Moderate units	0, 1, 2, 3 BR	Developer funded, Density Bonus	2043

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Montecito Vista	Family	162	162 extremely low and very low income units	2, 3 BR	City of Irvine HOME & CDBG, County of Orange HOME & Redevelopment, OC Apartment Development Revenue Bonds, Low Income Housing Tax Credit	2061
Northwood Park	Family	168	9 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2042
Northwood Place	Family	604	65 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2040
OC Community Housing Corporation	Family	6	6 low income units	2, 3 BR	City of Irvine CDBG	2020
Orchard Park	Family	60	59 very low income units	2, 3, 4 BR	Section 8	2017
Parc Derian	Family	80	9 extremely low and 70 very low income units	1, 2, 3 BR	City of Irvine HOME and AHLDLDA loan, Low Income Housing Tax Credits	2072
Rize Apartments	Family	363	26 very low, 1 Low, 17 Moderate	Studio, 1, 2 BR	Developer Funded	2048
The Alton	Family	344	17 Moderate units	1,2 BR	Developer Funded	2046
The Residences on Jamboree	Family	381	22 VL, 1 Low, 15 Moderate	0, 1, 2 & 3 BR	Developer Funded, Density Bonus	2046
San Leon Villas	Family	248	23 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2040
San Marco Villas	Family	426	47 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2044

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
San Marino Villas	Family	199	19 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2040
San Paulo Apartments	Family	382	153 very low income units 20 low and 30 moderate units	1, 2, 3 BR	1998 CSCDA Series A Bond, City of Irvine CDBG, County of Orange	2053 2023
San Remo Villas I	Family	136	13 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2040
San Remo Villas II	Family	112	12 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2044
Santa Alicia	Family	84	34 extremely low and 50 very low income units	1, 2, 3, 4 BR	1998 CSCDA Series A Bond, Tax Credits	2052
Solaira at Pavilion Park	Senior (age 55+)	221	221 very low	1, 2 BR	Developer funded, Density Bonus	In perpetuity
Stanford Court	Family	320	32 very low income units	1, 2 BR	1998 CSCDA Series A Bond	2040
The Arbor at Woodbury	Family	90	27 extremely low and 63 very low income units	1, 2, 3 BR	City CDBG & HOME, County Housing Development, Tax Credits, the Irvine Company	2109
The Meadows Mobile Home Park	Senior	360	72 very low and 90 moderate income units	2 BR	1998A & 1998B Mobile Home Park Revenue Bond City of Irvine Series	2029
			198 low income units	2 BR	1998A & 1998B Mobile Home Park Revenue Bond City of Irvine Series	2028

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
The Parklands	Family	121	120 very low income units	1, 2, 3, 4 BR	Section 8	2019
Toscana Apartments	Family	562	56 very low and 28 low income units	0, 1, 2 BR	1990 Series B County Bond	2046
Turtle Rock Canyon	Family	217	22 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2044
Villa Hermosa Apartments	Disabled	24	24 very low income units	1, 2 BR	City of Irvine CDBG & HOME, Multi-Family Housing state funds, PRAC/811	2061
Villa Sienna – affordable units in Bldgs 1, 5, 6/7	Family	1,442	149 very low income	0, 1, 2, 3 BR	1998 CSCDA Series PP Multi-Family Bond	2041, 2047 & 2049
Windrow Apartments	Family	96	96 extremely low and very low income units	1, 2, 3 BR	City of Irvine HOME & Workforce Housing Grant, County of Orange	2060
Windwood Glen	Family	196	10 very low income units	1, 2, 3 BR	1998 CSCDA Series A Bond	2042
Windwood Knoll	Family	248	60 very low income units	2, 3, 4 BR	Section 8, 1982A County Revenue Bonds	2019

Affordable Housing Developments

Project Name	Type	Total Units	Assisted Units/ Income Level	Unit Size	Funding Source(s)	Earliest Date of Conversion
Woodbridge Manor	Senior/ Disabled	165	154 very low and 11 low income units	1 BR	HUD Section 202 Bonds, HUD Section 221 (d) (4) Bonds, County Exempt Multifamily Bonds, 4% Tax Credits, City of Irvine CDBG	2044
Woodbridge Oaks	Family	120	60 very low and 60 low income units	2, 3 BR	Section 8, County CDBG, HUD	2019
Woodbridge Villas	Family	258	39 very low and 21 low income units	2, 3, 4 BR	Section 8, County CDBG, HUD	2022
Woodbridge Willows	Family	200	10 very low income units	1, 2, 3 BR	HUD, County CDBG, Section 8	2042
Woodbury Walk	Family	150	150 very low income units	1, 2, 3 BR	City In-Lieu fees, OC Strategic Priority AH funds, OCDA Set Aside, County HOME funds, 9% LIHTC Tax Credits	2064
Total		13,226	4,454			

Source: City of Irvine Final 2013-21 Housing Element updated 2015; income levels based on State HCD guidelines. Supplemented May 2018 by Neighborhood Services Division staff to add Parc Derian and Rize Apartments.

*These units will remain affordable so long as the Meadows Mobile Home Park is owned by a non-profit with 501(c)(3) status.

HOME Program 95 Percent Homeownership Value Limit Analysis per 24 CFR 92.254

Prepared April 24, 2018

According to the HOME Investment Partnerships (HOME) program regulations, HOME-assisted ownership housing must be modest housing with a maximum purchase price (for homeownership programs) or after-rehabilitation property value (for rehabilitation programs) that does not exceed 95 percent of the median purchase price for the area as published by HUD or as determined by the Participating Jurisdiction (City of Irvine) in accordance with 24 CFR 92.254(a)(2)(iii).

The current HUD-published value for existing 1-unit homes in Orange County is \$513,000. This value is substantially lower than the median existing single family and existing condominium residential purchase prices in Irvine, and serves as a potential barrier to program participation.

In accordance with the procedures delineated at 24 CFR 92.254(a)(2)(iii), an analysis was performed to establish a local 95 percent of the median area purchase price limit for existing single family residences and existing condominiums.

Based on data derived from the National Data Collective covering a 6 month period between September 22, 2017 and March 22, 2018, the following 95 percent of median purchase price limits were determined:

Housing Type	Number of Sales	Median Price	95% of Median Price
Single Family	529	\$1,106,000	\$1,050,700
Condominium	697	\$675,000	\$641,250

These 95 percent of the median purchase price values will allow the City to use HOME funds to assist program participants in a manner consistent with HOME program requirements. For all other housing types not listed above, the City will use the current effective values published by HUD. This analysis is submitted with the 2018-2019 Annual Action Plan in accord with 24 CFR 92.254(a)(2)(iii).

Attached: Single Family Sales Data
 Condominium Sales Data

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
1	449-377-14	14832 YUCCA AVE , 92606, CA	90,000	11/29/2017	4 / 3.00	1,897	5,000	1972
2	453-064-22	2 MAYAPPLE WAY , 92612, CA	156,000	2/27/2018	2 / 2.00	1,270	3,515	1967
3	453-124-02	4 ASH TREE LN # 78, 92612, CA	201,000	10/6/2017	3 / 3.00	1,960	3,000	1970
4	434-222-69	26 SANTA CATALINA AISLE , 92606, CA	220,000	1/24/2018	4 / 3.00	1,867	3,038	1997
5	451-032-54	15381 ORLEANS CIR , 92604, CA	292,000	12/27/2017	4 / 3.00	3,086	7,931	1969
6	988-881-40	5 NEWTON CT , 92617, CA	297,500	10/18/2017	2 / 3.00	1,374	3,120	1986
7	447-034-10	3636 HAMILTON ST , 92614, CA	325,000	1/17/2018	3 / 2.00	1,273	5,085	1970
8	530-143-14	74 LAKEPINES , 92620, CA	360,000	12/15/2017	1 / 1.00	934	764	1977
9	530-145-15	209 PINEVIEW , 92620, CA	375,000	12/15/2017	1 / 1.00	934	764	1977
10	988-351-08	10 TWAIN , 92617, CA	408,500	11/22/2017	4 / 3.00	1,922	6,045	2001
11	988-361-18	76 MURASAKI ST , 92617, CA	411,500	12/20/2017	3 / 3.00	1,774	5,369	2005
12	530-144-36	123 LAKEPINES , 92620, CA	415,000	12/27/2017	2 / 2.00	1,204	828	1977
13	988-361-43	30 FROST , 92617, CA	420,500	9/29/2017	3 / 3.00	1,774	4,523	2005
14	988-392-18	4 ROWLAND CT , 92617, CA	431,000	2/13/2018	3 / 3.00	1,809	4,565	2014
15	530-145-43	264 PINEVIEW , 92620, CA	440,000	11/7/2017	2 / 2.00	1,204	828	1978
16	529-371-45	9 JEFFERSON , 92620, CA	485,000	3/9/2018	3 / 3.00	1,841	4,465	1985
17	451-252-69	9 LOCUST , 92604, CA	520,000	10/23/2017	2 / 1.00	925	2,800	1975
18	451-252-41	10 BLACK OAK , 92604, CA	530,000	10/11/2017	2 / 2.00	995	2,805	1976
19	530-145-07	181 PINEVIEW , 92620, CA	535,000	10/13/2017	2 / 2.00	1,366	1,342	1978
20	451-483-22	10 GATEWOOD , 92604, CA	535,000	11/6/2017	3 / 2.00	1,220	1,389	1977
21	451-483-36	19 BROOKFIELD , 92604, CA	545,000	3/7/2018	3 / 2.00	1,220	1,475	1977
22	988-940-10	20 WHISTLER CT , 92617, CA	549,000	11/9/2017	4 / 3.00	2,140	4,500	1992
23	453-051-33	24 SETON RD , 92612, CA	550,000	3/14/2018	2 / 2.00	1,270	3,936	1966
24	453-042-31	4041 GERMAINDER WAY , 92612, CA	555,000	12/14/2017	2 / 2.00	1,270	3,831	1965
25	466-032-36	130 TANGERINE , 92618, CA	561,000	12/27/2017	2 / 2.00	1,133	2,739	1976
26	988-391-02	4 WHEATLEY CT , 92617, CA	561,500	10/17/2017	4 / 3.00	2,381	4,353	2012

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
27	466-052-26	14 ORCHARD , 92618, CA	570,000	10/5/2017	2 / 2.00	964	2,739	1976
28	530-144-06	136 PINEVIEW , 92620, CA	571,500	3/22/2018	2 / 2.00	1,366	1,342	1977
29	447-021-06	3672 HAMILTON ST , 92614, CA	580,000	1/18/2018	2 / 2.00	1,028	5,085	1968
30	453-173-15	17 DOGWOOD S , 92612, CA	585,000	10/5/2017	2 / 2.00	1,224	2,986	1974
31	529-251-02	8 FABRIANO , 92620, CA	595,000	10/19/2017	2 / 2.00	1,063	3,600	1984
32	529-256-01	1 ALASSIO , 92620, CA	600,000	12/20/2017	2 / 2.00	1,054	3,440	1985
33	453-161-57	17245 CHESTNUT , 92612, CA	600,000	3/7/2018	2 / 2.00	1,184	2,968	1974
34	453-173-09	29 DOGWOOD S , 92612, CA	605,000	10/17/2017	2 / 2.00	1,184	3,211	1975
35	453-161-09	17212 CHESTNUT , 92612, CA	607,000	10/17/2017	2 / 2.00	1,184	2,912	1973
36	466-041-09	61 ORCHARD , 92618, CA	622,500	3/19/2018	2 / 2.00	1,133	2,739	1977
37	434-162-31	6 LE VANTO , 92606, CA	625,000	12/28/2017	2 / 2.00	919	2,700	1994
38	466-052-02	42 ORCHARD , 92618, CA	630,000	12/26/2017	2 / 2.00	964	2,739	1977
39	529-042-21	13651 ESPIRIT WAY , 92620, CA	630,500	1/2/2018	4 / 2.00	1,649	6,500	1970
40	529-051-05	14 ROSSANO , 92620, CA	635,000	9/27/2017	2 / 2.00	1,063	3,780	1983
41	529-053-06	15 ROSSANO , 92620, CA	635,000	12/29/2017	2 / 2.00	1,054	2,772	1983
42	449-141-16	4832 GAINSPORT CIR , 92604, CA	640,000	12/4/2017	4 / 2.00	1,200	5,076	1971
43	453-162-41	5331 PLUM TREE , 92612, CA	642,000	11/30/2017	2 / 2.00	1,184	3,625	1974
44	453-164-30	5082 APPLE TREE , 92612, CA	644,000	11/20/2017	2 / 2.00	1,224	3,052	1973
45	453-044-11	9 QUEENS WREATH WAY , 92612, CA	650,000	11/28/2017	3 / 2.00	1,494	3,904	1965
46	453-163-12	5062 BOXWOOD , 92612, CA	655,000	11/13/2017	2 / 2.00	1,184	2,996	1974
47	453-062-67	4243 SANDBURG WAY , 92612, CA	658,000	10/30/2017	2 / 2.00	1,270	3,360	1967
48	449-094-13	5162 YEARLING AVE , 92604, CA	663,000	12/22/2017	3 / 2.00	1,216	5,344	1972
49	453-163-61	17261 CANDLEBERRY , 92612, CA	670,000	2/7/2018	3 / 2.00	1,532	5,643	1975
50	449-232-05	4622 RANCHGROVE DR , 92604, CA	675,000	12/20/2017	3 / 2.00	1,116	5,000	1970
51	449-452-77	3 DUSKYWING , 92604, CA	680,000	10/18/2017	3 / 3.00	1,941	3,200	1976
52	451-161-19	2 LUPINE , 92604, CA	680,000	11/20/2017	3 / 2.00	1,587	5,400	1974

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
53	449-064-33	14741 COMET ST , 92604, CA	682,000	11/28/2017	2 / 1.00	1,125	5,565	1970
54	449-452-13	3 SWALLOWTAIL , 92604, CA	685,000	1/29/2018	3 / 3.00	1,941	3,040	1976
55	453-172-59	15 CHERRY S , 92612, CA	685,000	1/30/2018	2 / 2.00	1,224	3,000	1975
56	449-112-14	4831 KAREN ANN LN , 92604, CA	690,000	9/25/2017	3 / 2.00	1,040	5,000	1971
57	449-131-14	4161 BELVEDERE ST , 92604, CA	690,000	12/6/2017	2 / 1.00	1,192	5,875	1971
58	453-164-29	5086 APPLE TREE , 92612, CA	690,000	2/21/2018	2 / 2.00	1,224	2,996	1973
59	449-084-15	4541 CHEVIOT DR , 92604, CA	690,000	3/5/2018	3 / 2.00	1,116	5,060	1971
60	449-092-09	5111 GREENCAP AVE , 92604, CA	697,000	10/30/2017	2 / 1.00	975	5,000	1970
61	449-283-35	14972 CRYSTAL CIR , 92604, CA	700,000	10/3/2017	4 / 3.00	2,045	6,270	1973
62	449-123-01	14942 LAURELGROVE CIR , 92604, CA	700,000	10/4/2017	2 / 2.00	1,116	5,757	1971
63	452-271-22	1 RACING WIND , 92614, CA	700,000	10/16/2017	2 / 2.00	971	3,444	1982
64	530-342-17	110 WINSLOW LN , 92620, CA	700,000	11/8/2017	2 / 3.00	1,194	1,993	1997
65	453-073-59	19 CHICORY WAY , 92612, CA	700,000	11/21/2017	3 / 3.00	2,304	3,200	1968
66	529-057-03	5 CALABRIA , 92620, CA	700,000	11/22/2017	3 / 3.00	1,549	2,310	1982
67	451-553-13	12 NUTWOOD , 92604, CA	700,000	2/13/2018	2 / 2.00	1,321	2,824	1978
68	453-163-41	17321 PEACH , 92612, CA	716,000	3/12/2018	2 / 2.00	1,224	2,940	1974
69	453-062-61	10 LEATHERWOOD WAY , 92612, CA	717,000	2/7/2018	2 / 2.00	1,270	3,200	1967
70	451-161-70	16 STAR THISTLE , 92604, CA	719,000	11/9/2017	2 / 2.00	1,305	4,230	1974
71	453-052-27	7 SENISA , 92612, CA	720,000	10/17/2017	3 / 3.00	1,749	3,360	1966
72	449-052-26	4991 LORI ANN LN , 92604, CA	726,000	12/1/2017	3 / 2.00	1,480	5,595	1970
73	447-242-06	35 DEL PERLATTO , 92614, CA	730,000	11/27/2017	2 / 2.00	1,157	4,000	1987
74	453-133-05	10 WILLOW TREE LN , 92612, CA	730,000	12/22/2017	3 / 2.00	1,215	3,500	1973
75	453-032-04	9 HOPKINS ST , 92612, CA	735,000	12/8/2017	3 / 2.00	1,665	5,600	1965
76	453-052-23	17 SENISA , 92612, CA	735,000	2/27/2018	3 / 2.00	1,494	3,594	1966
77	453-173-58	11 EUCALYPTUS , 92612, CA	737,000	10/12/2017	3 / 2.00	1,532	5,450	1974
78	449-151-32	14931 DUSK ST , 92604, CA	740,000	12/8/2017	4 / 3.00	1,946	5,000	1971

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
79	451-161-28	17 STAR THISTLE , 92604, CA	742,500	12/11/2017	2 / 2.00	1,305	4,500	1974
80	449-452-43	6 PALAMEDES , 92604, CA	744,000	1/18/2018	3 / 3.00	1,941	2,720	1977
81	449-252-10	14622 ORANGE ACRES LN , 92604, CA	745,000	2/13/2018	3 / 2.00	1,116	5,003	1972
82	529-303-24	12 NEW HVN , 92620, CA	750,000	9/25/2017	3 / 3.00	1,535	3,500	1985
83	453-044-03	60 SETON RD , 92612, CA	750,000	10/4/2017	3 / 3.00	1,929	2,979	1966
84	529-133-43	10 LONGSTREET , 92620, CA	750,000	12/8/2017	4 / 3.00	2,453	4,950	1978
85	434-151-42	17 PARTHENIA , 92606, CA	750,000	2/15/2018	3 / 3.00	1,284	3,000	1994
86	447-194-13	1 CORRIENTE , 92614, CA	750,000	3/8/2018	3 / 3.00	1,868	4,500	1987
87	449-422-01	3542 SEGO ST , 92606, CA	756,000	11/21/2017	3 / 2.00	1,420	4,900	1974
88	453-164-47	5151 THORN TREE LN , 92612, CA	757,000	11/16/2017	3 / 2.00	1,398	6,160	1975
89	453-042-66	24 IRON BARK WAY , 92612, CA	757,000	11/22/2017	3 / 2.00	1,494	5,499	1965
90	451-101-30	15052 GLASS CIR , 92604, CA	760,000	1/24/2018	4 / 3.00	2,326	6,832	1972
91	529-054-08	4 FASANO , 92620, CA	770,000	9/26/2017	3 / 3.00	1,549	2,460	1983
92	449-042-37	14376 GIBRALTAR AVE , 92606, CA	770,000	12/20/2017	3 / 2.00	1,367	5,657	1971
93	530-553-18	30 COPPER LEAF , 92602, CA	770,500	10/10/2017	3 / 3.00	1,651	3,708	1999
94	529-141-05	55 CARSON , 92620, CA	775,000	10/19/2017	2 / 2.00	1,475	5,253	1977
95	451-343-02	28 TANGLEWOOD DR , 92604, CA	775,000	12/1/2017	3 / 3.00	1,851	2,309	1976
96	453-141-26	1 BANYAN TREE , 92612, CA	776,000	11/7/2017	4 / 2.00	1,916	5,000	1973
97	529-303-08	53 AUGUSTA , 92620, CA	777,000	11/3/2017	3 / 3.00	1,535	3,500	1985
98	529-022-11	13801 STAMPEDE CIR , 92620, CA	777,000	1/24/2018	4 / 3.00	2,250	6,790	1970
99	551-042-19	46 FULTON , 92620, CA	778,000	9/27/2017	2 / 2.00	1,475	5,150	1979
100	529-025-49	4032 ESCUDERO DR , 92620, CA	779,000	3/13/2018	3 / 2.00	1,470	5,532	1970
101	453-044-68	20 ROCKROSE WAY , 92612, CA	780,000	9/29/2017	3 / 3.00	1,749	3,200	1966
102	551-042-12	11 WHITNEY , 92620, CA	785,000	9/29/2017	2 / 2.00	1,475	5,400	1980
103	529-161-28	1 COPPER HL , 92620, CA	785,000	11/27/2017	3 / 2.00	1,696	5,280	1978
104	529-025-02	13772 TYPEE WAY , 92620, CA	785,000	2/28/2018	4 / 3.00	2,250	5,427	1970

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
105	530-411-01	84 LEGACY WAY , 92602, CA	785,000	3/6/2018	3 / 3.00	1,489	5,620	1998
106	453-071-36	4545 SANDBURG WAY , 92612, CA	786,000	10/25/2017	3 / 2.00	1,498	3,680	1968
107	453-173-79	16 FEATHERWOOD , 92612, CA	788,000	2/22/2018	3 / 2.00	1,398	5,650	1976
108	453-081-05	4535 GREEN TREE LN , 92612, CA	797,000	10/3/2017	3 / 2.00	1,215	3,500	1973
109	449-092-54	5101 YEARLING AVE , 92604, CA	800,000	2/21/2018	4 / 3.00	2,622	5,543	1971
110	530-352-53	68 ESSEX LN , 92620, CA	800,000	3/15/2018	3 / 3.00	1,811	3,009	1999
111	449-431-05	14571 SERON AVE , 92606, CA	803,000	3/14/2018	3 / 2.00	1,420	5,000	1974
112	449-154-01	4931 BARKWOOD AVE , 92604, CA	805,000	10/23/2017	3 / 2.00	1,480	5,600	1971
113	449-192-01	4041 GLENWOOD ST , 92604, CA	805,000	12/19/2017	4 / 3.00	1,785	5,500	1972
114	449-294-16	4381 MANZANITA , 92604, CA	805,000	2/23/2018	4 / 2.00	1,782	5,623	1974
115	447-251-19	4 DEL AZUL , 92614, CA	810,000	10/6/2017	2 / 3.00	1,541	4,000	1987
116	449-522-09	20 NEW JERSEY , 92606, CA	812,000	9/25/2017	4 / 3.00	2,206	3,420	1999
117	451-101-39	8 ECCELSTONE CIR , 92604, CA	819,500	10/30/2017	4 / 3.00	2,326	6,195	1972
118	530-092-09	3 DIAMANTE , 92620, CA	820,000	10/11/2017	3 / 2.00	1,323	4,900	1980
119	453-064-36	3 MEADOWSWEET WAY , 92612, CA	820,000	12/4/2017	3 / 2.00	1,818	2,880	1967
120	451-111-19	15082 CLEMONS CIR , 92604, CA	820,000	3/16/2018	5 / 2.00	2,120	6,084	1972
121	529-161-01	28 MINERS TRL , 92620, CA	821,000	10/6/2017	3 / 3.00	2,138	4,416	1977
122	453-162-11	5255 THORN TREE LN , 92612, CA	821,000	11/30/2017	3 / 2.00	1,532	3,876	1974
123	530-351-21	20 GARDEN GATE LN , 92620, CA	822,000	3/6/2018	2 / 2.00	1,498	3,479	1997
124	447-283-37	29 LAS CRUCES , 92614, CA	824,000	3/9/2018	2 / 2.00	1,405	4,050	1988
125	451-511-06	6 BITTERWOOD , 92604, CA	825,000	10/25/2017	3 / 2.00	1,539	4,085	1977
126	449-302-04	3911 CAPRI AVE , 92606, CA	830,000	9/22/2017	4 / 3.00	2,268	5,000	1973
127	453-063-44	12 MANDRAKE WAY , 92612, CA	830,000	10/13/2017	3 / 2.00	1,818	3,330	1966
128	434-311-52	33 AVANZARE , 92606, CA	830,000	12/28/2017	3 / 3.00	1,835	2,396	1997
129	451-161-26	13 STAR THISTLE , 92604, CA	835,000	12/28/2017	3 / 2.00	1,609	4,320	1973
130	453-032-35	7 BASCOM ST , 92612, CA	837,000	10/10/2017	2 / 2.00	1,592	5,000	1966

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
131	529-043-20	4091 SALACIA DR , 92620, CA	843,000	10/25/2017	3 / 2.00	1,750	6,000	1971
132	447-242-25	8 DEL ITALIA , 92614, CA	846,000	1/3/2018	3 / 3.00	1,762	4,000	1987
133	451-591-23	1 EAGLE PT , 92604, CA	850,000	10/20/2017	3 / 2.00	1,440	5,424	1979
134	530-402-02	6 RED COAT PL , 92602, CA	850,000	12/13/2017	3 / 3.00	2,004	3,465	1998
135	453-113-02	4551 PINYON TREE LN , 92612, CA	850,000	12/22/2017	4 / 5.00	3,651	9,528	1973
136	453-133-20	40 WILLOW TREE LN , 92612, CA	850,000	1/26/2018	3 / 3.00	1,708	3,000	1972
137	434-191-43	37 DEL CARLO , 92606, CA	855,000	12/1/2017	3 / 3.00	1,706	3,355	1997
138	447-066-09	17501 TEACHERS AVE , 92614, CA	855,000	12/6/2017	5 / 3.00	2,067	5,510	1971
139	530-351-18	50 SCONSET LN , 92620, CA	860,000	9/29/2017	3 / 3.00	2,018	3,326	1997
140	452-072-23	6 WAYFARER , 92614, CA	860,000	1/18/2018	3 / 3.00	1,571	3,024	1980
141	529-121-05	32 GRANT , 92620, CA	860,000	1/26/2018	4 / 3.00	2,524	4,464	1978
142	529-122-08	15 DEWEY , 92620, CA	860,000	2/7/2018	3 / 2.00	1,738	5,000	1977
143	530-351-64	18 GARDEN GATE LN , 92620, CA	860,000	3/5/2018	3 / 3.00	2,176	4,589	1999
144	530-563-33	16 AMORET DR , 92602, CA	865,000	10/2/2017	3 / 3.00	1,892	3,290	1998
145	453-071-08	4 SPICEWOOD WAY , 92612, CA	865,000	11/1/2017	3 / 3.00	2,304	2,880	1968
146	451-013-43	15362 REIMS CIR , 92604, CA	868,000	12/4/2017	4 / 2.00	1,649	7,995	1969
147	449-144-07	4831 BARKWOOD AVE , 92604, CA	870,000	10/19/2017	4 / 2.00	1,724	5,300	1971
148	451-663-04	7 HAWKRIDGE , 92604, CA	870,000	11/17/2017	3 / 2.00	1,982	6,000	1979
149	530-352-45	55 ESSEX LN , 92620, CA	870,000	12/4/2017	3 / 3.00	2,018	2,800	1998
150	530-661-61	24 APPLE VLY , 92602, CA	870,000	1/26/2018	3 / 3.00	2,113	2,640	1999
151	449-412-10	3642 PINE ST , 92606, CA	870,000	3/2/2018	4 / 3.00	1,897	5,400	1973
152	453-122-40	4855 ROYCE RD , 92612, CA	875,000	1/5/2018	4 / 3.00	2,598	3,850	1969
153	451-431-05	65 NIGHTHAWK , 92604, CA	877,000	11/7/2017	4 / 2.00	2,076	5,600	1977
154	449-153-03	5001 DUTCHER AVE , 92604, CA	880,000	9/27/2017	4 / 3.00	2,326	5,000	1971
155	530-482-27	32 BOWIE PL , 92602, CA	880,000	11/9/2017	3 / 3.00	1,994	3,122	1998
156	551-173-54	102 MARBLEHEAD , 92620, CA	880,000	12/8/2017	4 / 3.00	2,324	3,277	2010

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
157	529-214-32	23 ATLANTA , 92620, CA	880,000	1/8/2018	4 / 2.00	1,707	4,995	1978
158	529-081-06	5 STONEWALL , 92620, CA	880,000	1/19/2018	4 / 3.00	2,380	4,860	1978
159	449-322-06	14171 SAARINEN CT , 92606, CA	880,500	9/22/2017	4 / 3.00	2,060	5,100	1973
160	449-312-14	14252 SAARINEN CT , 92606, CA	882,000	11/14/2017	4 / 3.00	2,268	5,000	1974
161	449-222-04	14642 OAK AVE , 92606, CA	883,000	10/25/2017	4 / 3.00	2,287	5,000	1972
162	529-161-07	16 MINERS TRL , 92620, CA	885,000	1/5/2018	3 / 3.00	2,138	4,465	1977
163	453-113-31	7 CYPRESS TREE LN , 92612, CA	887,000	10/17/2017	5 / 3.00	2,419	6,500	1970
164	530-412-32	124 CONFEDERATION WAY , 92602, CA	888,000	9/25/2017	3 / 3.00	1,994	4,806	1998
165	529-151-05	51 LINDBERG , 92620, CA	890,000	11/3/2017	3 / 3.00	1,856	5,350	1977
166	529-371-16	3 SHADDUCK , 92620, CA	890,000	12/29/2017	3 / 3.00	1,841	4,465	1985
167	449-362-16	3841 BANYAN ST , 92606, CA	893,000	11/3/2017	4 / 3.00	2,277	5,500	1972
168	451-492-29	13 ALDERBROOK , 92604, CA	894,000	3/16/2018	3 / 2.00	1,538	4,320	1976
169	451-262-01	45 MARIPOSA , 92604, CA	895,000	10/30/2017	4 / 2.00	2,125	6,210	1976
170	530-084-17	9 VISPERA , 92620, CA	898,000	11/22/2017	2 / 2.00	2,032	5,000	1979
171	453-123-09	53 OAK TREE LN , 92612, CA	898,000	12/29/2017	4 / 3.00	2,598	3,000	1969
172	434-221-18	9 SANTA LUZIA AISLE , 92606, CA	900,000	3/15/2018	3 / 3.00	1,662	3,168	1996
173	530-482-23	24 BOWIE PL , 92602, CA	903,000	2/13/2018	3 / 3.00	1,994	3,105	1998
174	530-534-07	47 LINHAVEN , 92602, CA	905,000	10/3/2017	4 / 3.00	2,121	3,465	1999
175	551-016-08	65 CAPE COD , 92620, CA	910,000	10/12/2017	2 / 3.00	1,985	4,500	1979
176	529-205-18	7 CHATTANOOGA , 92620, CA	915,000	11/20/2017	4 / 3.00	2,487	4,545	1979
177	449-293-31	4261 RAFAEL ST , 92604, CA	915,000	12/1/2017	4 / 3.00	2,089	5,000	1974
178	530-083-27	4 RAMADA , 92620, CA	915,000	12/4/2017	2 / 2.00	1,839	5,150	1979
179	449-541-32	8 UTAH , 92606, CA	918,000	3/19/2018	3 / 3.00	1,879	3,807	1998
180	529-163-17	23 WESTPORT , 92620, CA	919,000	12/18/2017	3 / 3.00	2,366	5,300	1978
181	529-211-24	5 CHARLESTON , 92620, CA	920,000	11/2/2017	4 / 3.00	2,010	4,590	1977
182	451-051-46	15216 VICHY CIR , 92604, CA	920,000	11/13/2017	4 / 3.00	1,950	6,450	1971

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
183	453-062-16	26 BAYBERRY WAY , 92612, CA	920,000	2/2/2018	4 / 3.00	2,682	3,200	1967
184	530-031-31	13 DELAMESA E , 92620, CA	920,000	3/16/2018	3 / 3.00	1,915	4,545	1977
185	451-204-02	4 BLAZING STAR , 92604, CA	921,000	1/18/2018	3 / 2.00	1,906	5,400	1975
186	529-211-67	13 ATLANTA , 92620, CA	928,000	1/25/2018	4 / 3.00	2,010	5,040	1980
187	434-171-02	27 DEL SONTERRA , 92606, CA	930,000	12/29/2017	3 / 3.00	1,937	3,600	1996
188	529-211-21	2 PETERSBURG , 92620, CA	930,000	1/11/2018	5 / 2.00	2,162	5,724	1977
189	551-027-03	27 MECKLENBERG , 92620, CA	930,000	2/21/2018	4 / 3.00	2,085	5,003	1977
190	451-291-08	34 DEERWOOD E , 92604, CA	930,000	3/14/2018	4 / 3.00	2,580	6,800	1976
191	551-062-19	38 CARVER , 92620, CA	933,000	12/19/2017	4 / 3.00	2,078	5,200	1980
192	451-011-08	5371 STRASBOURG AVE , 92604, CA	933,000	2/15/2018	4 / 3.00	2,018	6,211	1969
193	453-124-12	17 ASH TREE LN , 92612, CA	935,000	10/31/2017	4 / 3.00	2,763	3,000	1969
194	528-042-09	7 AMARGOSA , 92602, CA	938,000	1/5/2018	3 / 3.00	1,759	3,376	2002
195	529-012-06	5 SHADWELL , 92620, CA	938,000	3/5/2018	3 / 3.00	2,148	4,750	1985
196	453-124-14	13 ASH TREE LN # 90, 92612, CA	940,000	12/1/2017	4 / 3.00	2,592	3,000	1969
197	551-061-22	62 LEWIS , 92620, CA	940,000	12/15/2017	4 / 3.00	2,078	5,096	1979
198	447-071-22	3831 HENDRIX ST , 92614, CA	940,000	12/29/2017	4 / 3.00	2,094	5,000	1972
199	451-311-24	27 WHISTLING SWAN , 92604, CA	940,000	1/17/2018	3 / 3.00	1,765	4,346	1976
200	529-343-18	27 FILLMORE , 92620, CA	943,000	12/21/2017	4 / 3.00	2,132	4,750	1985
201	551-061-34	7 MASLOW , 92620, CA	950,000	9/29/2017	6 / 2.00	1,898	7,800	1980
202	529-361-39	27 WAKEFIELD , 92620, CA	950,000	11/9/2017	4 / 3.00	2,364	4,465	1986
203	434-221-14	14 SANTA LUZIA AISLE , 92606, CA	950,000	11/28/2017	4 / 3.00	1,871	3,276	1994
204	580-241-39	33 LOS INDIOS , 92618, CA	953,000	12/21/2017	4 / 3.00	2,128	3,079	2012
205	529-163-19	27 WESTPORT , 92620, CA	956,000	11/9/2017	3 / 3.00	2,366	5,300	1978
206	529-203-18	20 FORT SUMTER , 92620, CA	960,000	11/15/2017	4 / 3.00	2,341	5,500	1978
207	449-202-09	4342 VALE ST , 92604, CA	965,000	2/13/2018	4 / 2.00	2,182	5,466	1972
208	529-205-02	3 MERRIMAC , 92620, CA	968,000	11/30/2017	4 / 3.00	2,341	4,846	1978

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
209	452-341-39	44 SILKBERRY , 92614, CA	970,000	11/29/2017	4 / 3.00	1,900	3,400	1985
210	529-361-03	10 SHELBY , 92620, CA	972,000	11/30/2017	4 / 3.00	2,132	4,465	1986
211	529-035-03	13722 TYPEE WAY , 92620, CA	973,000	3/9/2018	4 / 3.00	2,550	5,500	1970
212	451-173-08	29 DEERWOOD W , 92604, CA	975,000	12/29/2017	4 / 3.00	2,564	5,400	1976
213	551-061-30	49 CARVER , 92620, CA	980,000	2/16/2018	4 / 3.00	2,453	5,115	1980
214	453-102-24	15 ASPEN TREE LN , 92612, CA	980,000	2/28/2018	4 / 3.00	2,167	5,500	1968
215	463-272-27	18775 PASEO PICASSO , 92603, CA	987,000	3/13/2018	4 / 3.00	2,208	3,708	1973
216	451-551-09	5 LAKETRAIL , 92604, CA	990,000	1/4/2018	3 / 3.00	1,851	2,677	1978
217	449-041-37	14252 E MALL ST , 92606, CA	990,000	1/5/2018	4 / 3.00	2,402	5,025	1970
218	449-383-15	3822 MAGNOLIA ST , 92606, CA	995,000	12/18/2017	4 / 3.00	2,621	5,000	1975
219	451-042-29	5091 CHATEAU CIR , 92604, CA	1,000,000	12/13/2017	4 / 3.00	2,086	7,020	1969
220	451-562-01	47 SHOOTING STAR , 92604, CA	1,004,000	1/2/2018	4 / 3.00	2,254	4,770	1978
221	452-252-03	29 SOARING HAWK , 92614, CA	1,005,000	10/16/2017	4 / 3.00	1,887	5,044	1984
222	447-371-55	27 ALEXANDRIA , 92614, CA	1,008,000	12/19/2017	4 / 3.00	2,068	4,400	1989
223	530-083-31	5 REDONDA , 92620, CA	1,010,000	12/19/2017	2 / 2.00	2,032	5,346	1979
224	451-711-08	14 MARSH HAWK , 92604, CA	1,010,000	1/11/2018	4 / 3.00	2,022	4,465	1980
225	452-302-04	8 SOARING HAWK , 92614, CA	1,010,000	1/17/2018	4 / 3.00	1,852	4,462	1984
226	551-223-06	11 WATERSPOUT , 92620, CA	1,020,000	10/4/2017	3 / 3.00	2,027	3,510	2005
227	529-042-05	4081 BLACKFIN AVE , 92620, CA	1,020,000	11/28/2017	4 / 3.00	2,550	5,500	1971
228	453-035-67	21 GILLMAN ST , 92612, CA	1,020,000	12/4/2017	5 / 3.00	2,294	6,300	1966
229	551-213-10	59 MIDNIGHT SKY , 92620, CA	1,020,000	12/29/2017	3 / 3.00	2,027	4,030	2006
230	529-044-02	4062 SALACIA DR , 92620, CA	1,020,000	3/5/2018	4 / 3.00	2,344	6,300	1971
231	530-521-01	43 ELIZABETH LN , 92602, CA	1,025,000	1/29/2018	3 / 3.00	2,569	4,614	1999
232	530-291-49	38 OAKHURST RD , 92620, CA	1,025,000	2/2/2018	3 / 2.00	1,736	4,304	1996
233	530-492-55	31 MOUNT VERNON , 92620, CA	1,030,000	10/23/2017	4 / 3.00	1,917	3,650	2000
234	528-131-44	12 INGLENOOK , 92602, CA	1,030,000	2/9/2018	4 / 3.00	2,407	4,095	2005

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
235	529-213-09	38 FORT SUMTER , 92620, CA	1,035,000	10/18/2017	4 / 3.00	2,617	6,250	1977
236	530-572-24	55 ELIZABETH LN , 92602, CA	1,039,000	9/22/2017	4 / 3.00	2,871	4,891	1999
237	466-291-20	24 SUTTON , 92618, CA	1,045,000	2/22/2018	3 / 4.00	2,085	3,939	2000
238	434-411-34	28 SWEET SHADE , 92606, CA	1,046,000	11/22/2017	3 / 3.00	2,526	3,840	2008
239	529-044-04	4082 SALACIA DR , 92620, CA	1,047,500	2/22/2018	4 / 3.00	2,344	5,500	1971
240	452-311-09	13 NEW MDWS , 92614, CA	1,048,000	9/26/2017	4 / 3.00	2,188	4,320	1983
241	452-303-03	20 WHISTLING ISLE , 92614, CA	1,050,000	1/2/2018	4 / 3.00	1,887	4,653	1982
242	529-035-29	13662 ONKAYHA CIR , 92620, CA	1,050,000	1/18/2018	4 / 3.00	2,508	6,019	1971
243	551-202-32	2 RISING SUN , 92620, CA	1,050,000	3/2/2018	3 / 3.00	2,027	5,332	2005
244	529-122-03	5 DEWEY , 92620, CA	1,055,000	10/30/2017	4 / 3.00	2,524	5,000	1987
245	530-053-15	21 ENSUENO W , 92620, CA	1,057,000	2/16/2018	4 / 3.00	2,337	5,500	1978
246	530-112-04	11 SEVILLE , 92620, CA	1,060,000	2/22/2018	4 / 3.00	2,459	4,762	1978
247	530-841-34	135 SPRING VLY , 92602, CA	1,060,000	2/23/2018	3 / 3.00	2,281	3,488	2001
248	551-533-06	61 ELMDALE , 92620, CA	1,070,000	9/28/2017	3 / 3.00	2,417	3,675	2014
249	528-081-27	22 SAINTSBURY , 92602, CA	1,075,000	2/27/2018	3 / 3.00	2,190	4,758	2001
250	104-682-06	75 GARDENHOUSE WAY , 92620, CA	1,078,000	12/29/2017	3 / 3.00	2,284	3,398	2013
251	530-062-05	10 ALAMEDA , 92620, CA	1,080,000	9/29/2017	4 / 3.00	2,673	5,250	1979
252	452-372-26	8 CARNELIAN , 92614, CA	1,080,000	10/5/2017	2 / 3.00	2,518	4,750	1985
253	551-222-06	41 MIDNIGHT SKY , 92620, CA	1,080,000	1/26/2018	3 / 3.00	2,027	4,056	2006
254	530-491-12	56 MOUNT VERNON , 92620, CA	1,085,000	11/30/2017	4 / 3.00	2,392	5,576	1998
255	453-112-03	35 CYPRESS TREE LN , 92612, CA	1,088,000	1/17/2018	4 / 3.00	2,354	6,500	1970
256	530-053-37	19 ENSUENO E , 92620, CA	1,089,000	11/28/2017	4 / 3.00	2,337	5,562	1978
257	551-163-46	6 INGLESIDE , 92620, CA	1,098,000	11/22/2017	3 / 3.00	2,582	4,590	2005
258	530-691-18	24 CARPENTERIA , 92602, CA	1,100,000	10/16/2017	3 / 3.00	2,470	4,462	2000
259	530-881-02	6 POWAY , 92602, CA	1,100,000	12/1/2017	4 / 3.00	2,639	4,844	2001
260	451-063-06	15192 TOURAINE WAY , 92604, CA	1,100,000	12/4/2017	4 / 3.00	2,550	6,220	1970

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
261	528-121-24	10 FOREST HL , 92602, CA	1,100,000	12/8/2017	4 / 4.00	2,737	3,510	2001
262	453-032-38	1 BASCOM ST , 92612, CA	1,100,000	12/15/2017	6 / 3.00	2,294	5,800	1965
263	530-123-50	1 CANDELA , 92620, CA	1,100,000	3/14/2018	4 / 3.00	2,419	4,410	1979
264	551-372-04	62 ROLLING GRN , 92620, CA	1,100,000	3/20/2018	3 / 3.00	2,347	3,375	2009
265	453-151-41	4931 PERSIMMON LN , 92612, CA	1,106,000	11/20/2017	4 / 3.00	2,402	4,416	1974
266	551-422-39	56 TWIN GABLES , 92620, CA	1,110,000	10/31/2017	3 / 3.00	2,414	3,746	2010
267	451-322-01	10 TEAL , 92604, CA	1,110,000	1/3/2018	4 / 3.00	2,254	4,636	1976
268	451-521-74	12 WOODHOLLOW , 92604, CA	1,110,000	2/15/2018	4 / 3.00	2,254	4,950	1977
269	502-541-43	21 APPLETON , 92602, CA	1,110,000	3/1/2018	4 / 3.00	2,691	5,041	1999
270	530-251-42	5 CANYON SAGE , 92620, CA	1,120,000	3/20/2018	4 / 3.00	2,135	3,650	1996
271	530-011-09	16 KARA E # , 92620, CA	1,126,000	11/27/2017	4 / 3.00	2,474	5,850	1979
272	451-011-12	5421 STRASBOURG AVE , 92604, CA	1,130,000	12/21/2017	3 / 2.00	3,647	6,211	1969
273	463-444-25	9 HILLGRASS , 92603, CA	1,130,000	2/28/2018	2 / 2.00	1,988	7,076	1980
274	530-491-01	30 MOUNT VERNON , 92620, CA	1,145,000	2/28/2018	4 / 3.00	2,392	3,795	2000
275	451-171-07	10 BLUE RIV , 92604, CA	1,150,000	10/5/2017	4 / 3.00	2,712	5,400	1975
276	449-492-09	17 KENTUCKY , 92606, CA	1,150,000	10/10/2017	5 / 3.00	2,863	5,390	1998
277	452-135-13	21 FAIRDAWN , 92614, CA	1,150,000	10/11/2017	4 / 3.00	2,547	4,743	1980
278	434-212-45	6 GHIBERTI , 92606, CA	1,150,000	12/8/2017	4 / 3.00	2,323	4,770	1996
279	463-063-25	16 MOUNTAIN VW , 92603, CA	1,150,000	1/9/2018	4 / 3.00	2,015	6,300	1969
280	529-101-74	18 PORTER , 92620, CA	1,150,000	3/9/2018	4 / 3.00	2,453	6,400	1979
281	529-323-24	19 WOODLAWN , 92620, CA	1,155,000	3/16/2018	4 / 3.00	2,411	5,000	1985
282	447-223-26	25 SANGALLO , 92614, CA	1,159,000	1/4/2018	4 / 3.00	2,662	5,000	1987
283	451-173-46	28 DEER SPG , 92604, CA	1,160,000	12/4/2017	4 / 2.00	2,808	7,200	1974
284	551-572-55	11 GHIBERTI , 92606, CA	1,160,000	12/13/2017	4 / 3.00	2,262	3,428	2014
285	451-431-14	83 NIGHTHAWK , 92604, CA	1,160,000	12/19/2017	4 / 3.00	2,384	5,300	1977
286	530-011-23	2 GLORIETA W , 92620, CA	1,170,000	2/20/2018	5 / 3.00	2,547	6,090	1979

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
287	434-241-11	8 SANTA COMBA , 92606, CA	1,170,000	2/23/2018	4 / 3.00	2,125	5,244	1995
288	451-311-16	11 TEAL , 92604, CA	1,170,000	3/5/2018	3 / 3.00	2,129	4,410	1976
289	434-411-54	20 DAPHNE , 92606, CA	1,175,000	3/12/2018	4 / 3.00	2,921	5,455	2007
290	530-882-11	9 UPLAND , 92602, CA	1,175,000	3/13/2018	4 / 3.00	2,814	4,696	2001
291	551-531-16	110 SAYBROOK , 92620, CA	1,177,000	3/20/2018	4 / 3.00	2,417	3,525	2014
292	580-312-23	119 COYOTE BRUSH , 92618, CA	1,179,000	10/6/2017	4 / 3.00	3,179	4,182	2013
293	104-682-01	51 GARDENHOUSE WAY , 92620, CA	1,180,000	9/28/2017	4 / 3.00	2,442	3,398	2013
294	529-141-37	19 LEWIS , 92620, CA	1,180,000	11/20/2017	1 / 3.00	3,172	5,027	1977
295	530-111-32	47 BRENA , 92620, CA	1,180,000	2/2/2018	3 / 3.00	2,864	5,271	1978
296	453-112-12	4482 ELM TREE LN , 92612, CA	1,180,000	2/15/2018	4 / 3.00	2,316	6,000	1971
297	447-221-12	25 BARCELONA , 92614, CA	1,188,000	2/6/2018	4 / 3.00	2,817	5,000	1987
298	530-012-14	12 GLORIETA E , 92620, CA	1,189,000	2/13/2018	4 / 3.00	2,673	5,885	1979
299	580-404-32	181 CLOUDBREAK , 92618, CA	1,190,000	11/3/2017	4 / 3.00	2,394	4,536	2014
300	530-861-68	20 SEBASTIAN , 92602, CA	1,192,000	2/28/2018	3 / 3.00	2,265	5,659	2001
301	529-063-17	33 COLONIAL , 92620, CA	1,198,000	12/15/2017	4 / 3.00	3,117	5,247	1980
302	551-121-31	66 BAMBOO , 92620, CA	1,200,000	9/29/2017	4 / 3.00	2,419	5,084	2004
303	530-211-47	6 RUNNINGBROOK , 92620, CA	1,200,000	1/12/2018	4 / 3.00	2,644	4,400	1997
304	451-521-05	28 OAKDALE , 92604, CA	1,200,000	2/23/2018	4 / 3.00	2,589	4,455	1977
305	528-052-09	43 PACIFIC CRST , 92602, CA	1,200,000	3/6/2018	5 / 4.00	3,097	4,414	2001
306	527-201-17	71 COPPER MINE , 92602, CA	1,201,000	12/29/2017	4 / 3.00	2,393	4,593	2015
307	434-402-03	24 HONEY LOCUST , 92606, CA	1,205,000	11/27/2017	4 / 3.00	2,877	6,118	2006
308	449-531-22	22 ARIZONA , 92606, CA	1,210,000	12/13/2017	4 / 3.00	2,930	7,219	1998
309	551-121-53	58 CORNFLOWER , 92620, CA	1,210,000	1/17/2018	4 / 3.00	2,514	3,833	2004
310	447-211-42	4 LORENZO , 92614, CA	1,220,000	10/2/2017	4 / 3.00	2,601	5,000	1987
311	580-702-11	126 BRIAR ROSE , 92618, CA	1,220,000	12/28/2017	4 / 3.00	2,613	3,840	2016
312	551-532-02	75 MELVILLE , 92620, CA	1,220,000	3/7/2018	4 / 4.00	2,523	3,825	2014

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
313	530-871-20	9 VACAVILLE , 92602, CA	1,230,000	9/25/2017	3 / 3.00	2,470	5,197	2001
314	530-231-32	6 FOXCREST , 92620, CA	1,230,000	10/10/2017	4 / 3.00	2,178	4,950	1997
315	551-163-33	24 BUNGALOW , 92620, CA	1,230,000	10/13/2017	4 / 4.00	2,699	5,440	2005
316	528-131-61	1 SPYROCK , 92602, CA	1,230,000	11/6/2017	4 / 3.00	2,687	4,845	2007
317	463-413-02	18 SILVER CRES , 92603, CA	1,235,000	11/3/2017	3 / 2.00	1,830	6,741	1977
318	551-481-26	224 SHELBOURNE , 92620, CA	1,240,000	11/27/2017	4 / 3.00	2,613	3,568	2013
319	530-682-13	84 ROCKPORT , 92602, CA	1,240,000	12/11/2017	3 / 3.00	2,968	4,616	1999
320	463-051-02	5211 HIRAM LN , 92603, CA	1,245,000	10/6/2017	4 / 2.00	1,798	5,250	1970
321	463-015-27	18905 ANTIOCH DR , 92603, CA	1,250,000	9/29/2017	4 / 3.00	2,313	5,408	1971
322	580-204-04	50 LYNDHURST , 92620, CA	1,250,000	10/23/2017	3 / 3.00	2,640	3,833	2011
323	551-534-02	75 KIMBAL , 92620, CA	1,250,000	11/3/2017	4 / 4.00	2,653	3,825	2014
324	551-164-48	66 LOGAN , 92620, CA	1,250,000	12/13/2017	4 / 4.00	2,699	4,979	2005
325	530-232-23	98 SILVER FOX , 92620, CA	1,250,000	2/16/2018	5 / 4.00	2,597	5,520	1997
326	530-711-53	6 PETALUMA , 92602, CA	1,250,000	3/15/2018	3 / 3.00	2,143	3,985	1999
327	434-253-02	44 CALAVERA , 92606, CA	1,250,000	3/16/2018	5 / 3.00	2,607	4,400	1996
328	451-324-28	20 SPOONBILL , 92604, CA	1,250,000	3/20/2018	4 / 3.00	2,254	5,370	1982
329	580-421-13	132 LACEFLOWER , 92618, CA	1,255,000	11/22/2017	4 / 4.00	2,559	4,810	2013
330	530-291-46	32 OAKHURST RD , 92620, CA	1,260,000	10/5/2017	5 / 3.00	2,482	4,304	1996
331	580-205-02	42 LYNDHURST , 92620, CA	1,260,000	10/18/2017	4 / 3.00	2,640	3,833	2011
332	528-091-10	48 RUTHERFORD , 92602, CA	1,260,000	10/20/2017	3 / 2.00	2,424	7,162	2002
333	551-032-57	10 COLUMBUS , 92620, CA	1,260,500	3/12/2018	3 / 3.00	3,216	4,973	1978
334	551-581-31	56 FIELD POPPY , 92620, CA	1,263,000	1/22/2018	4 / 4.00	2,889	3,761	2015
335	104-653-50	117 CATALONIA , 92618, CA	1,275,000	2/15/2018	4 / 4.00	3,329	4,400	2013
336	580-432-33	141 YELLOW DAISY , 92618, CA	1,277,500	11/6/2017	4 / 4.00	2,599	6,080	2014
337	527-210-38	131 IRON HORSE , 92602, CA	1,280,000	10/3/2017	4 / 3.00	2,393	3,690	2016
338	551-482-02	116 DOVERWOOD , 92620, CA	1,280,000	10/30/2017	4 / 4.00	2,653	3,595	2013

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
339	104-653-25	122 CATALONIA , 92618, CA	1,280,000	12/28/2017	4 / 4.00	3,218	3,746	2013
340	551-534-17	54 CRESTWICK , 92620, CA	1,285,000	1/2/2018	4 / 4.00	2,653	3,825	2015
341	530-161-32	27 RECODO , 92620, CA	1,285,000	3/6/2018	4 / 3.00	3,264	5,460	1981
342	530-711-38	27 CALISTOGA , 92602, CA	1,288,000	11/17/2017	4 / 3.00	2,565	3,979	1999
343	451-071-09	15151 NANTES CIR , 92604, CA	1,290,500	3/8/2018	6 / 4.00	3,014	10,858	1971
344	530-321-53	50 SILVEROAK , 92620, CA	1,299,000	2/8/2018	5 / 3.00	2,537	5,406	1997
345	580-432-03	132 FIELDWOOD , 92618, CA	1,300,000	10/16/2017	4 / 5.00	2,994	6,400	2015
346	551-732-10	108 MISTLETOE , 92620, CA	1,300,000	1/10/2018	4 / 4.00	2,502	3,864	2016
347	530-291-21	26 OAKHURST RD , 92620, CA	1,300,000	2/21/2018	4 / 3.00	2,232	4,400	1996
348	463-511-02	41 MORNING VW , 92603, CA	1,300,000	3/7/2018	2 / 4.00	2,349	5,000	1979
349	530-231-36	14 FOXCREST , 92620, CA	1,300,000	3/19/2018	4 / 3.00	2,445	4,950	1996
350	580-313-06	211 DESERT BLOOM , 92618, CA	1,305,000	12/11/2017	4 / 4.00	3,179	4,400	2013
351	451-493-27	10 ROBIN , 92604, CA	1,310,000	9/28/2017	4 / 3.00	2,365	4,324	1977
352	104-682-17	52 PURPLE JASMINE , 92620, CA	1,310,000	10/27/2017	4 / 4.00	2,889	3,746	2013
353	104-674-16	59 SYCAMORE BND , 92620, CA	1,310,000	1/8/2018	4 / 4.00	2,790	3,441	2012
354	580-551-23	113 STRAW , 92618, CA	1,320,000	1/25/2018	4 / 4.00	2,615	4,915	2016
355	551-571-16	129 MOUNTAIN VIOLET , 92620, CA	1,320,000	1/26/2018	4 / 3.00	2,558	3,570	2015
356	530-153-18	5 RINCON , 92620, CA	1,320,000	3/2/2018	3 / 3.00	2,870	5,200	1984
357	530-321-44	32 SILVEROAK , 92620, CA	1,325,000	10/30/2017	4 / 3.00	2,600	4,590	1997
358	530-291-75	17 LAURELWOOD , 92620, CA	1,325,000	2/15/2018	5 / 3.00	2,482	4,540	1997
359	530-291-09	23 OAKHURST RD , 92620, CA	1,330,000	11/6/2017	5 / 3.00	2,482	4,720	1996
360	104-673-18	58 BERKSHIRE WOOD , 92620, CA	1,330,000	3/5/2018	5 / 4.00	2,790	3,441	2014
361	580-392-06	163 PAVILION PARK , 92618, CA	1,348,000	3/8/2018	3 / 4.00	2,494	6,000	2014
362	530-311-05	20 CLEAR CRK , 92620, CA	1,349,000	10/20/2017	4 / 4.00	3,199	6,943	1996
363	466-211-53	79 EAGLECREEK , 92618, CA	1,350,000	1/31/2018	3 / 3.00	3,023	5,335	1999
364	551-215-15	31 SANCTUARY , 92620, CA	1,350,000	3/7/2018	4 / 4.00	3,301	4,950	2006

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
365	104-691-14	70 HONEYFLOWER , 92620, CA	1,350,000	3/13/2018	4 / 4.00	2,923	3,615	2014
366	580-381-53	143 ALLIUM , 92618, CA	1,353,000	9/25/2017	4 / 5.00	2,994	5,580	2014
367	580-702-12	128 BRIAR ROSE , 92618, CA	1,354,000	12/22/2017	4 / 3.00	2,712	3,840	2016
368	463-421-01	29 SOUTHERN WOOD , 92603, CA	1,365,000	10/4/2017	3 / 3.00	2,546	9,000	1979
369	530-901-40	42 VACAVILLE , 92602, CA	1,369,000	10/10/2017	5 / 3.00	3,028	4,732	2001
370	551-131-58	31 TEAK BRG , 92620, CA	1,370,000	12/7/2017	4 / 3.00	3,223	4,269	2006
371	434-233-03	18 SANTA EULALIA , 92606, CA	1,370,000	1/24/2018	5 / 3.00	2,564	7,000	1995
372	527-191-07	63 QUARTER HORSE , 92602, CA	1,370,000	2/1/2018	4 / 3.00	2,709	3,864	2014
373	580-201-62	25 LYNDHURST , 92620, CA	1,378,000	1/22/2018	4 / 3.00	3,119	3,833	2011
374	528-123-52	7 DELANO , 92602, CA	1,378,000	3/1/2018	5 / 5.00	3,614	4,148	2002
375	580-381-36	218 MIDORI , 92618, CA	1,380,000	9/22/2017	4 / 5.00	2,994	4,949	2015
376	580-392-20	185 OSAGE , 92618, CA	1,385,000	9/29/2017	3 / 4.00	2,494	8,462	2014
377	104-653-43	122 TOMATO SPGS , 92618, CA	1,388,000	3/1/2018	4 / 3.00	3,204	5,837	2013
378	580-432-12	135 CARDINAL , 92618, CA	1,390,000	11/22/2017	4 / 5.00	2,994	6,400	2014
379	527-202-40	84 COPPER MINE , 92602, CA	1,390,000	2/23/2018	4 / 5.00	2,890	3,528	2015
380	481-123-24	121 LATTICE , 92603, CA	1,395,000	2/8/2018	4 / 3.00	2,407	4,363	2004
381	104-691-23	84 THORNAPPLE , 92620, CA	1,400,000	10/30/2017	5 / 5.00	2,919	4,356	2014
382	580-203-01	74 NASSAU , 92620, CA	1,400,000	2/14/2018	3 / 3.00	3,119	3,877	2012
383	452-412-28	6 WOODFLOWER , 92614, CA	1,410,000	11/16/2017	3 / 3.00	3,231	5,000	1984
384	530-721-42	10 LA CANADA , 92602, CA	1,410,000	11/21/2017	5 / 4.00	3,211	5,761	1999
385	463-444-19	4 HILLGRASS , 92603, CA	1,410,000	12/20/2017	2 / 2.00	2,489	8,625	1980
386	449-084-01	4551 RANCHGROVE DR , 92604, CA	1,415,000	9/29/2017	5 / 5.00	4,051	5,400	1971
387	481-113-23	147 TAPESTRY , 92603, CA	1,420,000	9/27/2017	4 / 5.00	2,908	5,393	2004
388	580-432-34	143 YELLOW DAISY , 92618, CA	1,420,000	10/13/2017	4 / 5.00	2,994	6,382	2014
389	580-431-23	126 YELLOW DAISY , 92618, CA	1,420,000	10/17/2017	4 / 4.00	3,170	6,533	2014
390	528-111-38	9 ROSENBLUM , 92602, CA	1,420,000	1/3/2018	5 / 3.00	3,456	5,434	2002

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
391	580-032-12	28 GRAY DOVE , 92618, CA	1,430,000	2/23/2018	4 / 4.00	3,322	5,009	2006
392	463-232-11	19282 SIERRA INEZ RD , 92603, CA	1,432,000	1/22/2018	3 / 2.00	1,940	5,995	1972
393	530-212-38	34 LAURELWOOD , 92620, CA	1,438,000	11/16/2017	3 / 4.00	3,115	5,576	1997
394	463-021-34	18742 VIA VERONA , 92603, CA	1,438,000	2/5/2018	4 / 2.00	1,965	11,760	1968
395	530-301-18	4 WHISPERING PNE , 92620, CA	1,440,000	2/14/2018	5 / 4.00	2,433	5,500	1996
396	580-702-13	130 BRIAR ROSE , 92618, CA	1,448,000	12/22/2017	4 / 4.00	2,916	3,840	2016
397	551-392-62	74 STATUARY , 92620, CA	1,450,000	11/14/2017	5 / 4.00	3,174	5,000	2011
398	463-251-18	6332 SIERRA ELENA RD , 92603, CA	1,450,000	3/2/2018	6 / 5.00	3,104	7,560	1972
399	530-241-06	10 MOUNTAINBROOK , 92620, CA	1,455,000	1/8/2018	4 / 4.00	2,926	4,950	1997
400	463-321-10	12 ROLLING BRK , 92603, CA	1,458,000	10/25/2017	5 / 3.00	2,769	6,000	1976
401	463-413-11	36 SILVER CRES , 92603, CA	1,460,000	12/12/2017	4 / 3.00	2,518	6,420	1977
402	463-511-16	17 MORNING GLORY , 92603, CA	1,465,000	1/17/2018	4 / 4.00	2,608	5,000	1979
403	530-901-35	35 VACAVILLE , 92602, CA	1,473,000	1/2/2018	5 / 3.00	3,072	6,205	2001
404	551-561-08	76 HAVILAND , 92620, CA	1,480,000	12/13/2017	4 / 4.00	3,086	4,849	2015
405	453-155-23	129 WILLOWBEND , 92612, CA	1,490,000	10/5/2017	4 / 3.00	2,642	3,590	2013
406	580-301-57	66 PARSON BROWN , 92618, CA	1,490,000	10/5/2017	4 / 4.00	3,019	4,525	2012
407	530-581-47	8 HIBISCUS , 92620, CA	1,495,000	10/16/2017	5 / 5.00	3,767	6,984	2000
408	463-101-02	19441 SIERRA CHULA RD , 92603, CA	1,495,000	12/5/2017	4 / 4.00	3,591	5,940	1970
409	551-384-53	26 STATUARY , 92620, CA	1,499,000	10/13/2017	4 / 4.00	3,174	4,935	2012
410	580-354-14	109 SPARROW , 92618, CA	1,500,000	11/9/2017	5 / 5.00	3,428	6,702	2013
411	463-321-09	10 ROLLING BRK , 92603, CA	1,500,000	1/8/2018	4 / 2.00	2,348	7,130	1976
412	463-153-03	19442 SIERRA LUNA RD , 92603, CA	1,507,000	2/21/2018	4 / 3.00	2,016	9,044	1971
413	588-262-28	59 TESORO , 92618, CA	1,510,000	2/20/2018	3 / 3.00	2,459	4,235	2012
414	551-751-03	126 PEWTER , 92620, CA	1,513,000	12/29/2017	4 / 3.00	2,486	4,052	2015
415	530-581-82	2 PLUMBAGO , 92620, CA	1,525,000	11/17/2017	4 / 4.00	3,631	6,766	2000
416	580-431-47	115 CARDINAL , 92618, CA	1,525,000	1/12/2018	4 / 5.00	3,286	5,982	2014

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
417	463-015-07	18831 TABOR DR , 92603, CA	1,530,000	3/12/2018	5 / 4.00	3,157	8,510	1968
418	481-123-22	125 LATTICE , 92603, CA	1,535,000	3/2/2018	4 / 3.00	2,535	4,631	2003
419	466-222-15	6 JAPONICA , 92618, CA	1,540,000	12/20/2017	4 / 3.00	3,554	8,473	1999
420	551-163-16	35 STOWE , 92620, CA	1,550,000	9/25/2017	5 / 4.00	3,630	5,400	2005
421	551-551-03	55 BAINBRIDGE , 92620, CA	1,550,000	9/29/2017	4 / 5.00	3,062	3,960	2015
422	530-261-55	2 BAYLEAF LN , 92620, CA	1,550,000	11/3/2017	3 / 5.00	3,148	6,500	1997
423	530-631-08	3 PHOTINIA , 92620, CA	1,550,000	12/8/2017	5 / 4.00	3,596	6,029	1998
424	463-052-03	18941 RACINE DR , 92603, CA	1,550,000	12/29/2017	4 / 3.00	2,219	6,095	1969
425	580-281-33	56 EVERETT , 92618, CA	1,560,000	11/16/2017	4 / 4.00	3,555	4,280	2012
426	530-631-03	15 PHOTINIA , 92620, CA	1,575,000	2/26/2018	5 / 4.00	3,596	5,650	1998
427	551-101-61	20 TRAILING IVY , 92620, CA	1,580,000	3/15/2018	3 / 3.00	2,591	6,229	2004
428	551-163-08	9 FRANKLIN , 92620, CA	1,585,000	11/22/2017	5 / 4.00	3,630	6,139	2005
429	551-391-15	32 SKYWARD , 92620, CA	1,600,000	9/29/2017	4 / 4.00	3,093	6,270	2010
430	551-751-02	103 PEWTER , 92620, CA	1,600,000	1/18/2018	4 / 3.00	2,690	4,052	2015
431	580-033-04	35 EXPLORATION , 92618, CA	1,600,000	3/20/2018	5 / 5.00	3,945	6,578	2007
432	580-033-11	24 EXPLORATION , 92618, CA	1,620,000	9/22/2017	4 / 4.00	4,090	6,011	2009
433	551-551-04	57 BAINBRIDGE , 92620, CA	1,621,000	9/29/2017	4 / 5.00	3,328	3,960	2015
434	463-071-25	18841 VIA MESSINA , 92603, CA	1,625,000	12/29/2017	3 / 2.00	2,030	8,100	1968
435	463-711-32	7 DAYSTAR , 92612, CA	1,625,000	2/23/2018	4 / 3.00	2,648	6,000	1994
436	551-164-36	46 GENTRY , 92620, CA	1,628,000	12/8/2017	4 / 5.00	3,285	5,129	2005
437	551-391-13	36 SKYWARD , 92620, CA	1,632,000	9/25/2017	5 / 5.00	3,193	6,270	2010
438	481-113-01	164 WEATHERVANE , 92603, CA	1,645,000	12/8/2017	5 / 5.00	3,109	5,218	2004
439	530-581-43	5 HIBISCUS , 92620, CA	1,645,000	3/15/2018	5 / 4.00	3,535	5,967	1998
440	463-031-01	18711 VIA TORINO , 92603, CA	1,650,000	12/1/2017	5 / 4.00	3,002	10,950	1969
441	530-581-56	15 AZALEA , 92620, CA	1,660,000	11/29/2017	4 / 3.00	3,288	5,884	1999
442	580-341-07	77 INTERLUDE , 92620, CA	1,668,000	11/16/2017	5 / 6.00	3,955	5,541	2015

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
443	527-081-14	45 SHADYBEND , 92602, CA	1,670,000	11/27/2017	4 / 5.00	3,851	5,350	2016
444	551-551-05	59 BAINBRIDGE , 92620, CA	1,680,000	10/27/2017	4 / 5.00	3,458	4,310	2015
445	551-163-02	24 STOWE , 92620, CA	1,680,000	11/15/2017	5 / 6.00	3,554	6,477	2005
446	481-113-17	135 TAPESTRY , 92603, CA	1,680,000	11/17/2017	5 / 5.00	3,109	6,750	2003
447	580-561-19	119 KENNARD , 92618, CA	1,690,000	10/30/2017	4 / 5.00	4,035	6,886	2016
448	580-363-07	171 FIELDWOOD , 92618, CA	1,690,000	12/6/2017	5 / 6.00	4,186	6,782	2014
449	463-731-22	20 ASCENSION , 92612, CA	1,690,000	2/13/2018	5 / 3.00	3,192	5,952	1996
450	481-131-41	102 AMBIANCE , 92603, CA	1,700,000	10/10/2017	4 / 4.00	3,424	7,468	2004
451	580-034-10	21 SHAMAN , 92618, CA	1,700,000	12/14/2017	4 / 5.00	3,322	7,013	2009
452	463-711-27	2 FAITH , 92612, CA	1,720,000	1/19/2018	5 / 3.00	2,946	8,280	1994
453	580-341-46	74 FENWAY , 92620, CA	1,725,000	11/17/2017	4 / 5.00	3,614	5,837	2015
454	580-033-12	26 EXPLORATION , 92618, CA	1,725,000	2/23/2018	4 / 4.00	4,134	6,273	2009
455	588-281-10	57 LIVIA , 92618, CA	1,728,500	11/16/2017	4 / 3.00	3,041	4,410	2012
456	463-361-24	1 SILVER CRES , 92603, CA	1,730,000	12/6/2017	5 / 4.00	3,249	10,720	1977
457	530-311-49	6 SPRING GRV , 92620, CA	1,750,000	10/31/2017	4 / 4.00	3,653	7,109	1997
458	463-044-07	5392 AMALFI DR , 92603, CA	1,752,000	3/7/2018	3 / 2.00	2,030	8,250	1969
459	530-261-38	14 TREERIDGE LN , 92620, CA	1,767,500	9/22/2017	4 / 4.00	3,675	6,120	1996
460	580-561-29	120 TINKER , 92618, CA	1,773,000	10/17/2017	4 / 5.00	3,871	13,355	2016
461	580-301-52	83 CUNNINGHAM , 92618, CA	1,775,000	1/12/2018	5 / 5.00	3,961	5,122	2012
462	530-921-06	31 MALIBU , 92602, CA	1,775,000	1/24/2018	5 / 4.00	3,976	7,420	2001
463	580-641-34	121 PARAMOUNT , 92618, CA	1,780,000	3/16/2018	4 / 6.00	4,065	7,068	2015
464	588-271-48	66 LIVIA , 92618, CA	1,800,000	12/27/2017	4 / 3.00	3,041	4,410	2012
465	551-751-01	101 PEWTER , 92620, CA	1,800,000	1/22/2018	4 / 5.00	3,077	4,975	2015
466	527-121-07	135 SUNSET CV , 92602, CA	1,807,000	3/2/2018	4 / 5.00	3,712	6,670	2015
467	551-162-23	39 ENCHANTED , 92620, CA	1,838,000	2/5/2018	5 / 6.00	4,389	6,180	2005
468	463-372-07	11 RIMROCK , 92603, CA	1,850,000	10/30/2017	5 / 3.00	2,973	8,872	1977

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
469	481-114-12	140 TAPESTRY , 92603, CA	1,850,000	12/29/2017	5 / 5.00	3,366	10,555	2004
470	551-162-28	29 TRIPLE LEAF , 92620, CA	1,850,000	1/31/2018	5 / 6.00	4,373	6,985	2005
471	530-261-31	23 WOODHAVEN LN , 92620, CA	1,850,000	2/28/2018	3 / 5.00	3,148	8,640	1997
472	478-381-50	39 CRIMSON ROSE , 92603, CA	1,850,000	3/16/2018	3 / 4.00	3,201	5,489	2005
473	551-101-58	26 TRAILING IVY , 92620, CA	1,888,000	11/9/2017	5 / 6.00	4,039	6,186	2004
474	481-124-19	109 SYMPHONY , 92603, CA	1,900,000	10/10/2017	4 / 5.00	3,735	5,761	2003
475	530-921-24	34 WESTLAKE , 92602, CA	1,900,000	3/19/2018	5 / 4.00	3,976	6,449	2002
476	530-221-12	2 MAHOGANY DR , 92620, CA	1,928,000	1/17/2018	4 / 5.00	3,434	6,825	1995
477	463-711-68	7 CHARITY , 92612, CA	1,958,000	3/5/2018	5 / 3.00	2,991	6,000	1994
478	478-433-17	29 SUMMER HOUSE , 92603, CA	1,970,000	3/7/2018	3 / 4.00	3,440	5,678	2003
479	481-101-09	105 BOTTLEBRUSH , 92603, CA	1,972,000	1/3/2018	4 / 5.00	3,187	3,534	2003
480	551-101-22	26 ANTIQUE ROSE , 92620, CA	1,998,000	1/23/2018	4 / 5.00	3,426	6,186	2004
481	530-331-12	25 NEW DAWN , 92620, CA	2,000,000	10/30/2017	4 / 6.00	4,664	8,030	1997
482	481-103-18	113 TEAROSE , 92603, CA	2,030,000	1/5/2018	4 / 5.00	3,423	5,854	2003
483	527-111-38	12 LOWLAND , 92602, CA	2,060,000	11/1/2017	4 / 5.00	4,121	5,799	2015
484	527-271-10	109 HOMECOMING , 92602, CA	2,060,000	12/15/2017	4 / 5.00	4,700	6,325	2014
485	580-641-12	209 RADIAL , 92618, CA	2,069,000	9/28/2017	4 / 5.00	3,388	7,150	2015
486	481-124-32	115 RETREAT , 92603, CA	2,100,000	11/3/2017	5 / 5.00	3,735	6,435	2004
487	530-311-15	29 CLEAR CRK , 92620, CA	2,100,000	11/17/2017	4 / 5.00	3,823	6,669	1997
488	530-611-57	4 IVY GLN , 92620, CA	2,100,000	11/22/2017	6 / 5.00	4,345	8,776	2000
489	580-641-11	211 RADIAL , 92618, CA	2,118,000	9/27/2017	4 / 5.00	3,680	7,150	2015
490	580-641-10	213 RADIAL , 92618, CA	2,135,000	9/28/2017	5 / 5.00	3,804	7,214	2015
491	530-611-03	11 MONTIA , 92620, CA	2,138,000	2/15/2018	5 / 5.00	4,052	9,966	1999
492	580-271-05	54 PEACEVINE , 92618, CA	2,155,000	2/9/2018	4 / 5.00	3,848	5,246	2012
493	481-095-36	18 DREAMLIGHT , 92603, CA	2,160,000	12/29/2017	5 / 5.00	3,820	5,968	2005
494	580-012-22	39 SMALL GRV , 92618, CA	2,170,000	12/29/2017	4 / 4.00	3,961	7,546	2008

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
495	530-431-07	11 CAMELLIA , 92620, CA	2,189,000	11/22/2017	5 / 5.00	4,196	8,680	1998
496	527-091-02	17 HISTORIC , 92602, CA	2,189,000	12/19/2017	6 / 5.00	3,771	5,170	2013
497	530-611-32	2 VIOLA , 92620, CA	2,200,000	10/2/2017	6 / 5.00	4,345	11,022	1999
498	530-651-28	28 MORRO BAY , 92602, CA	2,250,000	9/22/2017	6 / 5.00	4,358	11,909	2000
499	481-095-09	512 LUMINOUS , 92603, CA	2,270,000	11/13/2017	6 / 6.00	3,817	5,358	2005
500	463-071-18	5406 AMALFI DR , 92603, CA	2,300,000	11/8/2017	4 / 4.00	3,943	9,200	1967
501	463-651-26	23 GALILEO , 92603, CA	2,350,000	2/5/2018	5 / 3.00	3,602	8,400	1986
502	527-091-01	15 HISTORIC , 92602, CA	2,389,000	12/19/2017	5 / 6.00	4,047	6,342	2013
503	530-331-25	51 NEW DAWN , 92620, CA	2,390,000	11/9/2017	4 / 6.00	5,044	8,013	1998
504	478-433-47	31 HIDDEN TRL , 92603, CA	2,400,000	2/13/2018	4 / 5.00	3,754	7,012	2004
505	481-094-12	35 BALCONY , 92603, CA	2,425,000	12/29/2017	6 / 6.00	4,761	6,534	2006
506	530-611-50	7 IRIS , 92620, CA	2,440,000	3/9/2018	6 / 6.00	4,512	7,841	1999
507	478-401-37	57 SHADY LN , 92603, CA	2,450,000	3/1/2018	4 / 3.00	3,649	6,507	2003
508	478-351-35	42 CEZANNE , 92603, CA	2,475,000	11/7/2017	5 / 5.00	3,935	8,585	2003
509	463-073-04	19001 EDINGTON TER , 92603, CA	2,500,000	11/29/2017	4 / 3.00	2,640	8,925	1970
510	481-132-13	16 SILHOUETTE , 92603, CA	2,505,000	3/22/2018	4 / 4.00	4,225	6,708	2004
511	530-331-53	76 NEW DAWN , 92620, CA	2,530,000	1/10/2018	4 / 6.00	5,044	8,822	1999
512	481-094-09	29 BALCONY , 92603, CA	2,569,000	11/13/2017	4 / 4.00	4,225	6,098	2005
513	586-081-20	118 SHADY ARBOR , 92618, CA	2,569,500	12/22/2017	5 / 6.00	5,156	9,710	2016
514	478-341-18	26 CANYON TER , 92603, CA	2,688,000	2/28/2018	4 / 5.00	3,506	8,511	2005
515	478-391-42	25 GARDEN TER , 92603, CA	2,700,000	2/6/2018	5 / 5.00	3,843	8,541	2003
516	463-631-28	17 SKYCREST , 92603, CA	2,710,000	10/16/2017	5 / 3.00	3,602	8,400	1986
517	481-094-34	19 FRESCO , 92603, CA	2,800,000	2/15/2018	4 / 4.00	4,942	7,536	2006
518	463-234-26	6222 SIERRA SIENA RD , 92603, CA	2,800,000	3/9/2018	4 / 3.00	2,007	10,000	1972
519	586-051-23	110 GARDENVIEW , 92618, CA	2,830,000	2/8/2018	6 / 6.00	4,816	6,207	2015
520	586-071-11	110 JADE VINE , 92618, CA	2,860,000	2/20/2018	5 / 6.00	5,005	6,754	2015

CITY OF IRVINE - SINGLE FAMILY RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Lot Size	Year Built
521	463-671-21	5 KNOWLES , 92603, CA	3,080,000	1/19/2018	5 / 5.00	5,061	15,000	1992
522	478-351-38	50 CEZANNE , 92603, CA	3,090,000	11/20/2017	6 / 5.00	4,047	9,089	2004
523	463-632-05	4 CORONA , 92603, CA	3,190,000	9/26/2017	4 / 4.00	4,024	16,000	1986
524	463-601-03	5 SUNPEAK , 92603, CA	3,350,000	10/13/2017	5 / 6.00	6,420	14,625	1988
525	586-061-20	103 MISTY SKY , 92618, CA	4,100,000	10/10/2017	5 / 6.00	4,930	7,836	2015
526	586-041-03	105 ASTER MESA , 92618, CA	4,300,000	1/31/2018	5 / 6.00	5,128	8,541	2016
527	464-031-21	43 BLUE HERON , 92603, CA	5,175,000	12/21/2017	5 / 8.00	7,737	26,920	2002
528	586-041-04	133 GARDENVIEW , 92618, CA	5,300,000	10/5/2017	6 / 7.00	5,596	10,568	2015
529	481-143-29	93 CANYON CRK , 92603, CA	6,000,000	11/6/2017	6 / 9.00	9,604	24,394	2006

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
1	937-815-89	17 IMPERIAL AISLE , 92606, CA	92,000	1/24/2018	1 / 2.00	1,022	1993
2	935-600-43	32 SUNFISH # , 92604, CA	136,000	1/5/2018	2 / 3.00	1,444	1978
3	988-883-31	131 SCHUBERT CT # 98, 92617, C	180,500	12/27/2017	1 / 1.00	812	1987
4	988-510-17	63 WHITMAN CT , 92617, CA	223,000	9/29/2017	2 / 2.00	1,226	1990
5	988-883-14	65 SCHUBERT CT # 69, 92617, CA	232,000	9/29/2017	2 / 1.00	1,437	1987
6	935-530-40	136 STREAMWOOD , 92620, CA	240,000	11/21/2017	0 / 1.00	415	1977
7	935-533-36	336 STREAMWOOD , 92620, CA	244,000	12/29/2017	0 / 1.00	415	1977
8	988-510-09	55 WHITMAN CT , 92617, CA	248,500	11/28/2017	2 / 2.00	1,226	1990
9	935-532-86	286 STREAMWOOD , 92620, CA	257,500	2/13/2018	0 / 1.00	415	1977
10	935-530-56	152 STREAMWOOD , 92620, CA	262,000	1/23/2018	0 / 1.00	415	1977
11	933-822-11	321 SILK TREE , 92606, CA	273,000	11/13/2017	3 / 3.00	1,523	2006
12	934-880-61	500 ORANGE BLOSSOM , 92618, (280,000	10/12/2017	1 / 1.00	473	1977
13	935-531-44	32 STREAMWOOD , 92620, CA	290,000	11/8/2017	1 / 1.00	633	1977
14	934-630-28	222 ORANGE BLOSSOM # , 92618	300,000	9/25/2017	1 / 1.00	661	1976
15	935-532-96	296 STREAMWOOD , 92620, CA	300,000	11/30/2017	1 / 1.00	633	1977
16	935-532-88	288 STREAMWOOD , 92620, CA	300,000	1/25/2018	1 / 1.00	633	1977
17	934-102-82	3309 WATERMARKE PL , 92612, C	300,000	3/2/2018	1 / 1.00	648	2003
18	935-350-80	162 TANGELO # , 92618, CA	301,000	3/1/2018	1 / 1.00	661	1978
19	935-530-59	155 STREAMWOOD , 92620, CA	303,500	2/23/2018	1 / 1.00	633	1977
20	934-880-62	501 ORANGE BLOSSOM , 92618, (306,500	1/18/2018	1 / 1.00	636	1977
21	935-531-22	10 STREAMWOOD , 92620, CA	311,500	10/25/2017	1 / 1.00	633	1977
22	935-531-57	45 STREAMWOOD , 92620, CA	315,000	3/15/2018	1 / 1.00	633	1977
23	935-531-02	198 SPRINGVIEW , 92620, CA	318,000	1/8/2018	1 / 1.00	633	1977
24	935-350-76	166 TANGELO # , 92618, CA	325,000	12/12/2017	1 / 1.00	661	1978
25	988-500-28	31 WHITMAN CT # 74, 92617, CA	328,500	12/11/2017	3 / 3.00	1,566	1989
26	938-600-50	138 ECHO RUN # 50, 92614, CA	331,500	11/22/2017	1 / 1.00	715	1980
27	932-022-26	60 REMINGTON , 92620, CA	337,000	2/28/2018	1 / 1.00	690	1986

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
28	938-610-45	89 ROCKWOOD # , 92614, CA	345,000	9/22/2017	1 / 1.00	715	1980
29	935-532-34	234 SPRINGVIEW , 92620, CA	362,500	11/20/2017	2 / 1.00	887	1977
30	934-630-23	207 ORANGE BLOSSOM # , 92618	363,000	1/17/2018	1 / 1.00	814	1976
31	934-880-74	463 ORANGE BLOSSOM , 92618, C	365,000	10/5/2017	1 / 1.00	814	1977
32	934-105-98	2349 WATERMARKE PL , 92612, C	365,000	11/17/2017	1 / 1.00	835	2003
33	936-020-32	53 HIGHLAND VW # 32, 92603, CA	365,000	3/5/2018	2 / 2.00	1,523	1978
34	930-304-90	2371 SCHOLARSHIP , 92612, CA	370,000	10/23/2017	1 / 1.00	610	2005
35	930-306-15	1230 SCHOLARSHIP , 92612, CA	375,000	3/2/2018	1 / 1.00	734	2006
36	935-532-36	236 SPRINGVIEW , 92620, CA	377,500	1/30/2018	2 / 1.00	887	1977
37	935-532-30	230 SPRINGVIEW , 92620, CA	378,000	12/13/2017	2 / 1.00	809	1977
38	932-095-93	454 MONROE # 89, 92620, CA	378,000	3/1/2018	2 / 2.00	949	1986
39	934-105-10	2335 WATERMARKE PL , 92612, C	380,000	10/18/2017	1 / 1.00	648	2003
40	930-306-48	1217 SCHOLARSHIP , 92612, CA	383,000	9/25/2017	1 / 1.00	734	2006
41	934-102-85	3312 WATERMARKE PL , 92612, C	385,000	11/28/2017	1 / 1.00	648	2003
42	934-880-23	363 ORANGE BLOSSOM # , 92618	392,500	1/17/2018	2 / 1.00	868	1977
43	934-102-73	3213 WATERMARKE PL , 92612, C	395,000	12/14/2017	1 / 1.00	648	2003
44	935-531-92	80 STREAMWOOD , 92620, CA	396,000	12/22/2017	2 / 1.00	809	1977
45	937-135-65	2253 MARTIN APT 301, 92612, CA	400,000	10/4/2017	1 / 1.00	835	1992
46	934-880-12	387 ORANGE BLOSSOM # , 92618	400,000	10/6/2017	1 / 1.00	870	1977
47	934-102-98	3412 WATERMARKE PL , 92612, C	400,000	2/7/2018	1 / 1.00	648	2003
48	935-530-08	104 STREAMWOOD , 92620, CA	400,000	2/15/2018	2 / 1.00	809	1977
49	935-536-73	1307 TERRA BELLA , 92602, CA	400,001	2/28/2018	1 / 2.00	887	1999
50	937-470-61	88 GREENFIELD # , 92614, CA	407,000	9/26/2017	2 / 1.00	1,022	1982
51	934-101-48	3346 WATERMARKE PL , 92612, C	407,000	10/12/2017	1 / 1.00	746	2003
52	934-100-88	3229 WATERMARKE PL , 92612, C	409,000	1/9/2018	1 / 1.00	648	2003
53	935-536-09	407 TERRA BELLA , 92602, CA	410,000	1/17/2018	1 / 2.00	887	1999
54	930-581-12	23 GREENMOOR # 18, 92614, CA	414,000	9/26/2017	1 / 1.00	860	1984

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
55	934-104-23	2403 WATERMARKE PL , 92612, C	415,000	10/5/2017	1 / 1.00	746	2003
56	935-980-02	32 FALLBROOK # , 92604, CA	415,000	11/21/2017	2 / 1.00	928	1978
57	934-104-79	2424 WATERMARKE PL , 92612, C	415,000	2/21/2018	1 / 1.00	648	2003
58	932-190-76	57 GOLDEN GLEN ST # 4, 92604, I	416,000	11/14/2017	2 / 1.00	862	1971
59	934-103-74	2363 WATERMARKE PL , 92612, C	416,000	2/2/2018	1 / 1.00	648	2000
60	934-631-76	3311 ASPEN GRV , 92618, CA	420,000	10/2/2017	1 / 2.00	890	2000
61	932-080-36	76 KAZAN ST # 36, 92604, CA	420,000	11/16/2017	2 / 1.00	862	1971
62	935-531-77	65 STREAMWOOD , 92620, CA	425,000	3/6/2018	2 / 1.00	887	1977
63	930-306-50	1213 SCHOLARSHIP , 92612, CA	425,000	3/15/2018	1 / 1.00	734	2006
64	937-134-48	2243 MARTIN APT 108, 92612, CA	425,000	3/19/2018	1 / 1.00	952	1993
65	934-631-70	3305 ORANGEWOOD , 92618, CA	428,000	11/14/2017	1 / 2.00	890	2000
66	937-133-68	2233 MARTIN APT 124, 92612, CA	429,000	11/28/2017	1 / 1.00	835	1990
67	932-400-01	20 OVAL RD # 1, 92604, CA	430,000	12/15/2017	2 / 2.00	1,048	1972
68	937-473-75	3 GREENFIELD # , 92614, CA	430,000	1/8/2018	2 / 2.00	1,159	1984
69	937-811-46	92 ALICANTE AISLE # , 92614, CA	430,000	2/28/2018	1 / 1.00	899	1987
70	930-306-40	1202 SCHOLARSHIP , 92612, CA	430,000	3/14/2018	1 / 1.00	734	2006
71	934-101-86	3262 WATERMARKE PL , 92612, C	432,000	10/25/2017	1 / 1.00	868	2003
72	939-353-47	3004 LADRILLO AISLE # , 92606, C	432,000	3/20/2018	1 / 1.00	806	1993
73	937-134-89	2243 MARTIN APT 307, 92612, CA	436,000	3/5/2018	1 / 1.00	952	1990
74	937-473-94	40 GREENFIELD # , 92614, CA	442,000	3/9/2018	2 / 1.00	1,022	1984
75	937-470-60	85 GREENFIELD # , 92614, CA	445,000	10/31/2017	2 / 1.00	1,022	1982
76	937-134-19	2233 MARTIN APT 400, 92612, CA	445,000	11/13/2017	1 / 1.00	835	1990
77	938-842-24	113 BRIARGLEN # 44, 92614, CA	445,000	3/12/2018	1 / 1.00	860	1985
78	937-135-04	2243 MARTIN APT 401, 92612, CA	448,000	3/23/2018	1 / 1.00	835	1990
79	938-610-09	49 ROCKWOOD # , 92614, CA	450,000	10/6/2017	2 / 2.00	917	1980
80	930-305-98	1112 SCHOLARSHIP , 92612, CA	450,000	10/27/2017	3 / 2.00	1,345	2006
81	935-341-48	55 TAROCCO , 92618, CA	450,000	11/8/2017	2 / 2.00	951	1983

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
82	932-024-72	93 HUNTINGTON # , 92620, CA	452,500	12/28/2017	2 / 2.00	987	1986
83	932-096-99	386 MONROE # , 92620, CA	453,000	10/30/2017	2 / 2.00	949	1985
84	937-470-70	93 GREENFIELD # , 92614, CA	455,000	10/26/2017	2 / 2.00	1,159	1982
85	935-342-43	245 TAROCCO # , 92618, CA	455,000	3/5/2018	2 / 2.00	951	1983
86	937-472-59	3 WOODLEAF , 92614, CA	459,000	11/15/2017	2 / 2.00	1,159	1982
87	937-473-65	5 GREENFIELD # 10, 92614, CA	460,000	11/20/2017	2 / 1.00	1,022	1982
88	930-737-23	294 LEMON GRV # 53, 92618, CA	460,000	1/12/2018	2 / 3.00	1,153	1983
89	930-735-48	4113 APRICOT DR # , 92618, CA	460,000	1/30/2018	2 / 2.00	916	1979
90	930-737-50	346 LEMON GRV , 92618, CA	460,000	3/7/2018	2 / 3.00	1,153	1983
91	932-490-39	175 OVAL RD # 3, 92604, CA	460,500	11/30/2017	2 / 2.00	1,078	1972
92	937-470-69	94 GREENFIELD # , 92614, CA	462,000	10/31/2017	2 / 2.00	1,159	1984
93	938-720-54	72 GREENMOOR # , 92614, CA	465,000	10/30/2017	2 / 2.00	949	1984
94	930-735-43	4108 APRICOT DR # , 92618, CA	465,000	11/27/2017	2 / 2.00	1,108	1979
95	930-735-73	4308 APRICOT DR # , 92618, CA	465,000	12/5/2017	2 / 2.00	1,225	1979
96	930-736-72	401 TANGELO , 92618, CA	465,000	1/29/2018	2 / 3.00	1,153	1983
97	930-306-61	1328 SCHOLARSHIP , 92612, CA	465,000	2/8/2018	2 / 2.00	1,052	2006
98	932-190-63	125 KAZAN ST # 3, 92604, CA	465,000	3/7/2018	2 / 2.00	1,078	1971
99	938-490-41	76 CLEARBROOK # , 92614, CA	465,000	3/9/2018	3 / 2.00	1,117	1980
100	932-400-30	103 OVAL RD # 2, 92604, CA	467,000	12/27/2017	3 / 2.00	1,091	1972
101	935-170-51	23 ALBANY , 92604, CA	468,000	1/22/2018	3 / 2.00	1,121	1977
102	935-960-27	33 FIRWOOD # , 92604, CA	470,000	10/25/2017	3 / 1.00	1,085	1978
103	932-477-74	41 SILVERADO , 92618, CA	470,000	11/21/2017	1 / 2.00	1,174	2007
104	930-737-38	322 LEMON GRV , 92618, CA	470,000	3/12/2018	2 / 3.00	1,153	1983
105	934-743-32	39 CIENEGA , 92618, CA	475,000	11/20/2017	1 / 2.00	1,174	2006
106	932-024-37	131 REMINGTON # , 92620, CA	476,000	11/10/2017	2 / 2.00	987	1986
107	930-734-70	2210 APRICOT DR # , 92618, CA	476,000	3/5/2018	2 / 2.00	1,108	1979
108	932-023-53	23 REMINGTON , 92620, CA	478,000	10/6/2017	2 / 3.00	1,016	1986

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
109	935-540-57	600 TIMBERWOOD , 92620, CA	479,000	1/11/2018	1 / 1.00	1,001	1999
110	935-690-33	65 WILDWOOD # , 92604, CA	480,000	3/16/2018	3 / 1.00	1,084	1978
111	937-472-41	137 GREENFIELD , 92614, CA	486,000	12/22/2017	2 / 2.00	1,159	1982
112	932-022-49	102 REMINGTON , 92620, CA	488,000	12/21/2017	2 / 3.00	1,016	1986
113	930-307-91	2338 SCHOLARSHIP , 92612, CA	490,000	11/9/2017	2 / 2.00	1,052	2006
114	930-581-01	33 GREENMOOR # , 92614, CA	490,000	11/21/2017	2 / 3.00	1,052	1985
115	938-610-69	5 FAIRSIDE # , 92614, CA	490,000	12/21/2017	2 / 2.00	1,098	1983
116	933-822-51	1107 ABELIA , 92606, CA	490,000	3/19/2018	1 / 2.00	1,436	2006
117	934-770-06	18 ROSEMARY # , 92604, CA	492,000	1/30/2018	2 / 2.00	1,020	1976
118	931-215-50	215 DANBROOK , 92603, CA	492,000	3/13/2018	1 / 1.00	850	2003
119	937-812-74	206 ALICANTE AISLE # 213, 92614	495,000	3/9/2018	2 / 2.00	871	1987
120	932-476-61	63 LONG MDW # 2, 92620, CA	497,000	11/1/2017	1 / 2.00	1,099	2004
121	930-306-47	1216 SCHOLARSHIP , 92612, CA	498,000	10/26/2017	2 / 2.00	1,052	2006
122	937-810-73	55 ALICANTE AISLE # , 92614, CA	500,000	9/28/2017	2 / 2.00	865	1987
123	930-304-71	2214 SCHOLARSHIP , 92612, CA	500,000	1/16/2018	2 / 2.00	1,038	2005
124	934-752-18	34 BIJOU , 92618, CA	500,000	2/20/2018	1 / 2.00	1,136	2009
125	934-101-70	3158 WATERMARKE PL , 92612, C	501,000	3/14/2018	1 / 1.00	868	2003
126	935-980-13	54 FALLBROOK # , 92604, CA	503,000	3/1/2018	3 / 1.00	1,084	1978
127	935-700-34	36 ELDERGLEN # , 92604, CA	505,000	12/12/2017	3 / 2.00	1,121	1978
128	938-842-61	15 FALLINGSTAR # 12, 92614, CA	508,000	11/27/2017	2 / 2.00	1,171	1984
129	930-305-84	1162 SCHOLARSHIP , 92612, CA	508,000	2/13/2018	2 / 2.00	1,038	2006
130	935-536-24	606 TERRA BELLA , 92602, CA	509,000	1/5/2018	2 / 3.00	1,080	1999
131	938-842-27	105 BRIARGLEN # , 92614, CA	509,000	2/5/2018	2 / 2.00	997	1984
132	935-536-74	1308 TERRA BELLA , 92602, CA	510,000	10/31/2017	2 / 3.00	1,080	1999
133	938-720-39	42 GREENMOOR # , 92614, CA	511,000	3/20/2018	2 / 2.00	949	1984
134	930-581-03	29 GREENMOOR # , 92614, CA	512,000	10/6/2017	2 / 2.00	997	1984
135	934-752-47	26 CALYPSO , 92618, CA	512,500	12/8/2017	1 / 2.00	1,007	2009

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
136	937-011-25	55 CARTIER AISLE , 92620, CA	515,000	11/6/2017	2 / 2.00	1,197	1989
137	937-010-83	30 ERICSON AISLE , 92620, CA	515,000	11/30/2017	2 / 2.00	1,197	1989
138	937-810-92	15 MARBELLA AISLE # 81, 92614,	515,000	2/16/2018	2 / 2.00	915	1987
139	935-536-27	701 TERRA BELLA , 92602, CA	518,000	9/25/2017	2 / 2.00	1,078	2000
140	932-096-28	70 MONROE # , 92620, CA	520,100	12/20/2017	2 / 3.00	1,112	1985
141	938-842-64	9 FALLINGSTAR # 15, 92614, CA	522,000	11/6/2017	2 / 3.00	1,052	1984
142	938-842-88	67 FALLINGSTAR # , 92614, CA	522,500	12/6/2017	2 / 2.00	1,171	1984
143	939-350-76	2802 LADRILLO AISLE # 25, 9260€	525,000	9/29/2017	2 / 2.00	1,009	1994
144	935-347-77	1506 ELK GRV , 92618, CA	525,000	10/10/2017	1 / 2.00	1,057	1999
145	935-536-83	1501 TERRA BELLA , 92602, CA	525,000	10/16/2017	2 / 2.00	1,078	2000
146	937-011-65	76 MAGELLAN AISLE , 92620, CA	525,000	11/13/2017	2 / 2.00	1,197	1989
147	935-456-87	14 COSTA BRAVA , 92620, CA	525,000	11/27/2017	1 / 2.00	957	2005
148	938-540-37	51 THICKET # 37, 92614, CA	525,000	12/5/2017	2 / 2.00	1,098	1981
149	935-346-37	2104 CRESCENT OAK , 92618, CA	527,000	11/9/2017	2 / 3.00	1,183	1999
150	937-811-89	41 ABRAZO AISLE # 178, 92614, C	530,000	10/3/2017	2 / 3.00	1,104	1987
151	937-472-74	20 WOODLEAF , 92614, CA	530,000	3/8/2018	3 / 2.00	1,284	1982
152	938-540-98	52 GREENBOUGH # , 92614, CA	530,000	3/20/2018	2 / 2.00	1,098	1982
153	935-457-55	101 COSTA BRAVA , 92620, CA	531,500	11/13/2017	1 / 2.00	957	2006
154	930-581-40	51 GREENMOOR # 47, 92614, CA	533,000	12/21/2017	2 / 3.00	1,052	1984
155	935-345-82	503 LARKRIDGE , 92618, CA	535,000	10/25/2017	2 / 3.00	1,183	1998
156	938-610-38	73 ROCKWOOD # , 92614, CA	535,000	11/30/2017	3 / 2.00	1,117	1980
157	937-812-41	160 ALICANTE AISLE # 180, 92614	536,000	11/13/2017	2 / 2.00	1,032	1987
158	938-721-02	192 GREENMOOR # 84, 92614, CA	536,000	12/13/2017	2 / 3.00	1,176	1984
159	935-347-23	1306 ELK GRV , 92618, CA	540,000	11/3/2017	1 / 2.00	1,057	2000
160	938-600-61	108 ECHO RUN # 61, 92614, CA	540,000	1/16/2018	3 / 2.00	1,117	1980
161	939-184-64	170 STANFORD CT # 85, 92612, C	540,000	3/9/2018	2 / 1.00	890	1984
162	937-134-87	2243 MARTIN APT 305, 92612, CA	542,500	1/10/2018	2 / 2.00	1,204	1990

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
163	934-432-13	34 NEW SEASON , 92602, CA	545,000	12/20/2017	2 / 3.00	1,180	2005
164	934-753-19	65 CALYPSO , 92618, CA	545,000	2/13/2018	1 / 2.00	1,136	2009
165	930-581-48	125 GREENMOOR # 54, 92614, CA	545,000	2/14/2018	2 / 3.00	1,052	1984
166	932-412-60	150 CORALWOOD , 92618, CA	546,000	10/18/2017	2 / 2.00	1,136	2011
167	934-431-56	105 TRAILING VINE , 92602, CA	546,000	12/15/2017	2 / 3.00	1,180	2005
168	930-242-22	7 WALDORF , 92612, CA	548,000	10/10/2017	1 / 2.00	1,275	2007
169	930-096-66	372 DEERFIELD AVE # , 92606, CA	548,000	11/29/2017	2 / 2.00	1,134	1984
170	934-752-43	18 CALYPSO , 92618, CA	549,000	3/22/2018	1 / 2.00	1,007	2009
171	931-319-23	54 BRONZE LEAF , 92620, CA	550,000	10/11/2017	2 / 3.00	1,171	2015
172	939-189-48	70 VASSAR AISLE # , 92612, CA	550,000	10/27/2017	2 / 2.00	1,017	1987
173	937-130-41	5151 WALNUT AVE APT 2, 92604,	550,000	10/30/2017	2 / 3.00	1,148	1982
174	939-189-30	6 SCRIPPS AISLE # , 92612, CA	550,000	12/6/2017	2 / 2.00	1,017	1987
175	930-581-51	119 GREENMOOR # , 92614, CA	550,000	1/31/2018	2 / 3.00	1,052	1984
176	934-752-39	20 SERENITY , 92618, CA	550,000	3/1/2018	1 / 2.00	1,136	2009
177	935-341-55	69 TAROCCO , 92618, CA	550,000	3/9/2018	3 / 2.00	1,192	1983
178	935-421-53	21 MAYFAIR , 92620, CA	550,000	3/9/2018	1 / 2.00	1,005	2012
179	932-412-32	28 CORALWOOD , 92618, CA	550,000	3/14/2018	1 / 2.00	1,136	2009
180	933-823-62	1435 ABELIA , 92606, CA	555,000	2/6/2018	2 / 2.00	1,402	2006
181	931-321-47	105 TALLOWOOD , 92620, CA	558,000	11/1/2017	2 / 3.00	1,171	2016
182	937-814-57	16 VENEZIA AISLE , 92606, CA	558,500	10/5/2017	2 / 3.00	1,347	1991
183	932-476-97	136 VINTAGE # 27, 92620, CA	560,000	9/28/2017	2 / 2.00	1,279	2005
184	930-305-37	2423 SCHOLARSHIP , 92612, CA	560,000	12/28/2017	2 / 2.00	1,260	2005
185	932-412-62	152 CORALWOOD , 92618, CA	560,000	3/5/2018	1 / 2.00	1,007	2011
186	933-823-50	1411 ABELIA , 92606, CA	560,000	3/16/2018	2 / 2.00	1,146	2006
187	937-815-16	3 CRIVELLI AISLE , 92606, CA	563,000	11/9/2017	2 / 2.00	1,377	1990
188	932-477-25	77 LONG MDW # 87, 92620, CA	565,000	9/29/2017	2 / 2.00	1,279	2004
189	930-307-24	1462 SCHOLARSHIP , 92612, CA	565,000	10/18/2017	2 / 2.00	1,260	2006

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
190	934-104-66	2323 WATERMARKE PL , 92612, C	565,000	11/8/2017	2 / 2.00	1,137	2003
191	931-838-17	48 CONCIERTO , 92620, CA	565,000	11/22/2017	2 / 2.00	1,279	2005
192	934-101-17	3432 WATERMARKE PL , 92612, C	565,000	1/18/2018	2 / 2.00	1,137	2004
193	938-541-34	35 GREENBOUGH # , 92614, CA	568,000	11/6/2017	3 / 2.00	1,114	1982
194	935-535-04	503 NEWCASTLE , 92620, CA	571,000	10/24/2017	2 / 2.00	1,291	1998
195	934-432-49	33 TRAILING VINE , 92602, CA	572,000	12/14/2017	2 / 3.00	1,180	2006
196	935-541-86	1512 TIMBERWOOD , 92620, CA	572,000	1/3/2018	2 / 3.00	1,224	2000
197	937-136-01	2253 MARTIN APT 418, 92612, CA	573,000	10/6/2017	2 / 2.00	1,204	1993
198	936-271-47	227 DEWDROP , 92603, CA	575,000	9/27/2017	2 / 2.00	1,335	2004
199	936-270-18	76 VERMILLION , 92603, CA	575,000	10/11/2017	2 / 3.00	1,233	2003
200	931-321-67	70 BAY LAUREL , 92620, CA	575,000	10/18/2017	2 / 3.00	1,171	2016
201	935-600-31	19 SUNFISH # , 92604, CA	575,000	12/5/2017	1 / 2.00	863	1978
202	935-543-99	30 PINK SAGE , 92620, CA	575,000	12/20/2017	2 / 2.00	1,106	2006
203	934-106-39	3141 MICHELSON DR UNIT 503, 9	575,000	1/19/2018	2 / 2.00	1,330	2005
204	931-321-63	62 BAY LAUREL , 92620, CA	578,000	11/29/2017	2 / 3.00	1,171	2016
205	931-321-43	113 TALLOWOOD , 92620, CA	578,000	2/16/2018	2 / 3.00	1,171	2016
206	931-321-02	200 ROSE ARCH , 92620, CA	578,500	2/26/2018	2 / 2.00	1,123	2015
207	931-320-51	63 JADE FLOWER , 92620, CA	579,000	9/27/2017	2 / 2.00	1,182	2014
208	930-600-48	55 PLATEAU , 92618, CA	580,000	10/16/2017	2 / 3.00	1,798	2015
209	939-350-87	2608 LADRILLO AISLE # 36, 9260€	580,000	10/31/2017	2 / 2.00	1,129	1994
210	934-104-25	2405 WATERMARKE PL , 92612, C	580,000	12/28/2017	2 / 2.00	1,137	2003
211	938-320-39	28 CLARET # , 92614, CA	580,000	1/12/2018	2 / 2.00	1,316	1980
212	930-242-48	619 ROCKEFELLER , 92612, CA	580,000	3/20/2018	1 / 2.00	1,275	2007
213	939-180-78	15 EXETER # , 92612, CA	585,000	11/9/2017	2 / 2.00	1,134	1983
214	937-011-64	78 MAGELLAN AISLE , 92620, CA	585,000	3/2/2018	2 / 2.00	1,388	1989
215	931-314-85	164 ROSE ARCH , 92620, CA	585,000	3/8/2018	2 / 2.00	1,123	2015
216	934-103-08	3122 WATERMARKE PL , 92612, C	586,000	10/23/2017	2 / 2.00	1,260	2003

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
217	936-010-85	48 BRIARWOOD # , 92604, CA	586,000	3/15/2018	3 / 2.00	1,104	1978
218	936-010-07	2 HOLLOWGLEN # 7, 92604, CA	587,000	1/8/2018	3 / 2.00	1,104	1978
219	932-475-74	23 BOLINAS # , 92602, CA	589,000	11/14/2017	2 / 2.00	1,462	2001
220	938-371-70	34 ARDMORE , 92602, CA	590,000	9/25/2017	2 / 2.00	1,277	1999
221	934-106-71	3141 MICHELSON DR UNIT 903, 9	590,000	10/23/2017	2 / 2.00	1,330	2005
222	935-535-88	202 TERRA BELLA , 92602, CA	590,000	10/27/2017	3 / 3.00	1,607	1999
223	935-422-46	180 OVERBROOK , 92620, CA	590,000	11/13/2017	1 / 2.00	1,005	2013
224	937-610-17	10 CHARDONNAY # 17, 92614, CA	590,000	12/6/2017	1 / 2.00	1,348	1980
225	939-355-11	1601 REGGIO AISLE , 92606, CA	590,000	2/1/2018	2 / 2.00	1,030	1996
226	932-653-45	19 LEUCADIA # 88, 92602, CA	590,000	2/9/2018	2 / 2.00	1,383	2002
227	939-182-91	115 OXFORD # , 92612, CA	591,500	2/1/2018	2 / 3.00	1,242	1983
228	939-353-34	103 TROPEA AISLE , 92606, CA	595,000	12/15/2017	2 / 2.00	1,177	1996
229	931-320-18	68 JADE FLOWER , 92620, CA	595,000	12/15/2017	2 / 2.00	1,182	2014
230	935-650-49	28 WETSTONE # , 92604, CA	598,000	10/16/2017	2 / 2.00	1,073	1978
231	934-104-40	2121 WATERMARKE PL , 92612, C	598,000	2/20/2018	2 / 2.00	1,260	2003
232	938-540-31	39 THICKET # , 92614, CA	600,000	9/22/2017	3 / 2.00	1,114	1981
233	931-838-25	53 REGAL , 92620, CA	600,000	9/27/2017	2 / 2.00	1,570	2005
234	934-102-29	3274 WATERMARKE PL , 92612, C	600,000	10/20/2017	2 / 3.00	1,523	2005
235	938-500-80	26 HEATHERGREEN # , 92614, CA	600,000	11/9/2017	3 / 3.00	1,422	1981
236	934-441-20	42 SNAPDRAGON # , 92604, CA	600,000	11/17/2017	3 / 3.00	1,464	1975
237	930-243-86	505 ROCKEFELLER , 92612, CA	600,000	12/29/2017	1 / 2.00	1,426	2013
238	934-300-16	8 PALOS # , 92612, CA	600,000	1/11/2018	2 / 3.00	1,531	1975
239	930-600-44	63 PLATEAU , 92618, CA	600,000	2/9/2018	2 / 3.00	1,798	2015
240	930-207-03	716 TRAILBLAZE , 92618, CA	600,000	2/20/2018	1 / 2.00	1,192	2016
241	939-182-77	42 COLUMBIA # , 92612, CA	600,000	2/23/2018	2 / 3.00	1,242	1983
242	930-600-47	57 PLATEAU , 92618, CA	600,000	3/9/2018	2 / 3.00	1,354	2015
243	937-814-70	4 CIGLIANO AISLE , 92606, CA	601,000	10/25/2017	3 / 3.00	1,929	1991

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
244	938-375-46	135 PATHWAY , 92618, CA	605,000	11/14/2017	2 / 2.00	1,440	2007
245	930-203-52	90 CAPRICORN , 92618, CA	608,000	11/15/2017	2 / 2.00	1,398	2015
246	937-550-13	9 FOX HOLW # 13, 92614, CA	609,000	12/8/2017	3 / 2.00	1,114	1980
247	939-354-94	1707 REGGIO AISLE , 92606, CA	610,000	10/11/2017	3 / 3.00	1,345	1996
248	936-530-25	4 WILLOWGROVE , 92604, CA	610,000	10/12/2017	1 / 2.00	1,174	1978
249	930-204-06	210 CAPRICORN , 92618, CA	610,000	11/28/2017	2 / 3.00	1,716	2015
250	932-475-62	24 BOLINAS # 15, 92602, CA	610,000	12/7/2017	2 / 2.00	1,462	2002
251	935-160-97	2 BATON ROUGE # , 92604, CA	610,000	1/23/2018	3 / 2.00	1,128	1977
252	938-320-64	31 CLARET # , 92614, CA	610,000	3/13/2018	2 / 2.00	1,236	1980
253	930-207-35	602 TRAILBLAZE , 92618, CA	611,000	11/21/2017	2 / 2.00	1,469	2016
254	937-132-61	92 ALMADOR # 207, 92614, CA	613,000	10/25/2017	2 / 2.00	923	1989
255	930-243-85	507 ROCKEFELLER , 92612, CA	613,000	2/28/2018	1 / 2.00	1,426	2013
256	938-500-26	35 ECHO RUN # 26, 92614, CA	615,000	10/24/2017	2 / 2.00	1,130	1981
257	937-550-32	51 FOX HOLW # , 92614, CA	615,000	11/27/2017	3 / 2.00	1,114	1980
258	934-106-79	3141 MICHELSON DR UNIT 1003,	615,000	2/16/2018	2 / 2.00	1,375	2005
259	933-930-30	4 VERDE # , 92612, CA	615,000	2/20/2018	1 / 2.00	1,404	1974
260	930-695-70	5072 SCHOLARSHIP , 92612, CA	616,100	9/25/2017	1 / 2.00	1,349	2005
261	935-422-74	124 OVERBROOK , 92620, CA	618,000	11/10/2017	2 / 2.00	1,365	2013
262	935-421-18	43 MAYFAIR , 92620, CA	618,000	12/7/2017	2 / 2.00	1,365	2011
263	935-373-28	33 OLIVEWOOD , 92618, CA	619,000	11/3/2017	2 / 2.00	1,371	1999
264	930-203-53	88 CAPRICORN , 92618, CA	619,000	3/7/2018	2 / 2.00	1,178	2015
265	931-838-92	104 SARABANDE , 92620, CA	620,000	9/28/2017	2 / 3.00	1,364	2005
266	938-721-36	34 SUMMERFIELD # , 92614, CA	620,000	10/3/2017	3 / 2.00	1,144	1984
267	935-347-06	1201 ELK GRV , 92618, CA	620,000	10/30/2017	2 / 3.00	1,348	1999
268	933-823-36	719 SILK TREE , 92606, CA	620,000	11/6/2017	3 / 4.00	1,669	2006
269	931-654-25	13 MORNING MIST # , 92603, CA	620,000	11/28/2017	3 / 3.00	1,610	1982
270	935-941-02	21 ASHBROOK # , 92604, CA	621,000	11/3/2017	3 / 3.00	1,383	1978

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
271	935-700-39	17 EASTMONT # , 92604, CA	623,000	12/29/2017	3 / 2.00	1,104	1978
272	933-822-34	1231 ABELIA , 92606, CA	624,000	12/19/2017	3 / 4.00	1,838	2006
273	939-354-27	305 MARINELLA AISLE , 92606, C/	625,000	10/17/2017	3 / 3.00	1,345	1994
274	938-610-98	2 FAIRSIDE # 38, 92614, CA	625,000	12/1/2017	3 / 2.00	1,114	1983
275	936-020-01	2 HIGHLAND VW # 1, 92603, CA	625,000	2/6/2018	2 / 2.00	1,365	1978
276	938-100-02	3 WILDBROOK , 92614, CA	627,000	12/27/2017	2 / 2.00	1,491	1980
277	938-540-50	77 THICKET # , 92614, CA	627,500	2/14/2018	3 / 2.00	1,114	1981
278	937-550-67	30 FOX HOLW # 67, 92614, CA	628,000	11/30/2017	3 / 2.00	1,114	1980
279	931-838-53	55 REGAL , 92620, CA	629,000	1/31/2018	2 / 2.00	1,757	2005
280	934-752-38	22 SERENITY , 92618, CA	630,000	9/22/2017	2 / 3.00	1,439	2009
281	934-743-37	29 CIENEGA , 92618, CA	630,000	11/17/2017	3 / 3.00	1,611	2006
282	935-372-59	1 CARNATION , 92618, CA	630,000	12/28/2017	2 / 2.00	1,371	2000
283	933-823-19	822 SILK TREE , 92606, CA	630,000	1/2/2018	3 / 3.00	1,523	2007
284	936-270-87	250 DEWDROP , 92603, CA	630,000	3/12/2018	2 / 3.00	1,233	2003
285	935-457-67	125 COSTA BRAVA , 92620, CA	631,000	9/27/2017	2 / 3.00	1,175	2006
286	935-620-13	7 MORENA # , 92612, CA	631,500	3/9/2018	1 / 2.00	1,137	1977
287	931-215-42	100 JADESTONE , 92603, CA	632,000	11/3/2017	2 / 3.00	1,280	2003
288	931-330-80	106 WATERLEAF , 92620, CA	635,000	10/23/2017	2 / 2.00	1,182	2016
289	937-011-11	70 CARTIER AISLE , 92620, CA	635,000	11/9/2017	2 / 2.00	1,679	1989
290	934-755-29	33 BIJOU , 92618, CA	636,000	1/12/2018	3 / 3.00	1,390	2009
291	934-108-23	3131 MICHELSON DR UNIT 1402,	637,500	11/17/2017	2 / 2.00	1,330	2005
292	935-535-96	302 TERRA BELLA , 92602, CA	638,000	10/13/2017	3 / 3.00	1,607	1999
293	930-600-09	118 NEPTUNE , 92618, CA	638,000	11/3/2017	3 / 3.00	2,038	2014
294	930-696-50	3047 SCHOLARSHIP , 92612, CA	639,000	2/14/2018	1 / 2.00	1,371	2007
295	934-747-13	160 HEDGE BLOOM , 92618, CA	640,000	10/4/2017	3 / 3.00	1,493	2010
296	930-164-23	45 RAINBOW RDG # 45, 92603, C/	640,000	2/5/2018	2 / 2.00	1,365	1979
297	930-187-05	132 PARAMOUNT , 92618, CA	641,000	9/25/2017	2 / 3.00	1,694	2015

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
298	932-096-29	68 MONROE # , 92620, CA	643,000	10/19/2017	3 / 3.00	1,336	1985
299	930-207-05	714 TRAILBLAZE , 92618, CA	643,000	1/31/2018	2 / 2.00	1,170	2016
300	937-610-43	60 CHARDONNAY # 43, 92614, CA	645,000	10/19/2017	2 / 3.00	1,594	1980
301	937-131-53	88 AGOSTINO , 92614, CA	648,000	10/13/2017	3 / 3.00	1,285	1989
302	934-102-45	3364 WATERMARKE PL , 92612, C	648,000	10/19/2017	2 / 3.00	1,523	2003
303	931-320-10	84 JADE FLOWER , 92620, CA	648,000	12/22/2017	3 / 3.00	1,619	2014
304	932-478-06	31 SILVERADO , 92618, CA	648,000	12/26/2017	3 / 3.00	1,667	2010
305	932-096-13	298 MONROE # 109, 92620, CA	649,000	12/15/2017	3 / 3.00	1,336	1985
306	934-747-17	114 HEDGE BLOOM # , 92618, CA	649,000	2/16/2018	3 / 3.00	1,390	2010
307	934-749-03	164 FULL MOON , 92618, CA	650,000	10/6/2017	3 / 3.00	1,666	2012
308	932-027-99	24 MOONSTONE , 92602, CA	650,000	10/10/2017	3 / 3.00	1,482	2000
309	939-045-78	151 LOCKFORD , 92602, CA	650,000	11/2/2017	2 / 2.00	1,688	2001
310	938-375-44	139 PATHWAY , 92618, CA	650,000	12/19/2017	3 / 3.00	1,676	2007
311	935-830-09	23 NAVARRE # 81, 92612, CA	650,000	2/26/2018	2 / 2.00	1,282	1978
312	930-696-55	3052 SCHOLARSHIP , 92612, CA	650,000	3/7/2018	1 / 2.00	1,371	2007
313	935-464-39	220 OVERBROOK , 92620, CA	655,000	9/27/2017	2 / 2.00	1,378	2012
314	930-164-13	25 RAINBOW RDG # 13, 92603, C/	655,000	10/4/2017	2 / 2.00	1,365	1979
315	937-010-40	6 MAGELLAN AISLE , 92620, CA	655,000	11/10/2017	2 / 2.00	1,679	1989
316	933-822-46	1117 ABELIA , 92606, CA	655,000	1/19/2018	3 / 4.00	1,669	2006
317	938-602-59	115 GOLDENROD # , 92614, CA	655,000	2/22/2018	3 / 3.00	1,384	1984
318	935-464-48	232 OVERBROOK , 92620, CA	657,000	11/17/2017	2 / 2.00	1,378	2012
319	932-653-43	23 LEUCADIA # , 92602, CA	658,000	11/17/2017	2 / 2.00	1,804	2002
320	934-105-35	2250 WATERMARKE PL , 92612, C	658,000	1/4/2018	2 / 3.00	1,523	2003
321	931-839-01	97 WINDING WAY , 92620, CA	660,000	2/20/2018	2 / 3.00	1,364	2005
322	935-356-99	79 REUNION , 92603, CA	660,000	3/7/2018	2 / 2.00	1,539	2004
323	934-743-71	178 FULL MOON , 92618, CA	660,000	3/7/2018	3 / 3.00	1,666	2011
324	932-096-35	96 MONROE # , 92620, CA	660,000	3/20/2018	3 / 3.00	1,336	1985

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
325	939-046-49	270 LOCKFORD , 92602, CA	661,000	12/1/2017	2 / 2.00	1,609	2002
326	930-203-04	57 ORIGIN , 92618, CA	662,000	2/28/2018	2 / 3.00	1,716	2014
327	939-181-62	38 OXFORD # , 92612, CA	664,000	9/27/2017	2 / 3.00	1,447	1981
328	935-372-27	9 LILAC , 92618, CA	665,000	10/5/2017	3 / 3.00	1,526	2000
329	934-107-02	3141 MICHELSON DR UNIT 1302,	665,000	12/28/2017	2 / 2.00	1,375	2005
330	932-656-49	68 HERRINGBONE , 92620, CA	665,000	1/17/2018	2 / 3.00	1,154	2007
331	935-351-96	108 DANBURY LN , 92618, CA	665,000	2/23/2018	2 / 3.00	1,166	1998
332	938-720-55	74 GREENMOOR # 37, 92614, CA	665,000	2/28/2018	3 / 3.00	1,384	1984
333	930-246-13	21 GRAMERCY UNIT 113, 92612, C	665,000	3/2/2018	2 / 2.00	1,583	2007
334	937-811-72	59 ABRAZO AISLE # 161, 92614, C	668,000	3/7/2018	3 / 2.00	1,240	1988
335	935-533-76	25 DARLINGTON , 92620, CA	669,000	10/20/2017	3 / 3.00	1,481	1997
336	934-759-68	266 BORREGO , 92618, CA	670,000	10/10/2017	3 / 3.00	1,631	2014
337	934-759-34	206 BORREGO , 92618, CA	670,000	1/16/2018	3 / 3.00	1,652	2013
338	936-650-37	26 SPRINGWOOD # , 92604, CA	670,000	2/9/2018	1 / 2.00	1,174	1979
339	931-838-20	54 CONCIERTO , 92620, CA	670,000	2/16/2018	2 / 3.00	1,614	2005
340	935-537-55	32 BURLINGAME , 92602, CA	670,000	3/7/2018	2 / 3.00	1,603	1999
341	934-100-36	8 SOLANA # , 92612, CA	671,000	12/7/2017	2 / 2.00	1,466	1975
342	931-838-10	54 VINTAGE , 92620, CA	672,000	12/4/2017	2 / 3.00	1,614	2005
343	932-476-67	51 LONG MDW # 8, 92620, CA	673,000	10/27/2017	2 / 3.00	1,614	2005
344	930-203-15	144 CAPRICORN , 92618, CA	673,000	11/8/2017	3 / 4.00	1,873	2015
345	934-758-15	196 FIREFLY , 92618, CA	675,000	9/22/2017	3 / 4.00	1,451	2014
346	935-533-91	55 DARLINGTON , 92620, CA	675,000	9/27/2017	3 / 3.00	1,606	1998
347	931-424-12	8 STARFALL # , 92603, CA	675,000	11/15/2017	2 / 3.00	1,412	1980
348	930-203-77	188 CAPRICORN , 92618, CA	675,000	11/20/2017	3 / 3.00	1,821	2015
349	931-217-29	123 CORAL ROSE , 92603, CA	675,000	11/29/2017	2 / 2.00	1,268	2005
350	935-535-53	921 SOMERVILLE , 92620, CA	675,000	12/5/2017	3 / 3.00	1,481	1997
351	935-535-21	821 YORKSHIRE , 92620, CA	675,000	12/11/2017	3 / 3.00	1,481	1999

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
352	930-207-01	718 TRAILBLAZE , 92618, CA	675,000	12/20/2017	2 / 2.00	1,546	2016
353	934-431-34	80 NEW SEASON , 92602, CA	675,000	3/6/2018	3 / 3.00	1,491	2005
354	931-838-35	64 CONCIERTO , 92620, CA	678,000	3/14/2018	2 / 2.00	1,570	2005
355	934-106-82	3141 MICHELSON DR UNIT 1006,	680,000	10/20/2017	2 / 2.00	1,375	2005
356	934-747-51	76 HEDGE BLOOM , 92618, CA	680,000	11/27/2017	3 / 3.00	1,493	2010
357	930-203-44	106 CAPRICORN , 92618, CA	680,000	11/30/2017	4 / 4.00	1,876	2015
358	934-440-06	2 FEATHERGRASS # , 92604, CA	680,000	12/4/2017	3 / 3.00	1,561	1975
359	937-012-97	59 MEADOW VLY , 92602, CA	680,000	12/11/2017	3 / 3.00	1,663	2001
360	930-203-42	110 CAPRICORN , 92618, CA	680,000	1/2/2018	4 / 4.00	1,873	2015
361	935-357-34	39 DUET , 92603, CA	680,000	2/20/2018	2 / 2.00	1,495	2003
362	935-260-20	39 PINWOOD # 20, 92604, CA	680,000	2/26/2018	2 / 2.00	1,371	1977
363	931-216-46	131 DANBROOK # , 92603, CA	680,000	2/28/2018	2 / 2.00	1,391	2004
364	938-602-50	9 GOLDENROD , 92614, CA	682,000	10/30/2017	3 / 3.00	1,406	1985
365	937-132-48	118 ALMADOR , 92614, CA	685,000	10/13/2017	3 / 3.00	1,604	1989
366	934-107-83	3131 MICHELSON DR UNIT 901, 9	685,000	11/13/2017	2 / 2.00	1,443	2005
367	938-070-69	17 WINDSONG , 92614, CA	685,000	12/4/2017	2 / 2.00	1,241	1981
368	930-207-02	717 TRAILBLAZE , 92618, CA	685,000	12/13/2017	2 / 2.00	1,469	2016
369	931-314-45	142 ROSE ARCH , 92620, CA	685,000	3/1/2018	2 / 3.00	1,441	2014
370	931-214-68	234 CORAL ROSE , 92603, CA	685,000	3/19/2018	2 / 3.00	1,280	2004
371	935-537-94	1 BURLINGAME , 92602, CA	686,000	3/22/2018	2 / 3.00	1,364	2000
372	935-352-93	3 MADAGASCAR , 92618, CA	687,500	9/25/2017	2 / 3.00	1,454	2000
373	938-500-63	15 HEATHERGREEN # 63, 92614,	687,500	2/27/2018	3 / 3.00	1,585	1981
374	935-542-27	206 TIMBERWOOD , 92620, CA	689,000	9/29/2017	2 / 3.00	1,627	2000
375	932-477-58	50 CIENEGA , 92618, CA	689,000	10/10/2017	3 / 3.00	1,679	2006
376	936-271-45	231 DEWDROP , 92603, CA	689,000	10/19/2017	3 / 3.00	1,416	2004
377	931-216-25	128 CORAL ROSE , 92603, CA	690,000	12/28/2017	2 / 3.00	1,533	2004
378	938-235-39	274 RODEO , 92602, CA	695,000	9/25/2017	2 / 3.00	1,452	2014

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
379	930-203-05	59 ORIGIN , 92618, CA	695,000	11/28/2017	3 / 3.00	1,821	2014
380	930-207-04	715 TRAILBLAZE , 92618, CA	697,000	12/15/2017	2 / 3.00	1,667	2016
381	935-372-66	17 CARNATION , 92618, CA	697,500	1/31/2018	3 / 3.00	1,526	2000
382	930-242-90	30 SOHO , 92612, CA	698,000	9/28/2017	2 / 2.00	1,576	2013
383	930-600-52	79 PLATEAU , 92618, CA	698,000	1/26/2018	3 / 3.00	2,038	2015
384	930-694-44	8042 SCHOLARSHIP , 92612, CA	699,000	10/26/2017	1 / 2.00	1,349	2005
385	935-425-33	84 THORNHURST , 92620, CA	699,000	1/8/2018	2 / 3.00	1,538	2013
386	937-970-12	23 THUNDER TRL # 12, 92614, CA	699,000	2/13/2018	2 / 2.00	1,491	1980
387	936-020-27	47 HIGHLAND VW # 27, 92603, CA	699,500	11/13/2017	2 / 2.00	1,365	1978
388	935-458-52	57 NATURE , 92620, CA	700,000	9/22/2017	3 / 3.00	1,655	2008
389	937-560-74	8 HAVENWOOD # , 92614, CA	700,000	10/24/2017	3 / 3.00	1,570	1980
390	938-110-03	26 MORNING STAR , 92603, CA	700,000	11/6/2017	3 / 3.00	1,610	1981
391	934-980-16	11 COVE , 92604, CA	700,000	11/29/2017	2 / 2.00	1,616	1977
392	935-472-91	65 REMBRANDT , 92620, CA	700,000	12/28/2017	3 / 3.00	1,685	2013
393	934-106-90	3141 MICHELSON DR UNIT 1106,	700,000	12/29/2017	2 / 2.00	1,375	2005
394	938-601-46	20 CEDARLAKE # , 92614, CA	700,000	1/2/2018	3 / 3.00	2,028	1984
395	933-583-18	23 JUNE BERRY , 92606, CA	700,000	2/16/2018	3 / 3.00	2,066	2005
396	937-131-43	116 AGOSTINO # , 92614, CA	700,000	3/20/2018	3 / 3.00	1,604	1989
397	932-475-66	14 BOLINAS # 19, 92602, CA	701,000	1/16/2018	3 / 3.00	1,674	2001
398	936-340-26	34 SEASONS , 92603, CA	704,000	12/15/2017	3 / 3.00	1,730	2002
399	934-759-15	152 BORREGO , 92618, CA	705,000	9/22/2017	3 / 3.00	1,652	2013
400	935-537-78	43 SPRING VLY , 92602, CA	705,000	10/12/2017	3 / 3.00	1,727	2000
401	931-318-41	63 PAINTED TRELIS , 92620, CA	705,000	11/1/2017	3 / 4.00	1,006	2015
402	935-355-98	116 REUNION , 92603, CA	705,000	12/11/2017	3 / 3.00	1,330	2004
403	938-235-30	103 HAYSEED , 92602, CA	705,000	1/19/2018	2 / 2.00	1,458	2014
404	930-305-62	2480 SCHOLARSHIP , 92612, CA	705,000	1/23/2018	3 / 2.00	1,605	2005
405	935-465-32	206 KEMPTON , 92620, CA	705,000	2/13/2018	2 / 2.00	1,378	2013

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
406	938-601-83	652 SPRINGBROOK N # , 92614, C	705,000	3/14/2018	3 / 3.00	1,406	1985
407	932-412-38	106 CORALWOOD , 92618, CA	705,000	3/20/2018	2 / 3.00	1,439	2011
408	935-372-40	22 CARNATION , 92618, CA	706,000	1/31/2018	3 / 3.00	1,668	2000
409	938-371-78	31 BELLEVUE , 92602, CA	709,000	11/6/2017	3 / 3.00	1,640	1999
410	930-094-38	10 CAPSTONE # , 92606, CA	710,000	9/26/2017	3 / 3.00	1,437	1984
411	931-318-74	128 PAINTED TRELIS , 92620, CA	710,000	10/27/2017	3 / 4.00	1,006	2015
412	937-013-22	97 TALMADGE , 92602, CA	710,000	2/14/2018	3 / 3.00	1,592	2001
413	932-475-60	26 BOLINAS # , 92602, CA	710,000	2/16/2018	3 / 3.00	1,674	2001
414	931-321-62	60 BAY LAUREL , 92620, CA	710,000	2/16/2018	3 / 4.00	1,541	2016
415	934-102-08	3460 WATERMARKE PL , 92612, C	710,000	3/2/2018	3 / 2.00	1,456	2003
416	934-108-40	3131 MICHELSON DR UNIT 1605,	710,000	3/5/2018	2 / 2.00	1,330	2005
417	932-414-69	32 WHEATBERRY # , 92618, CA	710,000	3/16/2018	2 / 3.00	1,443	2011
418	930-207-07	712 TRAILBLAZE , 92618, CA	711,000	1/23/2018	2 / 2.00	1,369	2016
419	934-107-53	3131 MICHELSON DR UNIT 503, 9	713,000	1/22/2018	2 / 2.00	1,375	2005
420	934-300-18	4 PALOS # , 92612, CA	714,000	11/30/2017	3 / 3.00	1,761	1975
421	939-181-69	53 DARTMOUTH # , 92612, CA	717,000	10/6/2017	2 / 3.00	1,524	1981
422	935-544-12	84 TALISMAN , 92620, CA	718,000	1/23/2018	3 / 3.00	1,539	2007
423	934-758-39	150 FIREFLY , 92618, CA	719,000	1/3/2018	3 / 3.00	1,382	2014
424	930-600-19	203 NATIVE SPG , 92618, CA	719,000	1/26/2018	3 / 3.00	2,038	2014
425	936-560-14	96 E YALE LOOP # 14, 92604, CA	719,000	2/2/2018	3 / 3.00	1,889	1979
426	930-203-82	178 CAPRICORN , 92618, CA	720,000	9/28/2017	4 / 4.00	2,076	2015
427	934-741-74	132 TOWNSEND , 92620, CA	720,000	11/22/2017	3 / 3.00	1,961	2005
428	930-203-94	154 CAPRICORN , 92618, CA	720,000	12/21/2017	4 / 4.00	1,876	2015
429	934-742-81	39 BELL CHIME , 92618, CA	721,000	11/3/2017	3 / 3.00	1,600	2006
430	935-544-80	58 CITY STROLL , 92620, CA	723,000	9/28/2017	2 / 3.00	1,842	2011
431	935-352-43	35 DANBURY LN , 92618, CA	723,000	10/13/2017	3 / 3.00	1,473	1999
432	938-722-22	12 SUMMERFIELD # , 92614, CA	725,000	10/13/2017	3 / 3.00	1,373	1986

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
433	930-210-14	168 OUTWEST , 92618, CA	725,000	10/27/2017	3 / 3.00	1,529	2016
434	934-758-62	104 FIREFLY , 92618, CA	725,000	12/4/2017	3 / 3.00	1,382	2015
435	930-630-23	99 SARABANDE , 92620, CA	725,000	12/11/2017	3 / 3.00	1,223	2005
436	939-182-52	67 WELLESLEY # , 92612, CA	725,000	1/5/2018	2 / 3.00	1,524	1981
437	930-630-08	86 GREAT LAWN , 92620, CA	725,000	1/19/2018	3 / 3.00	1,223	2005
438	936-060-29	14 E YALE LOOP # 29, 92604, CA	728,000	10/20/2017	3 / 3.00	1,889	1977
439	934-870-03	11 W YALE LOOP # 3, 92604, CA	728,000	1/8/2018	4 / 3.00	2,155	1977
440	938-373-52	87 SPRING VLY , 92602, CA	729,000	11/21/2017	3 / 3.00	1,904	2003
441	936-340-68	53 STEPPING STONE , 92603, CA	729,000	12/20/2017	3 / 3.00	1,730	2003
442	934-741-78	125 CHANTILLY # 101, 92620, CA	729,000	12/22/2017	3 / 3.00	1,719	2005
443	932-722-71	220 TALL OAK , 92603, CA	730,000	10/19/2017	3 / 3.00	1,808	2003
444	936-340-07	48 SEASONS , 92603, CA	730,000	10/23/2017	3 / 3.00	1,683	2002
445	937-013-10	56 MEADOW VLY , 92602, CA	730,000	10/31/2017	3 / 3.00	1,663	2001
446	931-321-18	224 ROSE ARCH , 92620, CA	730,000	12/22/2017	2 / 3.00	1,573	2015
447	931-321-04	196 ROSE ARCH , 92620, CA	730,000	2/21/2018	2 / 3.00	1,573	2015
448	931-319-64	64 TALLOWOOD , 92620, CA	734,000	1/23/2018	4 / 3.00	1,481	2015
449	935-544-23	99 HALLMARK , 92620, CA	735,000	9/29/2017	3 / 3.00	1,734	2007
450	938-372-49	44 EL CAJON # , 92602, CA	735,000	10/5/2017	3 / 3.00	1,904	2001
451	930-185-78	178 PARAMOUNT , 92618, CA	735,000	10/20/2017	3 / 3.00	1,734	2015
452	934-100-32	12 SOLANA , 92612, CA	735,000	11/21/2017	2 / 2.00	1,466	1975
453	938-843-99	420 E YALE LOOP # 31, 92614, CA	735,000	11/29/2017	3 / 3.00	1,749	1985
454	938-721-44	52 SUMMERFIELD # 26, 92614, CA	735,000	1/26/2018	3 / 3.00	1,435	1984
455	935-544-52	74 NATURE , 92620, CA	735,000	2/21/2018	2 / 2.00	1,545	2010
456	939-184-21	84 STANFORD CT # , 92612, CA	735,000	3/2/2018	2 / 3.00	1,354	1984
457	935-172-07	92 SAINT JAMES # 82, 92606, CA	738,000	10/25/2017	3 / 3.00	1,868	2001
458	934-300-43	4 ARBOLES # , 92612, CA	738,000	12/28/2017	2 / 3.00	1,531	1975
459	933-930-21	13 VERDE # 21, 92612, CA	738,000	3/6/2018	2 / 2.00	1,454	1974

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
460	934-100-70	8 VISTA , 92612, CA	739,000	12/7/2017	3 / 3.00	1,752	1975
461	938-237-01	124 HAYSEED , 92602, CA	739,000	2/20/2018	2 / 2.00	1,458	2015
462	939-183-46	40 GEORGETOWN # , 92612, CA	739,000	2/21/2018	2 / 3.00	1,524	1983
463	939-185-11	329 STANFORD CT # , 92612, CA	739,000	2/22/2018	3 / 3.00	1,354	1985
464	931-838-76	75 WINDING WAY , 92620, CA	740,000	1/9/2018	3 / 3.00	1,961	2005
465	938-372-38	29 EL CAJON # , 92602, CA	740,000	2/27/2018	3 / 3.00	1,904	2001
466	934-980-06	68 LAKEVIEW # , 92604, CA	740,000	2/28/2018	2 / 2.00	1,616	1977
467	934-741-94	218 GUINEVERE , 92620, CA	745,000	12/6/2017	3 / 3.00	1,719	2005
468	936-060-19	34 E YALE LOOP # 19, 92604, CA	745,000	12/22/2017	2 / 2.00	1,471	1977
469	939-184-40	122 STANFORD CT # 61, 92612, C	745,000	3/13/2018	2 / 3.00	1,354	1984
470	930-242-86	34 SOHO , 92612, CA	748,000	11/10/2017	3 / 3.00	1,733	2013
471	934-640-24	11 LA SERENA # , 92612, CA	749,000	2/26/2018	2 / 2.00	1,441	1976
472	930-183-03	121 CULTIVATE , 92618, CA	750,000	9/27/2017	4 / 4.00	2,767	2015
473	936-340-15	87 VERMILLION , 92603, CA	750,000	10/16/2017	3 / 3.00	1,741	2002
474	930-180-03	29 WILD TRL , 92618, CA	750,000	3/5/2018	3 / 3.00	2,035	2011
475	934-300-54	4 FLORES # , 92612, CA	750,000	3/16/2018	2 / 3.00	1,531	1975
476	934-759-65	268 BORREGO , 92618, CA	751,000	3/7/2018	2 / 3.00	1,731	2014
477	930-180-40	30 CANOE , 92618, CA	753,000	10/26/2017	3 / 3.00	2,035	2012
478	932-723-18	123 TALL OAK , 92603, CA	755,000	12/11/2017	3 / 4.00	1,775	2004
479	935-171-97	112 SAINT JAMES # 72, 92606, CA	755,000	1/3/2018	3 / 3.00	1,868	2001
480	932-723-11	109 TALL OAK , 92603, CA	755,000	2/16/2018	3 / 4.00	1,775	2004
481	931-838-67	72 SARABANDE , 92620, CA	756,000	3/19/2018	3 / 3.00	1,961	2005
482	933-930-42	23 MADRONA , 92612, CA	758,000	2/20/2018	3 / 3.00	1,740	1974
483	938-056-86	32 LATITUDE , 92618, CA	759,000	2/21/2018	3 / 3.00	1,790	2012
484	934-758-61	106 FIREFLY , 92618, CA	760,000	10/16/2017	3 / 3.00	1,746	2015
485	935-171-09	220 KENSINGTON PARK , 92606, CA	761,000	10/18/2017	3 / 3.00	1,868	2001
486	938-730-08	7 AGATE # 8, 92614, CA	762,500	1/10/2018	3 / 2.00	1,816	1981

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
487	934-431-18	56 NIGHT BLOOM , 92602, CA	763,000	12/19/2017	3 / 3.00	1,821	2005
488	932-027-06	46 CONGRESS PL , 92602, CA	764,000	1/8/2018	3 / 3.00	1,649	2001
489	935-171-66	136 SAINT JAMES # 60, 92606, CA	765,000	11/14/2017	3 / 3.00	1,868	2000
490	934-107-51	3131 MICHELSON DR UNIT 501, 9	765,000	3/15/2018	2 / 2.00	1,443	2005
491	931-215-52	107 ROADRUNNER , 92603, CA	767,500	11/13/2017	2 / 2.00	1,622	2003
492	932-723-27	32 TALL OAK , 92603, CA	770,000	12/5/2017	3 / 4.00	1,775	2004
493	931-925-15	102 MISSION , 92620, CA	770,000	3/20/2018	2 / 3.00	1,808	2005
494	935-171-33	203 KENSINGTON PARK # 27, 926	771,000	12/28/2017	3 / 3.00	1,762	2001
495	932-414-43	33 SHELLBARK # , 92618, CA	772,000	11/21/2017	3 / 3.00	1,526	2011
496	932-654-90	175 RHAPSODY , 92620, CA	773,000	11/20/2017	3 / 3.00	1,703	2005
497	930-466-65	54 BOWER TREE , 92603, CA	775,000	10/26/2017	2 / 3.00	1,244	2002
498	930-170-29	251 FOLLYHATCH , 92618, CA	775,000	12/11/2017	3 / 3.00	1,899	2016
499	930-095-40	11 EDGESTONE # , 92606, CA	775,000	1/24/2018	3 / 3.00	1,652	1984
500	934-300-48	14 ARBOLES # , 92612, CA	775,000	3/15/2018	3 / 3.00	1,777	1975
501	938-843-32	490 E YALE LOOP # 10, 92614, CA	775,100	2/21/2018	3 / 3.00	1,749	1985
502	934-100-25	7 SOLANA , 92612, CA	777,000	12/14/2017	3 / 3.00	1,740	1975
503	937-290-30	9 GREENBRIAR # , 92604, CA	780,000	10/17/2017	3 / 2.00	1,533	1980
504	931-319-04	57 BRONZE LEAF , 92620, CA	780,000	10/25/2017	4 / 3.00	1,481	2014
505	931-316-24	77 EMERALD CLOVER , 92620, CA	780,000	12/20/2017	3 / 3.00	1,611	2014
506	930-180-36	40 CANOE , 92618, CA	780,000	1/26/2018	3 / 3.00	2,159	2012
507	936-870-07	156 W YALE LOOP # 7, 92604, CA	780,000	2/23/2018	3 / 3.00	1,897	1976
508	931-925-05	71 MISSION , 92620, CA	782,000	10/23/2017	3 / 3.00	2,004	2005
509	932-414-36	26 PEACH BLOSSOM # , 92618, C.	782,000	3/22/2018	3 / 3.00	1,526	2011
510	935-171-59	154 SAINT JAMES # 53, 92606, CA	782,500	2/2/2018	3 / 3.00	1,868	2001
511	932-475-55	34 BOLINAS # 8, 92602, CA	783,000	12/8/2017	3 / 3.00	1,994	2001
512	935-456-17	5 DEL MAR # , 92602, CA	783,000	1/9/2018	3 / 3.00	1,685	2002
513	930-180-53	37 CANOE , 92618, CA	783,000	3/16/2018	3 / 3.00	2,035	2012

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
514	935-542-75	137 ARDEN # , 92620, CA	785,000	10/30/2017	3 / 3.00	1,677	2001
515	936-340-93	41 NIGHTSHADE , 92603, CA	789,000	2/16/2018	4 / 3.00	1,869	2002
516	935-356-43	95 DUET , 92603, CA	790,000	11/2/2017	3 / 3.00	1,959	2004
517	930-243-57	563 ROCKEFELLER , 92612, CA	790,000	3/20/2018	2 / 3.00	1,919	2013
518	932-655-85	66 PLANTATION , 92620, CA	792,000	12/18/2017	2 / 3.00	1,423	2006
519	934-742-04	207 WILD LILAC , 92620, CA	792,000	3/13/2018	3 / 3.00	1,987	2005
520	933-930-07	13 MONTANAS NORTE # , 92612,	795,000	2/23/2018	3 / 3.00	1,890	1974
521	932-029-10	11 ZUMA # 6, 92602, CA	799,000	10/13/2017	3 / 3.00	1,992	2002
522	932-721-79	224 TUBEROSE , 92603, CA	799,000	12/21/2017	3 / 3.00	1,601	2003
523	932-654-92	179 RHAPSODY , 92620, CA	800,000	10/6/2017	3 / 3.00	1,691	2005
524	935-458-26	18 ARBORETUM , 92620, CA	800,000	11/3/2017	3 / 4.00	1,807	2010
525	935-472-30	87 DEVONSHIRE , 92620, CA	800,000	1/16/2018	3 / 3.00	1,729	2013
526	936-060-40	25 E YALE LOOP # 40, 92604, CA	800,000	1/29/2018	3 / 3.00	2,080	1977
527	932-382-24	200 BANCROFT , 92620, CA	800,000	2/9/2018	4 / 3.00	2,037	2013
528	932-403-65	102 DESERT BLOOM , 92618, CA	800,000	2/21/2018	3 / 3.00	1,733	2013
529	930-242-47	617 ROCKEFELLER , 92612, CA	800,000	3/2/2018	2 / 2.00	1,915	2007
530	932-403-45	130 DESERT BLOOM , 92618, CA	803,000	10/6/2017	3 / 3.00	2,019	2013
531	932-414-71	36 WHEATBERRY # , 92618, CA	808,000	10/16/2017	3 / 3.00	1,703	2011
532	932-414-46	27 SHELLBARK # , 92618, CA	808,000	1/10/2018	3 / 3.00	1,703	2011
533	930-180-30	39 DISTANT STAR , 92618, CA	808,000	3/1/2018	4 / 3.00	2,159	2010
534	930-464-45	107 CANYONCREST , 92603, CA	808,500	9/27/2017	3 / 3.00	1,333	2003
535	934-756-24	70 PRICKLY PEAR , 92618, CA	810,000	9/25/2017	4 / 3.00	2,189	2013
536	930-631-20	45 GRAY DOVE , 92618, CA	810,000	10/31/2017	2 / 3.00	1,588	2010
537	934-748-55	31 PEONY , 92618, CA	810,000	2/28/2018	3 / 3.00	1,804	2010
538	932-414-67	28 WHEATBERRY # , 92618, CA	812,000	12/22/2017	3 / 3.00	1,703	2011
539	935-355-74	66 REUNION , 92603, CA	812,000	3/2/2018	3 / 3.00	1,534	2004
540	938-611-40	20 SILKGRASS , 92614, CA	815,000	11/30/2017	3 / 2.00	1,816	1984

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
541	937-013-38	72 ARCATA # , 92602, CA	815,000	2/26/2018	3 / 3.00	1,663	2001
542	930-694-40	8046 SCHOLARSHIP , 92612, CA	815,000	2/27/2018	2 / 3.00	1,463	2005
543	930-243-79	535 ROCKEFELLER , 92612, CA	819,000	11/9/2017	2 / 3.00	1,989	2013
544	934-745-97	29 CALYPSO , 92618, CA	819,000	2/20/2018	3 / 3.00	1,735	2010
545	930-694-43	8043 SCHOLARSHIP , 92612, CA	820,000	11/8/2017	2 / 3.00	1,463	2005
546	931-925-17	98 MISSION , 92620, CA	820,000	11/13/2017	3 / 3.00	2,004	2006
547	934-750-79	15 SWEETWATER # 15, 92603, CA	820,000	12/29/2017	2 / 3.00	1,517	1977
548	935-423-76	189 OVERBROOK , 92620, CA	820,000	2/2/2018	3 / 3.00	1,654	2013
549	935-543-56	75 SHADYWOOD # , 92620, CA	820,000	2/20/2018	3 / 3.00	1,677	2002
550	932-722-28	303 TALL OAK , 92603, CA	823,000	3/2/2018	3 / 3.00	1,808	2003
551	934-742-88	21 KEEPSAKE , 92618, CA	825,000	10/10/2017	4 / 3.00	2,095	2010
552	930-464-34	75 CANYONCREST , 92603, CA	828,000	12/11/2017	3 / 3.00	1,333	2002
553	934-741-80	129 CHANTILLY , 92620, CA	828,000	3/5/2018	3 / 3.00	1,987	2005
554	932-426-01	18 PENDANT , 92620, CA	830,000	2/2/2018	3 / 3.00	1,729	2012
555	938-227-12	103 RODEO , 92602, CA	832,500	2/13/2018	3 / 3.00	1,581	2014
556	935-424-26	101 OASIS , 92620, CA	835,000	9/26/2017	3 / 3.00	1,777	2013
557	930-630-72	54 CONSERVANCY , 92618, CA	835,000	3/19/2018	2 / 3.00	1,588	2007
558	931-320-55	73 JADE FLOWER , 92620, CA	839,000	12/27/2017	3 / 4.00	1,888	2015
559	930-180-42	20 CANOE , 92618, CA	840,000	9/22/2017	4 / 3.00	2,458	2012
560	930-180-31	41 DISTANT STAR , 92618, CA	840,000	10/25/2017	4 / 3.00	2,458	2010
561	932-176-48	144 COMPASS , 92618, CA	840,000	11/13/2017	3 / 3.00	1,971	2014
562	932-656-07	45 HERRINGBONE , 92620, CA	840,000	12/13/2017	3 / 3.00	2,222	2006
563	930-243-54	557 ROCKEFELLER , 92612, CA	840,000	2/1/2018	3 / 3.00	1,961	2013
564	932-176-83	161 VIOLET BLOOM , 92618, CA	846,000	1/24/2018	3 / 3.00	1,971	2014
565	935-426-33	122 CHURCHILL , 92620, CA	848,000	1/8/2018	3 / 3.00	1,777	2013
566	931-215-15	124 ROADRUNNER , 92603, CA	849,000	10/3/2017	3 / 2.00	1,859	2003
567	931-316-68	191 ROSE ARCH , 92620, CA	850,000	11/9/2017	3 / 4.00	1,873	2014

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
568	935-542-93	192 WOODBURY # , 92620, CA	850,000	12/1/2017	3 / 3.00	1,861	2001
569	931-957-58	104 SPANISH LACE , 92620, CA	850,000	2/8/2018	4 / 4.00	2,429	2005
570	935-423-51	79 OVERBROOK , 92620, CA	851,500	2/23/2018	3 / 3.00	1,777	2013
571	935-472-22	84 DEVONSHIRE , 92620, CA	853,000	12/21/2017	3 / 3.00	1,729	2013
572	932-176-32	156 VIOLET BLOOM , 92618, CA	855,000	3/8/2018	3 / 3.00	1,971	2013
573	932-176-80	167 VIOLET BLOOM , 92618, CA	860,000	10/6/2017	3 / 3.00	1,971	2014
574	934-756-50	68 AUTUMN SAGE , 92618, CA	860,000	11/7/2017	4 / 3.00	2,189	2012
575	932-415-59	27 DEERGRASS # 176, 92618, CA	860,000	1/5/2018	4 / 3.00	1,899	2011
576	934-300-53	2 FLORES # 12, 92612, CA	860,000	3/20/2018	3 / 3.00	1,761	1975
577	931-318-79	125 STRAWBERRY GRV , 92620, CA	863,000	3/12/2018	3 / 3.00	1,626	2015
578	935-630-81	22 VALLEY VW # , 92612, CA	865,000	12/20/2017	3 / 2.00	2,289	1978
579	932-029-17	1 ZUMA , 92602, CA	866,500	1/3/2018	4 / 4.00	2,420	2001
580	932-656-45	55 PLANTATION , 92620, CA	870,000	1/31/2018	3 / 3.00	2,152	2006
581	934-670-78	14 SEADRIFT # 63, 92604, CA	875,000	11/6/2017	2 / 3.00	1,986	1985
582	935-543-05	177 KINGSWOOD # , 92620, CA	880,000	10/13/2017	4 / 3.00	2,105	2001
583	932-654-29	37 SECRET GDN , 92620, CA	880,000	11/1/2017	4 / 4.00	2,416	2004
584	934-745-62	47 SABLE , 92618, CA	880,000	11/14/2017	3 / 3.00	1,956	2010
585	932-028-82	6 CRANE , 92602, CA	880,000	1/18/2018	4 / 4.00	2,420	2001
586	937-015-06	87 CIENEGA , 92618, CA	880,000	2/28/2018	4 / 4.00	2,505	2009
587	935-371-01	60 FERN PNE , 92618, CA	883,000	10/23/2017	3 / 3.00	1,750	1999
588	930-241-06	402 ROCKEFELLER UNIT 103, 92612, CA	885,000	12/4/2017	2 / 3.00	2,445	2007
589	935-630-16	29 MISTY MDWS # 16, 92612, CA	890,000	10/24/2017	3 / 3.00	2,344	1978
590	934-756-23	68 PRICKLY PEAR , 92618, CA	890,000	10/25/2017	3 / 3.00	1,958	2012
591	932-656-68	88 TWIN GABLES , 92620, CA	890,000	11/21/2017	3 / 3.00	2,152	2008
592	930-241-21	402 ROCKEFELLER UNIT 118, 92612, CA	895,000	2/22/2018	2 / 3.00	2,200	2007
593	932-176-75	118 PROSPECT , 92618, CA	896,000	11/6/2017	3 / 3.00	1,971	2014
594	931-324-90	67 WHITE BLOSSOM , 92620, CA	897,000	3/6/2018	3 / 3.00	1,948	2014

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
595	931-313-67	87 WILDVINE , 92620, CA	900,000	10/10/2017	3 / 3.00	1,879	2015
596	935-631-19	29 ROCKY KNL # 7, 92612, CA	900,000	11/21/2017	3 / 3.00	2,416	1978
597	938-377-02	72 SCARLET BLOOM , 92618, CA	900,000	1/12/2018	4 / 3.00	2,398	2010
598	930-696-01	5115 SCHOLARSHIP , 92612, CA	902,000	2/27/2018	2 / 2.00	1,701	2005
599	932-425-30	27 NORWICH , 92620, CA	905,000	10/11/2017	3 / 3.00	1,861	2011
600	935-631-59	45 ROCKY KNL # 35, 92612, CA	905,000	10/31/2017	3 / 3.00	2,344	1962
601	932-425-85	38 OAKFIELD , 92620, CA	905,000	11/14/2017	3 / 3.00	1,861	2011
602	933-431-26	26 TWIN GABLES , 92620, CA	910,000	9/27/2017	3 / 3.00	2,152	2006
603	932-426-18	46 LARKFIELD , 92620, CA	910,000	10/5/2017	3 / 3.00	1,861	2012
604	934-980-30	36 LAKEVIEW # , 92604, CA	910,000	2/9/2018	2 / 3.00	2,004	1977
605	930-182-14	267 RADIAL , 92618, CA	910,100	2/20/2018	3 / 3.00	2,013	2016
606	935-370-43	20 REDBERRY , 92618, CA	915,000	10/18/2017	4 / 3.00	2,047	1998
607	930-694-46	8051 SCHOLARSHIP , 92612, CA	915,000	11/6/2017	2 / 2.00	1,701	2005
608	931-839-63	66 HOMELAND , 92618, CA	918,000	2/21/2018	3 / 3.00	2,071	2005
609	934-670-57	15 HARBORCREST # 42, 92604, C	918,000	2/28/2018	3 / 3.00	2,097	1985
610	930-243-16	704 ROCKEFELLER , 92612, CA	920,000	9/28/2017	3 / 4.00	2,328	2008
611	932-601-36	111 WINDCHIME , 92603, CA	920,000	10/3/2017	3 / 3.00	1,534	2003
612	935-631-34	15 ROCKY KNL # 10, 92612, CA	920,000	10/18/2017	3 / 3.00	2,344	1978
613	930-182-26	255 RADIAL , 92618, CA	920,000	10/24/2017	4 / 3.00	2,079	2016
614	932-654-00	54 BAMBOO , 92620, CA	920,000	1/9/2018	4 / 4.00	2,416	2004
615	932-425-64	126 PENDANT , 92620, CA	920,000	1/18/2018	3 / 3.00	1,861	2011
616	932-426-28	37 LARKFIELD , 92620, CA	920,000	2/9/2018	3 / 3.00	1,729	2014
617	930-631-18	38 RIDGE VLY , 92618, CA	920,000	3/16/2018	3 / 4.00	2,342	2006
618	932-426-13	22 LARKFIELD , 92620, CA	920,000	3/16/2018	3 / 3.00	1,729	2012
619	930-631-28	102 RANCLAND , 92618, CA	923,000	11/15/2017	4 / 5.00	2,655	2010
620	931-839-28	25 HABITAT , 92618, CA	925,000	10/30/2017	3 / 3.00	2,071	2008
621	935-080-14	2 MOSS GLN # 14, 92603, CA	925,000	3/14/2018	2 / 3.00	1,732	1978

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
622	935-472-46	111 DEVONSHIRE , 92620, CA	928,000	2/28/2018	3 / 3.00	1,729	2013
623	931-837-52	80 SPANISH LACE , 92620, CA	930,000	3/15/2018	4 / 3.00	2,065	2005
624	935-370-56	17 REDBERRY , 92618, CA	935,000	10/18/2017	3 / 3.00	2,004	2000
625	934-012-22	32 BIANCO , 92618, CA	935,000	2/13/2018	2 / 3.00	1,775	2012
626	938-229-15	157 STALLION , 92602, CA	938,000	10/17/2017	3 / 3.00	1,908	2015
627	930-630-75	19 ARROWHEAD , 92618, CA	940,000	1/23/2018	4 / 5.00	2,655	2008
628	931-684-16	5 PEPPERCORN , 92603, CA	947,500	2/16/2018	3 / 3.00	2,009	2004
629	931-322-63	55 WATERLEAF , 92620, CA	948,000	11/15/2017	3 / 3.00	2,052	2015
630	932-176-59	151 VIOLET BLOOM , 92618, CA	950,000	11/17/2017	4 / 3.00	2,434	2014
631	930-243-17	702 ROCKEFELLER # 33, 92612, C	955,000	10/25/2017	3 / 3.00	2,253	2008
632	938-600-79	10 CEDARLAKE # , 92614, CA	955,000	1/11/2018	3 / 3.00	2,320	1984
633	930-198-06	46 DISTANT STAR , 92618, CA	955,000	2/2/2018	4 / 4.00	2,949	2006
634	935-631-50	36 ROCKY KNL # 26, 92612, CA	956,500	3/5/2018	3 / 2.00	2,289	1978
635	931-327-47	144 ROTUNDA , 92620, CA	960,000	2/26/2018	3 / 3.00	1,809	2016
636	934-107-18	3141 MICHELSON DR UNIT 1504,	963,000	1/12/2018	2 / 3.00	1,993	2005
637	932-392-85	78 SEDGEWICK , 92620, CA	967,000	10/20/2017	3 / 3.00	2,047	2013
638	930-464-18	26 BOWER TREE , 92603, CA	969,000	1/29/2018	3 / 3.00	1,548	2003
639	930-181-36	118 TELSTAR , 92618, CA	977,000	12/8/2017	3 / 3.00	2,194	2014
640	930-278-84	76 WONDERLAND , 92620, CA	979,000	11/21/2017	3 / 3.00	2,345	2003
641	934-761-87	231 BORREGO , 92618, CA	980,000	11/8/2017	3 / 4.00	2,413	2013
642	933-431-41	29 ROYCROFT , 92620, CA	980,000	11/13/2017	4 / 4.00	2,675	2010
643	932-413-01	34 PRICKLY PEAR , 92618, CA	985,000	10/27/2017	4 / 3.00	2,125	2010
644	934-022-26	41 CIPRESSO , 92618, CA	985,000	10/31/2017	3 / 3.00	1,878	2012
645	930-181-04	132 TELSTAR , 92618, CA	985,000	12/4/2017	3 / 3.00	2,332	2013
646	930-247-15	250 ROCKEFELLER , 92612, CA	988,000	3/1/2018	3 / 3.00	2,245	2013
647	930-185-05	157 NEWINGTON , 92618, CA	989,000	2/5/2018	4 / 3.00	2,264	2015
648	931-317-02	51 HANGING GDN , 92620, CA	990,000	11/9/2017	3 / 3.00	2,021	2014

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
649	930-465-45	70 GREENHOUSE , 92603, CA	990,000	12/13/2017	3 / 3.00	1,570	2003
650	934-761-67	122 YELLOW PNE , 92618, CA	990,000	3/8/2018	3 / 3.00	2,413	2014
651	934-761-86	229 BORREGO , 92618, CA	998,000	12/13/2017	4 / 3.00	2,190	2013
652	935-631-27	6 ROCKY KNL # 3, 92612, CA	1,000,000	9/22/2017	4 / 3.00	2,754	1978
653	938-229-09	145 STALLION , 92602, CA	1,000,000	10/12/2017	3 / 3.00	1,908	2015
654	930-694-56	8061 SCHOLARSHIP , 92612, CA	1,000,000	2/9/2018	2 / 2.00	1,701	2007
655	933-431-18	34 LONG FELLOW , 92620, CA	1,010,000	1/17/2018	4 / 4.00	2,429	2006
656	936-490-33	67 LAKESHORE # , 92604, CA	1,020,000	1/11/2018	3 / 3.00	2,033	1979
657	930-181-63	116 CARROTWOOD , 92618, CA	1,028,000	11/9/2017	4 / 4.00	2,561	2014
658	932-099-28	171 GROVELAND , 92620, CA	1,030,000	1/22/2018	4 / 4.00	2,429	2005
659	938-552-87	10 SOUTHWIND # 51, 92614, CA	1,040,000	9/29/2017	3 / 3.00	2,614	1983
660	930-694-65	8070 SCHOLARSHIP , 92612, CA	1,040,000	11/6/2017	2 / 3.00	1,847	2005
661	939-450-87	10 LONGBOURN AISLE , 92603, C	1,040,000	2/1/2018	3 / 3.00	1,965	1990
662	930-466-33	61 BOWER TREE , 92603, CA	1,050,000	2/27/2018	3 / 3.00	1,628	2004
663	930-278-27	46 BOMBAY , 92620, CA	1,060,000	12/18/2017	4 / 3.00	2,727	2004
664	931-683-68	74 CANOPY , 92603, CA	1,060,000	1/19/2018	4 / 3.00	2,129	2003
665	932-381-69	216 MIDVALE LN , 92620, CA	1,062,000	10/17/2017	4 / 4.00	2,156	2013
666	931-326-15	105 GUINNESS , 92620, CA	1,068,000	1/10/2018	4 / 3.00	2,246	2016
667	930-198-03	25 CONSERVANCY , 92618, CA	1,070,000	3/20/2018	4 / 4.00	2,949	2006
668	931-683-47	87 CANOPY , 92603, CA	1,075,000	9/29/2017	4 / 3.00	2,129	2003
669	932-382-18	200 CEDARWOOD , 92620, CA	1,088,500	9/26/2017	4 / 4.00	2,147	2013
670	938-551-63	19 LONGSHORE # , 92614, CA	1,100,000	12/22/2017	3 / 3.00	2,614	1983
671	930-600-03	106 NEPTUNE , 92618, CA	1,100,000	12/22/2017	2 / 3.00	1,798	2014
672	930-247-08	268 ROCKEFELLER , 92612, CA	1,100,000	2/27/2018	3 / 3.00	2,290	2013
673	930-464-59	57 BELLWIND , 92603, CA	1,100,000	3/2/2018	3 / 3.00	1,701	2003
674	935-363-57	71 BIRMINGHAM , 92620, CA	1,135,000	12/8/2017	4 / 4.00	2,287	2014
675	931-684-11	11 CANOPY , 92603, CA	1,140,000	3/12/2018	4 / 3.00	2,129	2002

CITY OF IRVINE - CONDOMINIUM RESIDENTIAL SALES

	APN	Address	Sales Price	Sale Date	Bed/Bath	Sq. Ft.	Year Built
676	930-466-49	142 WHITE FLOWER , 92603, CA	1,150,000	3/2/2018	3 / 3.00	1,570	2004
677	934-670-53	65 LAKEFRONT FRNT , 92604, CA	1,150,000	3/12/2018	3 / 3.00	2,097	1985
678	930-278-69	33 BLOSSOM , 92620, CA	1,150,000	3/14/2018	4 / 3.00	2,727	2005
679	930-696-44	3040 SCHOLARSHIP , 92612, CA	1,180,000	12/27/2017	2 / 3.00	2,024	2007
680	938-235-06	51 CROSSHATCH , 92602, CA	1,185,000	12/8/2017	4 / 4.00	2,435	2014
681	934-022-39	31 CIPRESSO , 92618, CA	1,190,000	10/24/2017	4 / 3.00	2,083	2012
682	930-247-32	49 GRAMERCY , 92612, CA	1,200,000	10/27/2017	3 / 3.00	2,290	2014
683	930-278-48	41 TRAILING IVY , 92620, CA	1,200,000	11/16/2017	4 / 3.00	2,727	2004
684	934-022-13	51 CIPRESSO , 92618, CA	1,215,000	12/28/2017	4 / 3.00	2,073	2012
685	930-697-30	3158 SCHOLARSHIP , 92612, CA	1,225,000	3/20/2018	2 / 3.00	1,682	2007
686	934-930-42	2 LAKEKNOLL # , 92604, CA	1,230,000	1/29/2018	3 / 3.00	1,903	1977
687	934-022-53	62 LUPARI , 92618, CA	1,240,000	2/9/2018	3 / 3.00	2,005	2012
688	939-421-61	8 LYRA # , 92603, CA	1,250,000	12/20/2017	3 / 4.00	3,069	1986
689	934-023-40	83 CIPRESSO , 92618, CA	1,251,000	12/11/2017	4 / 3.00	2,391	2013
690	938-551-64	21 LONGSHORE # 39, 92614, CA	1,288,000	9/27/2017	3 / 3.00	2,614	1983
691	933-273-35	6 HONEYDEW , 92603, CA	1,300,000	9/29/2017	4 / 3.00	2,356	2003
692	938-551-85	4 WATERWAY # , 92614, CA	1,350,000	12/18/2017	3 / 3.00	2,614	1985
693	938-600-85	90 FAIRLAKE # , 92614, CA	1,575,000	3/20/2018	3 / 3.00	1,884	1984
694	939-422-03	1 ALTAIR # , 92603, CA	1,625,000	10/13/2017	4 / 4.00	3,635	1986
695	938-600-95	70 FAIRLAKE # 26, 92614, CA	1,705,000	3/6/2018	3 / 3.00	2,320	1984
696	930-695-06	8120 SCHOLARSHIP # 1001, 9261	2,060,000	11/1/2017	3 / 4.00	2,621	2005
697	930-696-23	5151 SCHOLARSHIP , 92612, CA	2,550,000	3/6/2018	2 / 3.00	2,723	2005



**2018-2019 ACTION PLAN
JULY 1, 2018 THROUGH JUNE 30, 2019**

**APPENDIX C
SF-424 and Action Plan Certifications**

- SF-424: Community Development Block Grant
- SF-424: HOME Investment Partnerships
- 2018-2019 Action Plan Certifications

Application for Federal Assistance SF-424

*** 1. Type of Submission:**

- Preapplication
 Application
 Changed/Corrected Application

*** 2. Type of Application:**

- New
 Continuation
 Revision

*** If Revision, select appropriate letter(s):**

*** Other (Specify):**

*** 3. Date Received:**

4. Applicant Identifier:

5a. Federal Entity Identifier:

CA61750

5b. Federal Award Identifier:

B-18-MC-06-0557

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

*** a. Legal Name:**

City of Irvine

*** b. Employer/Taxpayer Identification Number (EIN/TIN):**

95-2759391

*** c. Organizational DUNS:**

0725113630000

d. Address:

*** Street1:**

1 Civic Center Plaza

Street2:

*** City:**

Irvine

County/Parish:

*** State:**

CA: California

Province:

*** Country:**

USA: UNITED STATES

*** Zip / Postal Code:**

92606-5207

e. Organizational Unit:

Department Name:

Community Development

Division Name:

Neighborhood Services

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Mr.

*** First Name:**

Charles

Middle Name:

*** Last Name:**

Kovac

Suffix:

Title:

Housing Administrator

Organizational Affiliation:

*** Telephone Number:**

(949) 724-7452

Fax Number:

*** Email:**

ckovac@ci.irvine.ca.us

Application for Federal Assistance SF-424

*** 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.218

CFDA Title:

Community Development Block Grants/Entitlement Grants

*** 12. Funding Opportunity Number:**

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

2018-2019 Action Plan projects using Community Development Block Grant Entitlement funds pursuant to Title I of the Housing and Community Development Act of 1974, as amended.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant

* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="1,698,427.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="1,698,427.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

a. This application was made available to the State under the Executive Order 12372 Process for review on

b. Program is subject to E.O. 12372 but has not been selected by the State for review.

c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**

Yes No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative: 

* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 01/31/2019

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.


PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Acting City Manager
APPLICANT ORGANIZATION City of Irvine	DATE SUBMITTED 05-29-18

Application for Federal Assistance SF-424

* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): _____ * Other (Specify): _____
---	---	--

* 3. Date Received: _____	4. Applicant Identifier: _____
-------------------------------------	--

5a. Federal Entity Identifier: CA61750	5b. Federal Award Identifier: M-18-MC-06-0561
--	---

State Use Only:

6. Date Received by State: _____	7. State Application Identifier: _____
---	---

8. APPLICANT INFORMATION:

* a. Legal Name: City of Irvine	
* b. Employer/Taxpayer Identification Number (EIN/TIN): 95-2759391	* c. Organizational DUNS: 0725113630000

d. Address:

* Street1:	1 Civic Center Plaza
Street2:	_____
* City:	Irvine
County/Parish:	_____
* State:	CA: California
Province:	_____
* Country:	USA: UNITED STATES
* Zip / Postal Code:	92606-5207

e. Organizational Unit:

Department Name: Community Development	Division Name: Neighborhood Services
--	--

f. Name and contact information of person to be contacted on matters involving this application:

Prefix: Mr.	* First Name: Charles
Middle Name:	_____
* Last Name: Kovac	_____
Suffix:	_____
Title: Housing Administrator	_____
Organizational Affiliation: _____	
* Telephone Number: (949) 724-7452	Fax Number: _____
* Email: ckovac@ci.irvine.ca.us	

Application for Federal Assistance SF-424

*** 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

HOME Investment Partnerships Program

*** 12. Funding Opportunity Number:**

N/A

* Title:

N/A

13. Competition Identification Number:

N/A

Title:

N/A

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

2018-2019 Action Plan projects using HOME Investment Partnerships program funds pursuant to Title II of the National Affordable Housing Act of 1990, as amended.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant

* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

17. Proposed Project:

* a. Start Date:

* b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="776,839.00"/>
* b. Applicant	<input type="text" value=""/>
* c. State	<input type="text" value=""/>
* d. Local	<input type="text" value=""/>
* e. Other	<input type="text" value=""/>
* f. Program Income	<input type="text" value=""/>
* g. TOTAL	<input type="text" value="776,839.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- a. This application was made available to the State under the Executive Order 12372 Process for review on
- b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**

- Yes
- No

If "Yes", provide explanation and attach

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:
Middle Name:
* Last Name:
Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative: 

* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 01/31/2019

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.


PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Acting City Manager
APPLICANT ORGANIZATION City of Irvine	DATE SUBMITTED 05-29-18

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing --The jurisdiction will affirmatively further fair housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

Anti-Lobbying --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;

2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and

3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.



Signature of Authorized Official

05-29-18

Date

Acting City Manager

Title

Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Following a Plan -- It is following a current consolidated plan that has been approved by HUD.

Use of Funds -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2018, 2019, 2020 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

Compliance with Laws -- It will comply with applicable laws.



Signature of Authorized Official

05-29-18

Date

Acting City Manager

Title

Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

Eligible Activities and Costs -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

Subsidy layering -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;



Signature of Authorized Official

05-29-18
Date

Acting City Manager

Title

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.