



City of Winston-Salem City Council Council Agenda Item Summary

Title	Consideration of Resolutions Related to Affordable Housing Development and Disposition of City-Owned Property
City Council Committee	General Government Committee
Staff Lead (Presenter)	Shantell McClam – Neighborhood Services Director
Department Head	Click or tap here to enter text.
City Manager/ACM	Dr. Angel Wright-Lanier, ACM

Agenda Item Summary

Recommended Council Action	Resolution Approval
Suggested Motion Options	Move to Approve Resolutions 3a – 3g Related to Affordable Housing Development and Disposition of City – Owned Property
Strategic Focus Area	Livable Community
Strategic Plan Objective	EP1: Addressing Housing Affordability and Homelessness
Anticipated Fiscal Impact	No Material Fiscal Impact

Summary of Information

The City of Winston-Salem, acting as a housing authority pursuant to G.S. 157-3(12), and pursuant to additional community development related statutes, has the authority to make zero to low interest loans for a housing initiative that provides or increases the supply of housing for low-and-moderate persons.

Further, under S. L. 2021-44; S.B. 145, the City of Winston-Salem has the authority to convey City-owned real property for the purpose of increasing the supply of affordable housing for low- income and moderate-income persons.

The City of Winston-Salem has created the Affordable Housing Development Program (“AHD Program”) to increase affordable housing options for Winston-Salem residents. The AHD Program ensures transparency and fairness and offers flexibility to accommodate a range of development types, including, senior housing, multifamily, acquisition and rehabilitation, new construction and adaptive reuse of non-residential properties for lease.

The AHD Program recently completed the second application cycle. The following development recommendations, submitted in Resolutions 3a-3g, are being presented for approval:

- a) Vecino Group – Conditional Conveyance of Parcel PIN: 6834-59-5540
- b) Affordable Housing Management – Conditional Conveyance Parcel PIN: 6823-74-8318
- c) Prosperity Alliance – Conveyance of Parcel PIN: 6833-49-1092
- d) Prosperity Alliance – Conveyance of Parcel PINS: 6835-40-6718, 6835-40-6866, 6835-40-6991, 6835-40-7915, 6835-40-7949, 6835-51-0405, 6835-51-1182, 6835-51-2077
- e) Moravian Church in America – Gap Financing in the amount of \$525,000 and Conveyance of Parcel PINS: 6817-73-0811, 6824-78-5789, 6817-73-0859, 6817-73-0975, 6826-93-2671, 6826-93-0554, 6826-93-1514, 6826-93-2477, 6826-93-8019, 6846-13-2292, 6846-03-7594, 6846-03-9410
- f) Whole Man Ministries – Gap Financing in the amount of \$35,000 and the Conveyance of Parcel PIN: 6836-60-9110
- g) Bells Property Management – Gap Financing in the amount of \$105,000 and Conveyance of Parcel PINS: 6835-65-5138, 6835-86-1402, 6836-96-8870

Attachments

- Presentation

Committee Action	Approval 10/13/2025
For: Unanimous	Against:
Remarks:	