

REPORT OF THE WACO FACT-FINDING

COMMITTEE

JANUARY 29 - FEBRUARY 3, 1989

INTRODUCTION

any, if not all of you, are aware of what is commonly referred to as the "Waco Issue." The issue surrounds certain statements found throughout the Rod literature, especially the "Old Codes", that has led some to conclude that we must return to the original site of Old Mount Carmel Center, Waco, Texas. No doubt you are aware that Mt. Carmel Center, Waco, Texas, was established in 1935 and dissolved in 1962 by Sister Houteff and the Council after making predictions of Ezekiel 9, and the establishment of the Kingdom, basing their conclusions on the 42 months (1260 days of Revelation 11). Prior to his death in 1955, Brother Houteff warned Davidians of a "knock-out blow" coming from "surprisingly unsuspected foes--from professed friends of the gospel." (WHR:33). The question is, are we to relocate the Headquarters to the exact site of old Mt. Carmel?

The ensuing report's object is not to answer this question in and of itself, but to provide you with information pertaining to the physical site of Old Mount Carmel, its present status, and related items, which in turn may or may not assist you in reaching a decision. The report is not here compiled to persuade you to decide for or against the issue, but simply to provide you with facts that will help you to make an intelligent, objective and informed decision.

The information herein was gathered from many sources. Maps, city brochures, newspapers, real estate agents, owners of the property, the school headmaster, students, University memoirs and historical archives, interviews and testimonies of old Davidians, interviews with Waco residents, tourist centers, the committee's own observation and, of course, from old Codes and documents. Photos have also been copied to provide a visual concept of the buildings and area. (See end of report).

GENERAL OVERVIEW

The fact-finding committee consisted of six persons: Brothers T. Harrison, (council member), A. Hibbert, (council chairman), H. McCallum, (BRC committee member), J. Seraphin, (council member), B. Smith, (card-holder), and S. Smith, (BRC chairman). The Smiths are Davidians from old Mt. Carmel days. Brother G. Green (a Davidian minister, who helped build much of old Mt. Carmel) also accompanied the committee.

Four of the committee members journeyed from Mt. Carmel, Mountandale, New York to Waco, meeting Brother Green and the Smiths there in Texas. Those from New York arrived Monday afternoon January 30, 1989 and joined the others on the next day. .

What remained of the first day we used to make appointments, purchase maps and newspapers. The following day we met with a real estate agent who is very familiar with old Mt. Carmel and able to provide us with city zone maps, plot plans, zoning requirements, prices and general information, especially about the area and the owners of one of the properties.

Later we toured old Mt. Carmel and the area two times, taking pictures, asking questions, and scrutinizing practically everything. Our second review included the Smiths and Brother Green, who gave us much historical information on the buildings that remained from old Mt. Carmel and the location of the previously removed buildings and sites, ie. the amphitheater, old rest home, dams, printing office, homes, farm land, etc.

The following day (Wednesday), we received more information on zoning and area laws. We confirmed prices by contacting the owners and the real estate agent. We conducted interviews with local residents about the area and the city in general. We once again returned to the site and toured the church with a member.

In the afternoon we met the Smiths and Brother Green who had spent the morning at Baylor University, which has large amounts of information on old Mt. Carmel, including memoirs, newspaper clippings and original photographs. It was then that we learned of Brother Houteff's grave site (in obscurity for years). Thus, we concluded the day and our stay in Waco by visiting the grave site of the prophet and some of the early pioneers. Indeed, it was a touching scene.

The Smiths and Brother Green stayed in the area for another day to study the information amassed at the University's archives. Copies of much of what the University provided have been forwarded to Mt. Carmel, New York, for use in our library.

THE HISTORY

(A history of the major events of Old Mount Carmel).

The history of Davidia is a bitter/sweet record of the enemy's untiring efforts to thwart heaven's plan for His people and Jesus' matchless love, mercy, grace, wisdom and power to redeem. It is a trying, touching account of a people blessed with more light than any other people on the face of the earth since the fall of man. This should not surprise us since even Brother Houteff warned us of this years ago:

"With the end of the long journey in view, the work was never so great, the time in which to do it never so short, and the laborers so few as now. Self-evident, therefore, is the fact that Satan's supreme effort at this hour must be to cause the time to be wasted and the work to go undone." IANS:68,69.

"It is, moreover, but to be expected that the adversary will employ every agency possible to prevent the Lord from disclosing to view His now obscure 144,000 first-fruit servants, who are to go gather in the second fruits (Rev. 7:9). The enemy will try everything conceivable to confuse, becloud, and cover up the Truth, especially on the subject of the 144,000." WHR:33. Therefore, it is critical that you understand the history of Mount Carmel.

Victor Tasho Houteff was born in Raicovo, Bulgaria, March 2, 1885 and died at the age of 69 on February 5, 1955, at Hillcrest Hospital, Waco, Texas, of heart failure.

While in Bulgaria he attended the Greek Orthodox Church of which he was a member. By 1907, he came to the United States of America. In 1919, while running a small hotel in the middle west (Illinois) he joined the SDA church. Shortly thereafter, he sold the hotel and became involved in the grocery business. Some time after that he disposed of the store, left the city and six months later arrived in Los Angeles, California.

Brother Houteff soon became ill and was taken to the Glendale SDA Sanitarium (now referred to as a hospital). After having a disappointing stay in the sanitarium, and having depleted much of his savings he began selling washing machines. This occurred around 1923. He soon began to sell health sweets in addition to selling washing machines.

In 1928-29, through the medium of the Sabbath school, he received the light of truth we now know as the Shepherd's Rod message. In 1930 Shepherd's Rod, Volume One in manuscript form was presented to 33 leading men. By 1932, Shepherd's Rod, Volume Two was published.

In 1933, the Fullerton, California, Tabernacle Church became instrumental in getting the Pacific Union Conference to grant Brother Houteff a hearing. By 1934, the hearing was granted. The committee chosen to oversee the meeting broke their agreement, and soon published "Reply to the Shepherd's Rod", a document against the Rod's message, without granting a fair hearing. (See Tract 7).

In 1934, the Universal Publishing Association was established in Los Angeles, California. In 1935, it was established in Waco, Texas. In the same year, a committee of 3 Davidians was sent to Texas in search of a central location for headquarters in order to carry forward the work. In May of 1935, 12 pioneers, in the midst of a depression, started to build the "camp", or what we call today, old Mt. Carmel center on a 189 acre parcel. In a sermon given by Brother Oliver Hermanson, it was stated in this manner:

"After the unfair hearing by the Conference Committee of twelve men in 1934, a trip was made to Texas in search of a central location for the headquarters from which to carry forward the work. The three location hunters, were led to Waco's lake shore hills where the center now stands--this being the highest point in the county, Waco's best scenic site, the very things that make hills a most desirable and distinctive residential spot. The twelve Mount Carmel pioneers arrived from California on the 24th of May, 1935, in the midst of the depression and started to build this center solely by faith. There was nothing on the place but timber and brush. The axe was the first tool to go into use. Construction first began on a simple flat roof, frame building to house the institution's and the pioneers' belongings that were to be brought by trucks a few days after the group of twelve arrived. The builders at first slept and cooked in the open under the trees." Vol. 10 SC:3,4, Jan. - Feb. 1955, pp. 27,28.

Shortly thereafter, more land was purchased, totalling approximately 375 acres. Later 186 acres were sold, reducing it to 189 acres. On January 1, 1937, Brother Houteff married Florence Marcella Hermanson.

In 1941, the first ministerial class was officially opened. On July 5, 1948, after seven years, the first set of active hunters graduated but were not sent out into the field until 1953. Brother Hermanson stated that, "In those days the building up of Mount Carmel and the postage stamp by which to carry the message to Laodicea were of prime importance. Now, however, he pointed out that the greatest need is for hunters in the field for truly the harvest of the first fruits is great and increasingly ripe.

"An appeal was made to the new students to fully consecrate and dedicate themselves to the Lord and His eleventh-hour call. He explained that not everything would be pleasant and easy when they enter the field work, but that the joy over one true convert far overshadows the abuse and opposition encountered from the deceived class of Laodicean brethren." Ibid. pps 28,29

In 1951, Brother Houteff announced that a "knockout blow" would come to Davidians from "surprisingly unsuspecting foes"--professed friends of the Gospel." WHR:33

Between the years 1952-54, Brother Houteff wrote the Jezreel Letters, and launched the hunting campaign. By the fall of 1954, Brother Houteff began selling the outlying areas of the property, (189 acres), beginning with the old peach orchard. In an interview conducted by Dr. Dan McGee of Baylor University in Waco about 15 years ago with Brother George Saether (a faithful pioneer and council member of Mt. Carmel), the following facts about Brother Houteff's selling the land are recorded

SAETHER: Well, let me see. We started printing our own [literature] in 1947. It must have been in 1953, because I was in that print shop for six years.

MCGEE: All right. Let's pick up our story then. You had been out gathering these names. He [Bro. Houteff] called you back and asked you to begin to work in the bakery to raise some money for the center. How did that project go?

SAETHER: Well, I'll tell you. One day he [Bro. Houteff] said, "We're going to subdivide the land." That was in 1954. So, I was in that bakery in 1954. He said, "We're going to subdivide the land." He said, "We don't"--well he told me before one time, "We'll sell this place for a million dollars." That wasn't long after I got here. He was pretty sagacious. He said, "This is a good location for building. We'll sell off the lots for a million dollars and then we'll go out somewhere the land is cheaper. This is too expensive for us, so close to Waco." Waco by that time was just coming out this way. The city limits--three and a half miles were the distance when we first came here. Three and a half miles! We have just seen this town grow up. Now it's way beyond us here, way out in Woodway. "That's what we'll do," he said. "We'll sell the land." George Saether memoirs of Old Mount Carmel, pps. 307,308. [Brackets ours]. However, before Brother Houteff's death on February 5, 1955, he was only able to sell 35 acres.

By 1956, the Executive Council, now chaired by Sister Houteff, began to rapidly sell all of Mt. Carmel, except for about 18 acres (which is now largely made up of the Vanguard School and a Presbyterian Church). The council decided to sell the land because, "It was Brother Houteff's deep concern at the time of his death, however, that the subdividing of the rest of the land would require a great many customers which Waco may not have unless some new industries or other installations were brought into Waco thus causing a need for more housing. And as I related to you quite in detail a few evenings ago many changes later did take place in Waco, which materially altered our situation in regard to the selling of the land. Those

changes were brought about by a variety of factors, chief among which were 1) increasingly sharper competition; and 2) the new regulations and requirements of the city incident to our being taken into the city limit.

"These factors, coupled with the element of time limitation binding upon us, and the world unrest and war prospects, gave the Executive Council clear evidence of God's leadings through these providential circumstances, and were before the basic causes of the Council's decision to start selling the land in acreage tracts while there was still some demand for Waco property among those whose business is land development." SC. No. 8, pp. 23,24, June, 1956, This sermon was given by Sister Houteff in 1956, the same year Mt. Carmel was officially incorporated into the city limits.

In March of 1957, all but the 18 acres were sold, and the entire operation was moved to new Mt. Carmel (Elk, Texas, a short trip from old Mt. Carmel where the Branch group now resides). This left old Mt. Carmel for sale, and practically vacant. In the same year, (1957) a radio program was started teaching the Rod message.

The Davidians loyal to Sister Houteff and the Council, sieged a large Adventist function in Cleveland, Ohio, on June 24, 1958, with signs on busses, cars, demonstrations, etc. including an open letter published in the city papers.

1959 brought even more unfortunate events. Based on Revelation 11, Sister Houteff and the Council announced that on April 22, 1959, Ezekiel 9, the establishment of the Kingdom, and the end of the 42 months would take place, and that the religious world would unite the state against Communism and the land of Palestine would be cleared for the 144,000 and the setting up of the Kingdom. Obviously, none of the above predicted events came true, thus bringing great disappointment to the many Davidians who blindly believed and looked for the fulfillment of these events. Later that year (1959), the Davidians attended a special conference arranged between them and certain Adventist leaders in Washington, D.C. The General Conference men came to refute the Rod, and Davidians who called the meeting, "putting the message on the altar" were to defend it. Though when teaching the Rod as given by Brother Houteff, they were quite able to defend the truth, they fell flat when having to defend their additions of time-setting, and predictions. This, obviously, did not help the message or its advocates who were soon plunged into more perplexity.

By 1960, in a December, Symbolic Code, Sister Houteff began to renounce portions of the Rod's message.

On March 1, 1962, Sister Houteff and the Council penned the following: "Due to many inaccuracies that we found in the teachings concerning these chapters in Ezekiel and others that we have not discussed publicly, we must frankly state that we no longer are convinced that 'the Shepherd's Rod' is without error on consequential doctrines; neither are we convinced that our final authority in spiritual matters resides in the writings of Mrs. E.G. White from which 'The Shepherd's Rod' drew its conclusions on Ezekiel 9 and other doctrines and practices. It is our belief that the teachings of both Brother Houteff and Sister White have been used improperly in relation to the Bible, in that the Bible has been made subject to what they have said." -Notice Of Resignation.

Later in that month, Sister Houteff secretly stole away from Mt. Carmel leaving the entire Association in the hands of a lawyer to dispose of the assets among the members and appropriate parties. On March 11, 1962, a Davidian appointed by Sis. Houteff

just before her disappearance, apparently unable to face the people, announced the dissolution of the General Association of Davidian Seventh-day Adventist and its headquarters, Mt. Carmel Center, having reportedly over 100,000 non-card-holding and card-holding members world-wide.

We must state here, that not all had participated in these fiascos. There were faithful Davidians who warned, entreated, prayed and sought every means within their grasps to arrest and turn the tide of evil that had swept over God's cause, but to no avail.

Nevertheless, on July 30 - August 6, 1961, many Davidians met in California to re-organize the work which through a series of shiftings has brought us to where we are today. (For further history, see 2TG.35:12-24; Tract 7 and Old Codes).

THE CITY OF WACO

The city of Waco has changed quite a bit since the death of Brother Houteff. Upon the arrival of the first pioneers, the location of the Center was rural with canyons and woods. Brother Houteff states it in this manner. "One thing was clear in our minds concerning the new home for our work, and that was that we should have a rural base from which to operate--one with room enough to demonstrate that the Lord made no mistake when he told us through His message that we should be out of the city and in an environment conducive to health, and one where we could care for the needy among us, and furnish employment to those who are learning how to give the message." 1SC.10:3

We do not have time or space to tell you of the entire history of Waco, nor everything about its present state. Nevertheless, we give you the following sketch.

HISTORIC WACO

"Nestling in a gentle curve of Texas' longest internal river, the Brazos, WACO is near the geographical center of Texas and has almost exactly 3,220,000 residents within its 100 miles trade territory. This advantageous location has made Waco a leading city in transportation facilities, banking, industry, agriculture, recreation and wholesale distribution.

"Waco is rich in history. Established in 1849 on the ancient settlement of the Huaco Indians, a friendly tribe which has resided at this site since before the days of recorded history. In the year 1542, the Spanish explorer Luis de Moscosco de Alvarado traveled across Northeast and Central Texas. He was the first to map the location of the "Waco Village", situated very close to the confluence of the Bosque and Brazos rivers." -Taken from the city of Waco, brochures.

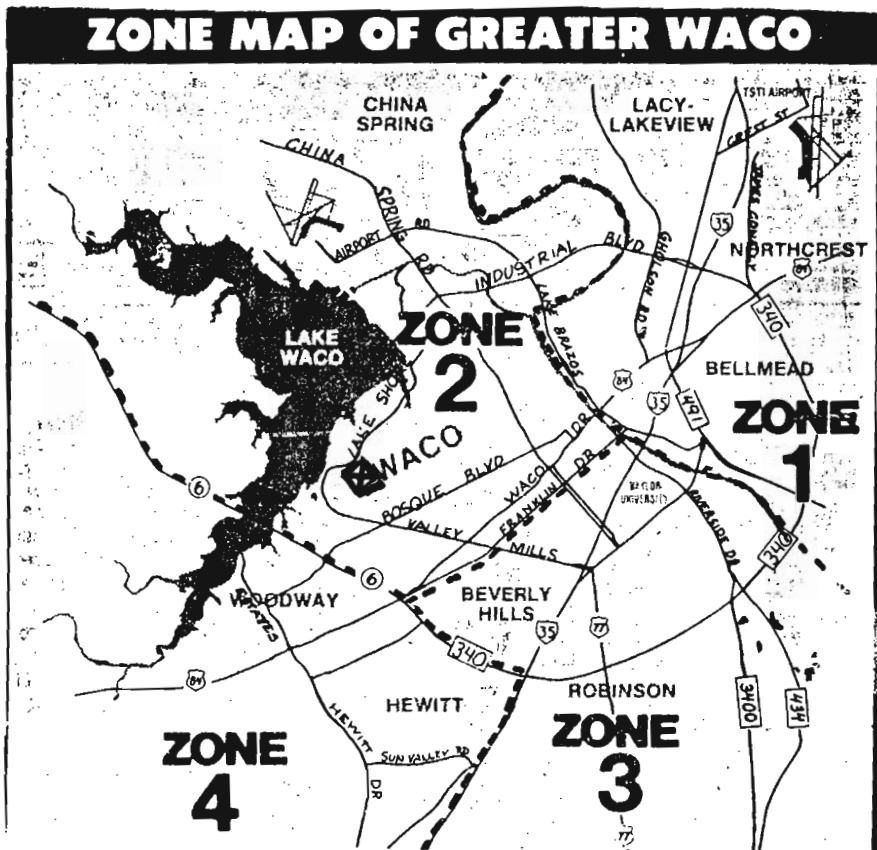
TODAY'S WACO

"Today Waco is renowned and respected far and wide as a modern, innovative city. It is one of Texas' fastest-growing metropolitan areas, where the charm of the old South still lingers in blend with the Western spirit of dynamic progress." -Taken from the city of Waco brochures.

Waco lies 90 miles south of Dallas/Fort Worth and 180 miles northwest of Houston, in McLennan county, 427 feet above sea level. The mean annual temperature is 67 degrees. The average low temperature is 37 degrees during the winter months. The average high temperature during the summer months is approximately 96 degrees. Average humidity is 67 percent and average annual rainfall of 31 inches; the average growing season is 253 days.

Waco's corporate limits encompasses 85 square miles. The population stands at 106,383, the larger portion (25.5%) being 0-17 years of age. The racial/ethnic distribution being: 76%-Anglo; 15%-Black, 8%-miscellaneous nationalities and 1%-undetermined. The city is provided with all public utilities.

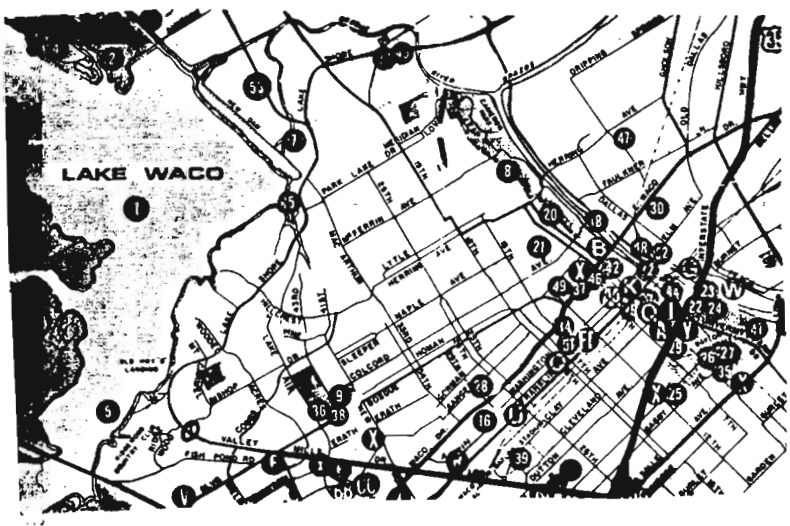
The following map shows the key roadways and the location of what was the main campus of Old Mt. Carmel, now a school and Presbyterian church. The boxed X by Lake Shore Drive in Zone 2 indicates approximate location.



THE SITE OF MT. CARMEL AND THE GENERAL AREA

This Zone 2 area is most beautiful. The view of Lake Waco from Lake Shore Drive is absolutely gorgeous--almost breath taking. The surrounding homes are superb; the streets are clean, well designed and the landscaping quite attractive. It is what one would generally refer to as a "high-class neighborhood". From what we could gather it is one of, if not the best residential area in Waco.

Much of the immediate area was at one time or another owned by Mt. Carmel Center. In fact, the entire area has, to a very large degree been altered and developed. For example, what was a woodland area are now homes. The old cemetery where Brother Houteff and the early pioneers were buried, the old water dams, and roads, are now occupied by homes. The old Amphitheater, built by Brother Houteff for the solemn assembly (according to testimony) is now covered with a mass of rocks, dirt and grass. Lake Shore Drive now runs through what was a part of the property. Even the lake has expanded into a portion of what was Mt. Carmel property. What was farmland and grazing land for Mt. Carmel are now shopping centers, running from Bosque Blvd. and Valley Mill Drive, running back perpendicular toward Lake Shore Drive (See map). The main entrance for Mt. Carmel was located at the intersection of Bishop and Valley Mills Drive. (See map below - it is circled).



At the present time there is not much evidence to indicate that it was the entrance, but the Smiths and Bro. Green were able to identify it. The beautiful homes, and gas station across the way on Valley Mills Drive would render the common searcher almost helpless in locating it. The old cemetery previously referred to, was situated close to the entrance.

On February 2, 1962, Sister Houteff had all the bodies, including that of the prophet relocated to Rosemound Cemetery without a proper headstone, so that the parcel might be sold. Indeed, this was the last parcel to be sold. A beautiful home now rests on the very grave site, 6709 Bishop Drive. It was truly surprising to see that not even the pioneers and the prophet's grave were allowed to remain! It is indeed sad to note that the present burial site is located in one of the area's poorer cemeteries. Considerate Davidians, some time after the relocation, purchased one headstone with the names of all those who are buried there. (See pictures at end of this report).

The only things that remain of Old Mt. Carmel (375 acres) are two streets named after two pioneer families, the Charbeneau and Hermanson; the street named after the Center, Mt. Carmel Drive, two buildings now owned by the Vanguard College preparatory private school (one of which houses the noted and beautiful 11th Hour Clock) and a part of the Presbyterian Church building across from the school.

THE VANGUARD SCHOOL

The Vanguard school is a private college preparatory institution on Mt. Carmel Drive. It has 143 students and is situated on 6.27 acres. The complex is composed of five buildings, three which are relatively new and two which were built by Brother Houteff. One of these buildings is used as the administration building and is designated #1. Downstairs we find the library where the 11th Hour Clock is located. Previously, it was Mt. Carmel's administration building and housed the Mercantile, Brother Houteff's office, as well as the offices of other administrators. The upstairs portion of this building houses the school's administration offices, along with various classrooms. Previously, Brother Houteff and other Mt. Carmel residents used a portion of this area as living quarters. The Mt. Carmel Chapel was also located in the upstairs portion of this building. Obviously much of the building had been altered, but it clearly bears its noble marks.

Building #2 which was also built in Mt. Carmel's time, is not in active use, but is utilized as a storage area. The building cannot be lawfully used because of possible asbestos sightings and its cracking structure. Originally, the kitchen, bakery, dining room, food storage and the academy occupied this edifice.

On the northwest side of the premises is a relatively new building called the Leon and Jeannette Javorsk Center. This building has a large hall used for theatre performances, a small kitchen and cafeteria and an upstairs filming booth.

At the back of the property is a large metal gable-roofed structure, used as their gym. On the south side is another relatively new brick structure. This building, known as the Mayborn building, contains nine classrooms, a conference room, a science center and a reasonably wide hallway to accommodate student lockers.

PRESBYTERIAN CHURCH

Directly across from the school on Mt. Carmel Drive is the very attractive Presbyterian Church. The sanctuary stands out with its almost A-frame structure and high peaked roof. This is a most beautiful structure. The front and back and part of the sides are etched with many stain-glass windows. Inside one finds superb decor and fine furnishings. The sanctuary could hold 300 comfortably. We must point out that the sanctuary did not exist on Mt. Carmel Center; it was built by the Presbyterian church some years ago

Adjacent to the sanctuary are several rooms used for offices, a nursery, a counseling center, kitchen, and a large dining room. Originally the dining room and kitchen were used as the Universal Publishing Association - the printshop and publishing department. Outside at the northwest side of the sanctuary is a large parking lot sufficient to park at least sixty vehicles.

PRICE

According to the information we received from the owners and their representatives, the two above mentioned properties were not for sale, but because they were approached by certain Davidians (those who came before us) they stated that they would sell if they receive the right price.

For example, the church owns not only the property on Mt. Carmel Drive, but also another church in downtown Waco. They only use the Mt. Carmel Drive church "three hours a week". The congregation was more or less split as to whether they should sell the Mt. Carmel Drive building. After knowing that an interest in the purchase of the church by Davidians and learning that Davidians may be returning to the area, they decided to sell if a reasonable offer were made, and a serious buyer should should make a large down-payment. Otherwise, they are not eager to sell. Their asking price is 1.5 million dollars, with a large down-payment--earnest money. A quarter to a half million dollars would no doubt be enough to begin serious negotiations and allow reasonable time to acquire the remainder.

The Vanguard School apparently was not interested at all in selling. However, seeing the interest shown by Davidians, they decided that they would begin sale negotiations if the school could receive three million dollars with one million dollars as a down-payment. The balance would have to follow in a reasonably short time. This being so because the students and staff would have to be relocated quickly and adequate facilities would be needed. All this of course, requires ready cash. In other words, like the church, they are not really serious about selling, but will do so for the right price.

ADAPTABILITY TO DAVIDIA'S NEEDS

Could the buildings of either the school or the church be adapted to meet our needs? The answer is yes. However, at a tremendous expense. Neither properties are suited for living quarters. To provide living quarters, even on a small scale would involve a great deal of work, time and funds. Building #2 of the school would have

to be either torn down or gutted, cleaned, completely renovated and brought to code. This is because of its apparent structural defects and sightings of asbestos. The gym and Jaworsk Center would need some alterations. The buildings are obviously suitable for its present use--a school. But to provide a rest home, publishing department, farming department, mechanic department and general living quarters would involve a good deal of time, labor and funds.

Though smaller in size as compared to the school, the same applies to the church property. In fact, it may be less practical because there is much less space. In other words, we would have to eventually erect new buildings.

We must also point out that farming, mechanic shops and such industrial endeavors, are not practical or acceptable in the neighborhood. It would be thoroughly opposed by the local residents. This was confirmed by all the parties we spoke to. We also found that a large number of foreigners or minorities moving into the area would cause much tension and would either drive the majority of the local residents away or make it very difficult for us. This is because the neighborhood is predominately white.

All in all the people appear friendly, though we did experience one occasion of prejudice while touring the area. We were told that the people are not violent, but are protective of their area.

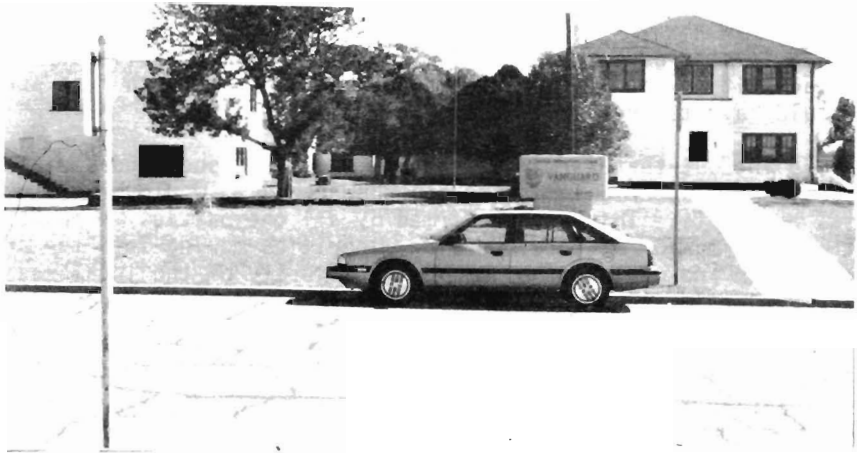
ZONING

See attached zoning information at the back of this report. Please note, however, that though the two properties are located in R-1B single family resident district, that code variances may be obtained (See page II). Nevertheless, the area is not suitable to allow all of the list on page , ie. farming.

We may have to obtain several variances because we would not be establishing just single family dwellings, but rather institutional living. Rest homes, printing and mechanic shops may require zoning code variances and may or may not be permitted. Farming, as previously mentioned, though listed on page of zoning laws is not practical in the neighborhood.

CONCLUSION

There is no question that God marvelously bless the work of Mt. Carmel, reaching tens of thousands of Adventists world-wide. Yes, "millions" (1TG.17:4,5), of present-truth publications were scattered far and wide, and hundreds of hunters (JL. p. 6 - booklet edition) traveled to thousands of homes. The very foundations of the church shook with the thunder of Truth; eternity seemed just a step away and heaven was about to touch earth. Indeed, it all could have happened back then. Unfortunately, Davidians were not ready. They did not reach the standard, thus God laid the prophet to rest, and within approximately six years allowed Mt. Carmel to be dissolved, the outlying land sold and totally redeveloped, so much so that everything has been altered either totally or in part. The question we all must answer is, has God left the door open for our return or is it closed? It is left with you and the Holy Spirit to answer this question.



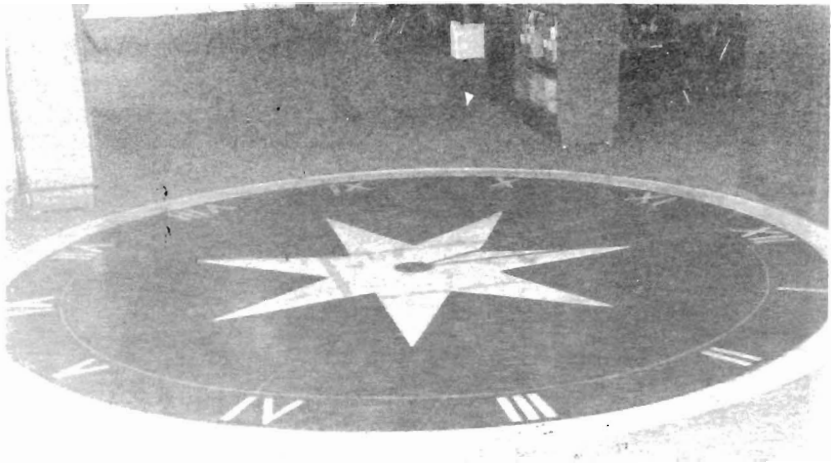
Part of the front of the
Vanguard School



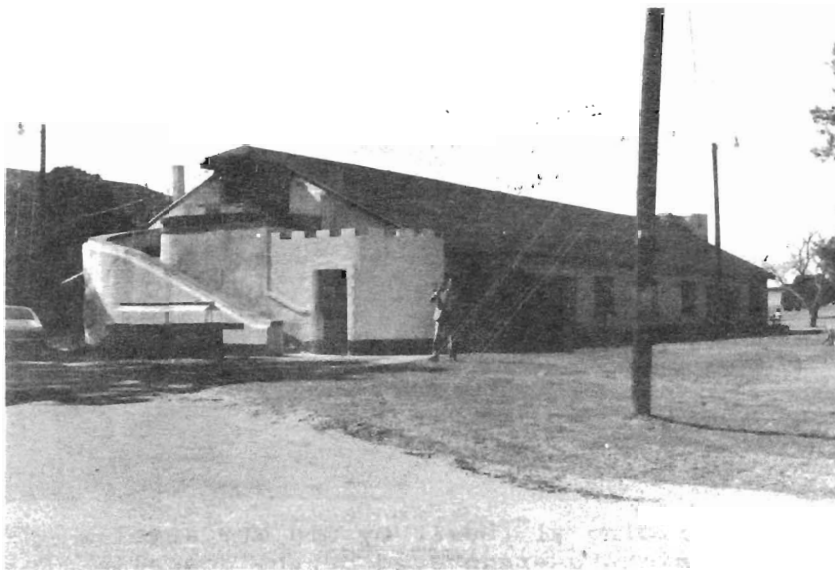
Portion of the back of the Vanguard School



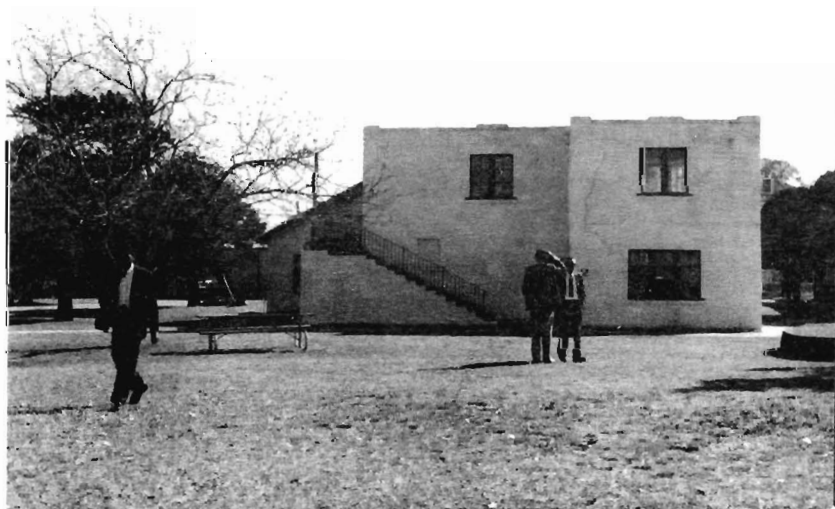
Building #1 (built by Old Mt. Carmel's residents--renovated by the school)



The well-known 11th hour clock (made by old Mt. Carmel's residents).



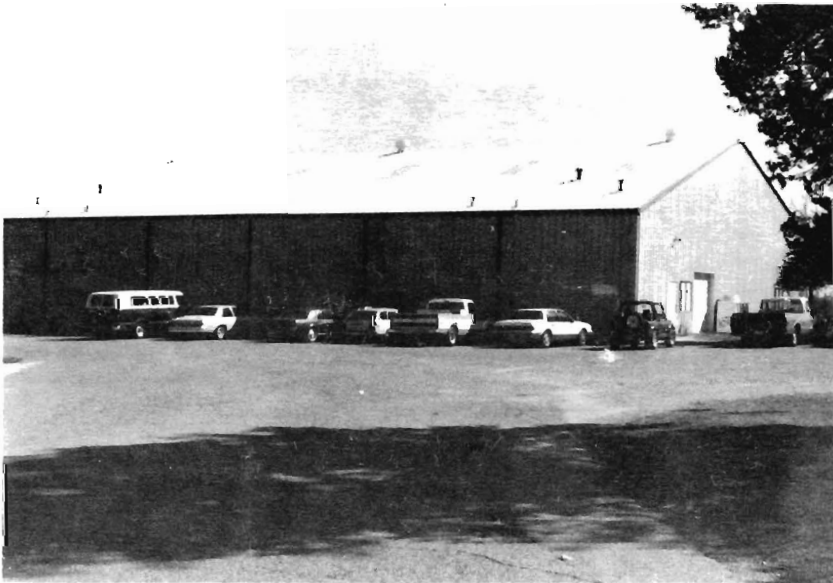
Building #2 South-East side, back villa



Building #2-presently is not occupied.
It is in need of repair.



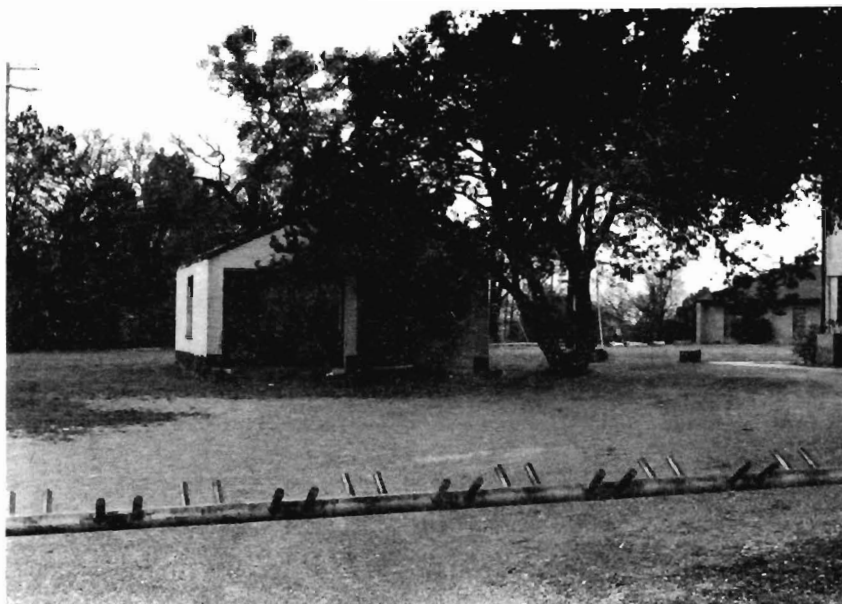
The Jeannette Jawoak Center
"Vanguard School", a relatively
new building



School Gym



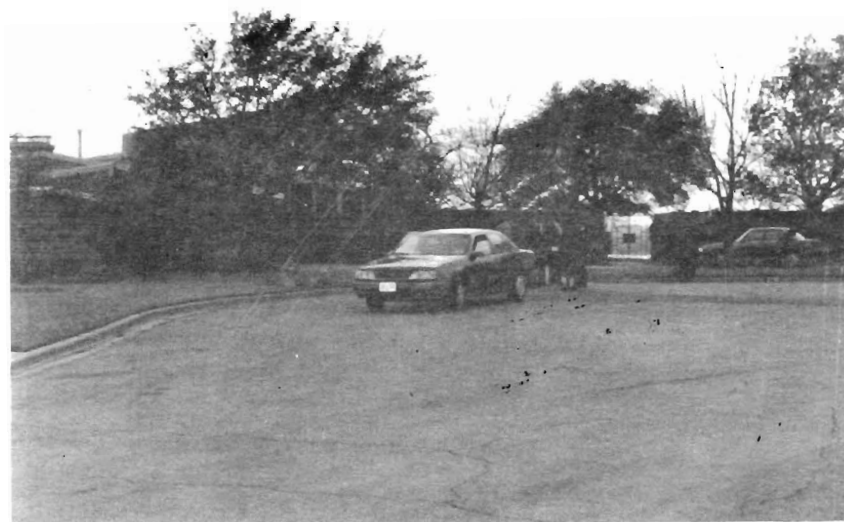
The Mayborn Building of the Vanguard School. It was recently built.



That was Brother Houteff's car garage



Two homes overlooking Lake Waco
that was a part of Old Mt. Carmel



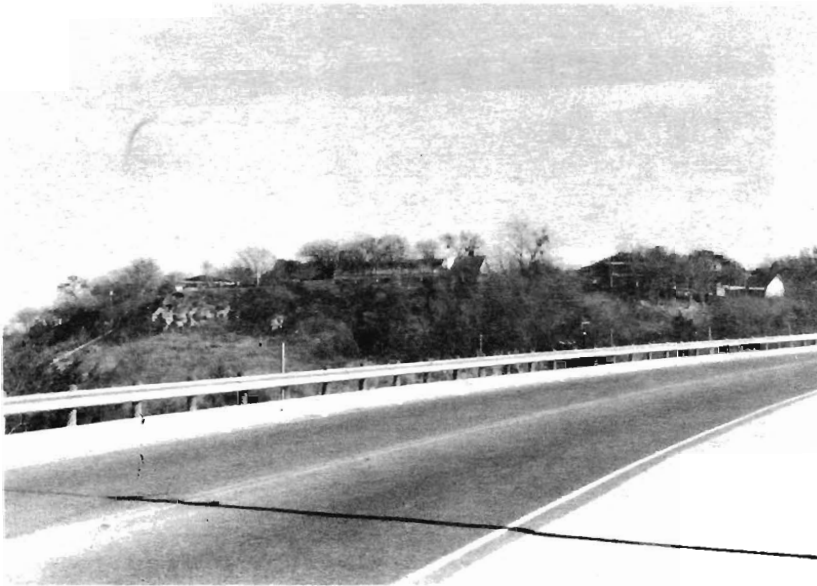


Two samples of average homes in the area
on what was Old Mt. Carmel's property





The original burial site of the Davidian pioneers including Bro. Houteff. A beautiful home now rest adjacent to it.



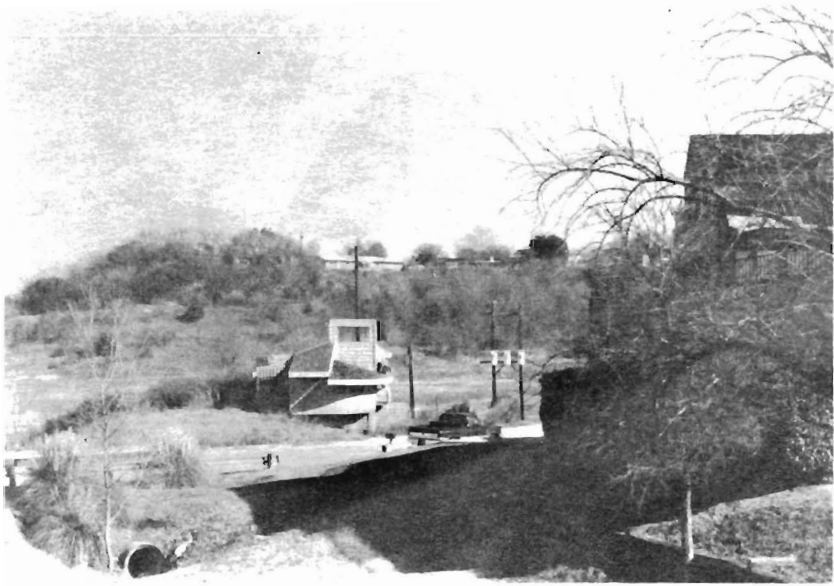
Lake Shore Drive running by Lake Waco on what was Mt. Carmel's property



That was the entrance to Mt. Carmel



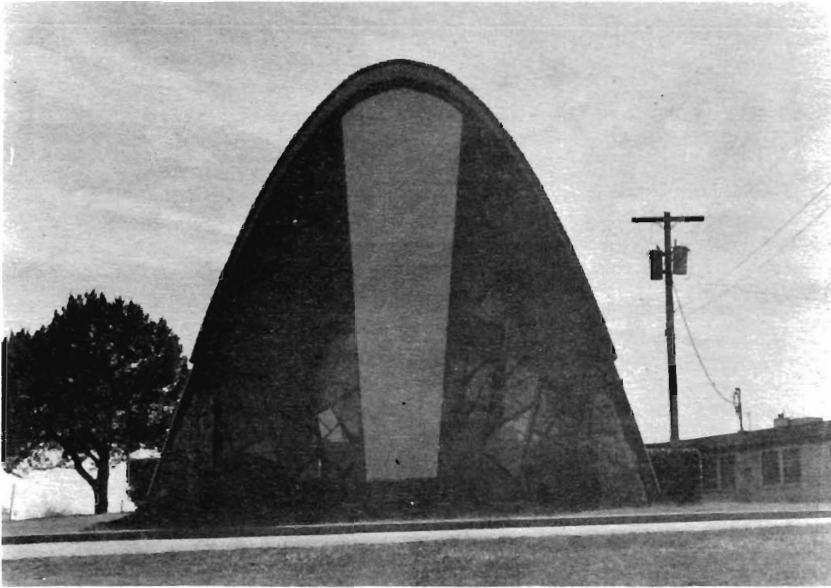
The 'Amphitheatre' site now buried in
backfill of dirt and rock



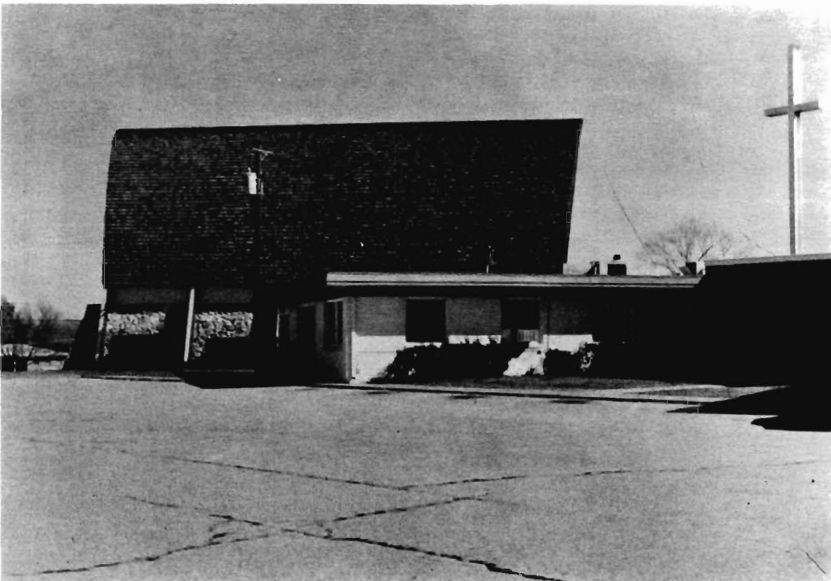
The location of what was one of the Mt. Carmel's dam.



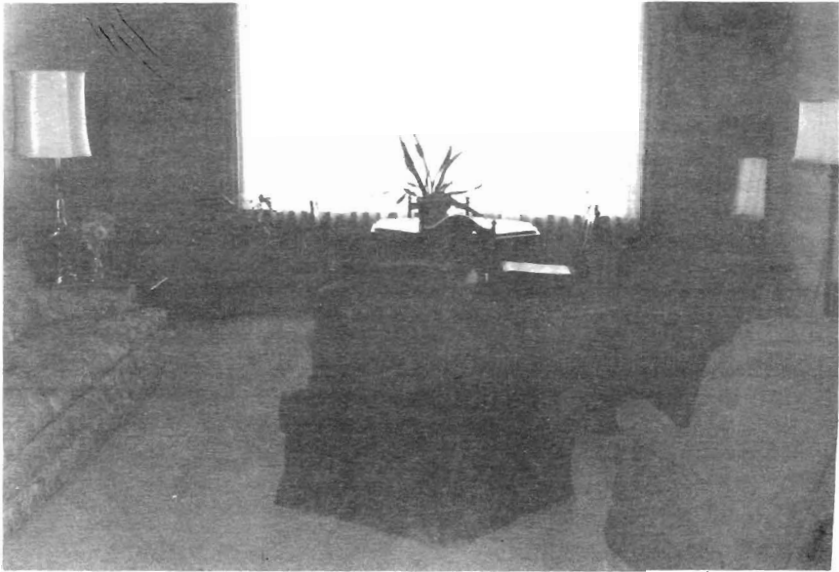
That was a part of Mt. Carmel's farm land-
now a shopping center.



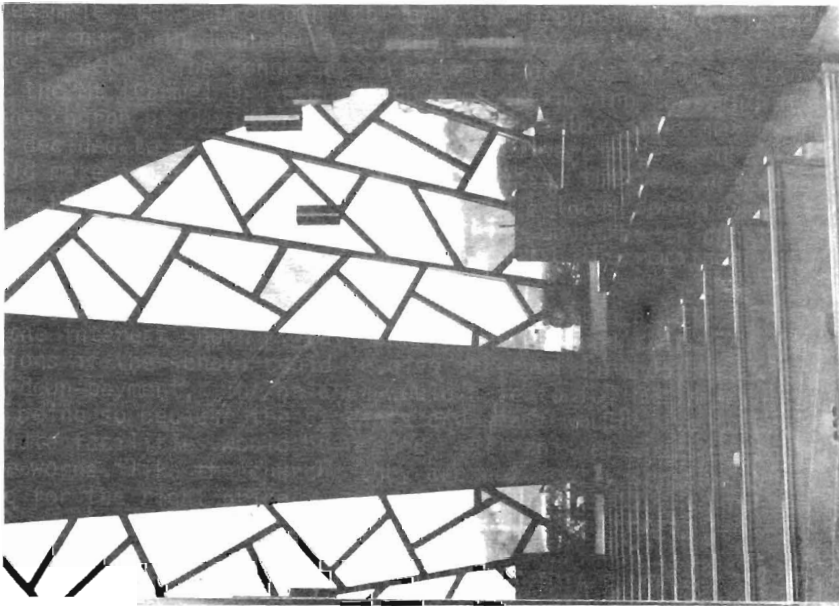
Front of Presbyterian Church



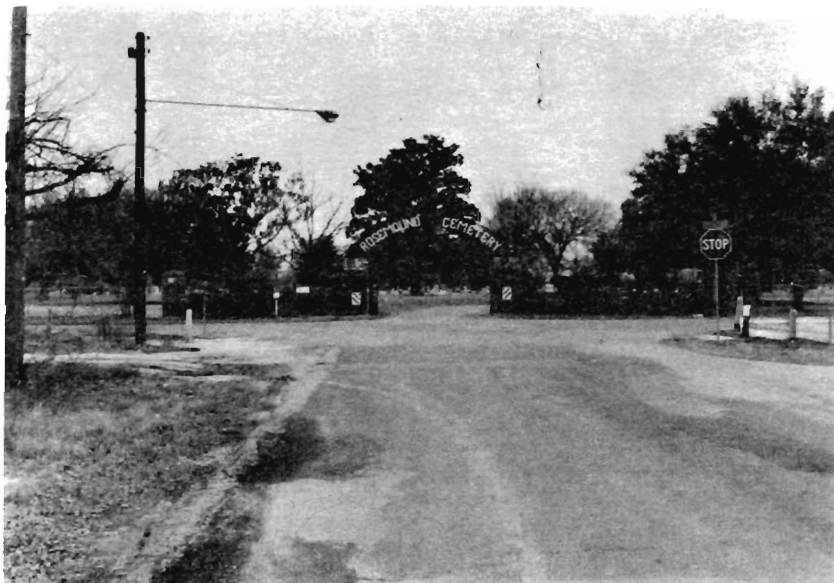
Sanctuary and attached office Building



A common office on Church's property



An inside look of the Sanctuary



The present Burial Site of the
Davidian pioneers in Rosemount Cemetery





Sec. 4.4 R-1B-SINGLE-FAMILY RESIDENCE DISTRICT

- 4.401 The R-1B Single-Family Residence District is intended to provide for single-family development at moderate density, where a full range of urban services can be provided. A limited range of compatible uses are also permitted either to provide services to residents or maintain low intensity use of open land. Lot area, yard and other requirements are designed to encourage maintenance of quality residential areas in character with contemporary standards.
- 4.402 Permitted uses in the R-1B District are:
- (a) Single-family dwellings.
 - (b) Public Uses, such as parks, libraries, elementary and high schools, buildings and municipal zoos.
 - (c) Private schools with a curriculum similar to public elementary and secondary schools.
 - (d) Houses of worship, convents, rectories, parsonages and parish houses.
 - (e) Golf courses, but not miniature courses or driving ranges.
 - (f) Fire station, police station, artesian well, pumping station, lake, boat dock, boat house, water supply reservoir, filter bed, water tank, tower or standpipe, and marina.
 - (g) Railroad rights-of-way, railroad tracks, bridges and signals.
 - (h) Public Utility - Poles, wires and transmission and/or distributing appurtenances, but not including office buildings or storage facilities, electrical energy production facilities, transformer or relay substations.
 - (i) Accessory off-street parking and loading facilities subject to the provision of Part V of this Ordinance.
 - (j) Accessory signs subject to the provisions of Part VI of this Ordinance.
 - (k) Other accessory uses subject to the provisions of Section 3.6 of this Ordinance.
 - (l) Home occupation.
 - (m) Agriculture - Farming and raising of agricultural products.

4.403 Uses which may be allowed in the R-1B district by special permit in accordance with the provisions of Section 8.6 of this Ordinance are:

- (a) Sale of beer and wine for consumption off-premises, provided that such use is located in a nonconforming retail grocery store.
- (b) Beauty, barber and personal service shops.
- (c) Clubs, lodges, fraternities and sororities where the chief activity is not a business.
- (d) Public Utility - Electrical energy production facilities, transformer or relay substation and storage facilities.
- (e) Golf driving ranges and miniature golf.
- (f) Airport or Heliport, subject to approval of the Federal Aviation Administration.
- (g) Hospital.
- (h) Mobile home park or mobile home subdivision subject to the provisions of the city's Mobile Home Park Ordinance.
- (i) Multi-section mobile home when located on a lot plotted in accordance with the city's Subdivision Ordinance.
- (j) Cemetery.
- (k) Sand and gravel extraction.
- (l) Television, radio and microwave broadcasting tower/transmitter.
- (m) Vocational rehabilitation enterprises, with a letter of support from the appropriate state or federal agency.
- (n) Group residence operated by a public or private agency or individual, when authorized or licensed by a state or federal agency responsible for regulation or supervision of said residences.
- (o) Bed and breakfast establishments having not more than 15 guest rooms for overnight lodging, and serving food and beverage to overnight guests only.
- (p) Nursery or Greenhouse - (retail or wholesale).
- (q) Recreation - RV parks.
- (r) Kennels and stables.
- (s) Veterinarian clinics (no outside kennels).
- (t) Daycare, nursery, prekindergarten, kindergarten, play and other special schools.

- (u) Outdoor Recreational Uses, such as water slides, go carts, batting cages, pools, stadium, exhibitions, amusement parks, etc.
- 4.404 Except as otherwise provided in Section 3.3 of this Ordinance, every lot in the R-1B District upon which a structure or use is erected, altered or maintained shall have:
- (a) For a single-family dwelling: An area of not less than 7,000 square feet per dwelling unit; and a minimum width of 60 feet. On curvilinear streets, on cul-de-sacs and in areas where side lot lines are not parallel, lot width may be measured at the building setback line rather than the property line.
 - (b) For all other permitted uses: An area of not less than one acre; and a minimum width of 100 feet.
 - (c) For uses allowed by special permit: A minimum area of not less than 7,000 square feet and a minimum width of not less than 60 feet, subject to the provisions of Section 8.610(b).
- 4.405 Except as provided in Section 3.4, no structure or use in the R-1B District shall be erected, altered or maintained which exceeds two and one-half stories of 35 feet in height.
- 4.406 Except as provided in Section 3.5, no structure or use in the R-1B District shall be erected, altered or maintained unless the following yards are provided:
- (a) For a single-family dwelling: A front yard of not less than 25 feet; two side yards of not less than six feet each; and a rear yard of not less than 25 feet.
 - (b) For all other permitted uses: A front yard of not less than 50 feet; two side yards of not less than 25 feet each; and a rear yard of not less than 50 feet.
 - (c) For uses allowed by special permit: A front yard of not less than 25 feet; two side yards of not less than six feet each; and a rear yard of not less than 25 feet; subject to the provisions of Section 8.610(b).
- 4.407 Uses in the R-1B District shall also comply with the following regulations:
- (a) Section 8.7 of this Ordinance requiring review of development plans for all uses except single-family dwellings.
 - (b) Appendix F of the Waco Code of Ordinances regulating development in the escarpment zone.
 - (c) Ordinance No. 1977-80 regulating development in flood plains.

