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Pre-sales Going Briskly at Pension System's Dallas Condominium Developments

By Steve Shaw, Vice Chairman and Police Trustee



Steve Shaw

Two Dallas condominium developments owned by the Dallas Police and Fire Pension Fund are off to a great start. "The Beat at Southside Station," to be built in the 900 block of Bellevue (across from Dallas Police Headquarters), had their ground-breaking on May 26th. The ten story, 72 unit Phase I of the development will offer homes ranging in price from \$170,000 to \$295,000. As of this printing, over 25% of the units have been reserved by anxious buyers. More information on this property can be found at www.southsidestationcondos.com

The second development, located at 3030 Bryan Street (named the same as the address), will sport 38 luxury residential units, priced from \$250,000 to \$500,000. Construction is to be completed this fall. Seven reservations have already been taken on this development. The web site for the project is www.3030bryan.com.

Homes for Heroes

If you have not owned a home within the last 3 years, you may qualify for the State of Texas Program *Homes for Heroes*. The program provides a fixed, low interest rate loan and 5% assistance toward your down payment.

If interested, apply online at www.TexasHeroes.us or call the Heroes Lending Department at 800.966.0736 to see if you are eligible.



Artist rendering of "The Beat at Southside Station"



Artist rendering of "Thirty Thirty Bryan"

Education Programs Help in Preparing for Retirement

PREP

Going to PREP (Pre-Retirement Education Program) gives you tools for retirement planning and points to sources for more in-depth financial and legal analysis of your personal finances. In 2005, the Pension System held six PREP sessions with a total attendance of 297. Our lineup of informative topics includes Pension System benefits, City of Dallas 401(k) and 457 plans, wills and estates, Social Security benefits, survivor benefits, health insurance, and retirement investing.

Financial Planning

In addition to PREP, the Pension System now offers a class in Finan-

cial Planning. The Financial Planning Seminar differs from PREP in that it focuses on financial planning issues and presents this information in more detail with a "hands-on" approach.

We will look at retirement investment strategy, estate planning, and pension benefits for active members and survivors. The program will also include an explanation of Minimum Required Distribution rules, and a presentation on health insurance and long-term care.

Both PREP and Financial Planning training can be used for TCLEOS (Texas Commission on Law Enforcement Officer Standards) credit for Police Officers.

Make Your Reservations

Reserve space in one of the Pension System's educational sessions. Seating is limited. These sessions are very popular and fill quickly, so do not delay. To attend, you must have five or more years Pension Service. The Pension System provides all materials and lunch, and we encourage you to bring your Spouse.

To attend, you must send a \$20 refundable registration deposit. If you attend the full day, your check will be returned. Because of the demand for participation, if you reserve a space and do not attend, you will have to wait 12 months before you can sign up again.

For reservations, contact the Pension System at 214.638.3863, 1.800.638.3861, or info@dpfp.org.

Remainder of 2006 Training Schedule:

PREP

- August 16
- September 20
- October 19
- November 14

Financial Planning

- July 6
- November 1
- December 5

CONGRATULATIONS RETIREES!

POLICE

ADRIAN R. BROOKS
DONALD W. CRUM
WILLIE H. HAWKINS
ROBERT L. NELSON
STEVE M. SHORT


FIRE-RESCUE

JAMES M. CRAFT
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ALLEN HECKARD

PENSION SYSTEM CALENDAR

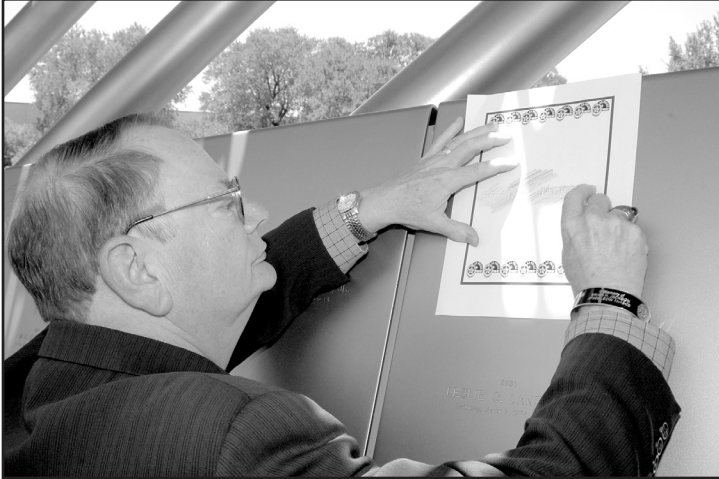
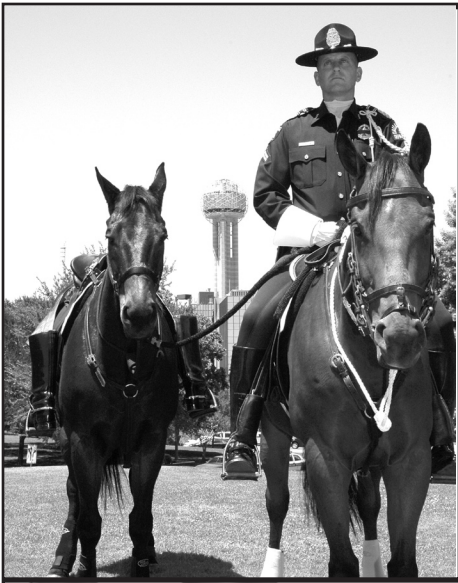
 JULY 4: INDEPENDENCE DAY; OFFICE CLOSED

 JULY 6: FINANCIAL PLANNING SEMINAR

 JULY 13 : REGULAR BOARD MEETING

 AUGUST 10 : REGULAR BOARD MEETING

 AUGUST 16: PREP SEMINAR



2006 Police Memorial Ceremony

Wednesday, May 17, 2006

Photos by DPD Sr. Cpl. Jess Lucio



From the Administrator

By **Richard Tettamant**
Pension System Administrator



Richard Tettamant

At the Pension System, we are here to serve you. If you have questions, you should always feel free to call a Benefits Counselor, or e-mail your question to info@dppf.org.

Many members decide to retire or enter DROP during the fall. If you are planning on retiring or entering DROP in September or October, now would be a great time to call and make an appointment with a Benefits Counselor for the end of July or August. It is best to meet with one of our counselors at least 2 to 3 months before you plan to retire.

You will need to bring the following documents to your appointment:

- Your birth certificate
- Marriage license/certificate
- Spouse's birth certificate
- Birth certificates of your children age 19 or younger

A Benefits Counselor will provide a Pension Benefit Application Form and explain:

- Your retirement options
- Estimates of your benefits
- Survivor benefits
- Post-retirement increases

We appreciate all that you do to keep the city of Dallas safe and secure.

Sincerely,

Pension System Administrator

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