

**City Council – Action Request Form**

**Date:** May 13, 2024

**To:** Mayor, Mayor Pro Tempore, and Members of the City Council

**From:** Aaron King, Assistant City Manager  
Tanya Skillman, Assistant Housing Development Director

**Council Action Requested:** Resolution Authorizing the Conveyance of Certain City-Owned Property for the Development of Affordable Housing in the Ridgewood Place Neighborhood to True Homes (East Ward)

**Strategic Focus Area:** Livable Neighborhoods  
**Strategic Objective:** Support the Development of Affordable Housing  
**Strategic Plan Action Item:** Yes  
**Key Work Item:** Yes



**Summary of Information:**

On November 14, 2022, City Council approved acceptance of the offer from True Homes to purchase 31 city-owned lots in the Ridgewood Place Subdivision located near Hines Drive and I-40 to build affordable single-family homes for homeownership. See the Resolution attached. The offer was revised during the due diligence period when some topography challenges were discovered, so only 22 of 31 parcels were conveyed instead. The 22 lots are currently under construction and are shown in green on the map attached as Exhibit B.

True Homes has offered to purchase four (4) of the remaining nine (9) lots previously approved and an additional 5 city-owned lots (for a total of 9 lots) in the Ridgewood Place Subdivision, which are surplus to the City’s needs, for \$9 (\$1 per lot), for the development of affordable single-family housing for homeownership. Please refer to the Exhibit C for listing of the lots by parcel number. The sales prices for the homes will range from \$205,000 to \$245,000. Please refer to Exhibit D for the proposed floorplan and design.

**Committee Action:**

<b>Committee</b>	<u>CD/H/GG 5-13-24</u>	<b>Action</b>	<u>Approved</u>
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<b>For</b>	<u>Unanimous</u>	<b>Against</b>	<u></u>
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**Remarks:**

True Homes will be required to adhere to the City's Affordable Housing Ordinance ("AHO"), Housing Justice Act, and the Declaration of Deed Restrictions with respect to development of the property; True Homes will also be required to identify prospective buyers in accordance with the AHO.