

## Information Item

**Date:** March 18, 2019

**To:** The City Manager

**From:** Tasha Logan Ford, Assistant City Manager  
Marla Y. Newman, Community Development Director

**Subject:**

Report on activities, accomplishments and opportunities for program enhancement in the Transforming Urban Residential Neighborhoods (TURN) program.

**Strategic Focus Area:** Livable Neighborhoods

**Strategic Objective:** Expand Housing Assistance Programs

**Strategic Plan Action Item:** No

**Key Work Item:** Yes



The Transforming Urban Residential Neighborhoods (TURN) program began in August 2015, funded by \$4 million in General Obligation Bonds approved by the citizens of Winston-Salem in November 2014. The program is designed to make housing rehabilitation financial assistance available to eligible property owners in designated program target areas for a three-year period.

The program:

- Was created in response to citizen concerns;
- Targets residential transformation;
- Responds to the impacts of declining urban residential areas; and
- Provides financial assistance to rehabilitate single-family, owner-occupied and investor-owned (up to four units) properties

The primary objective of TURN is to rehabilitate housing at a cost affordable to low- and moderate-income households in transitional urban residential areas.

Additional objectives include:

- Conserving the city's existing housing stock;
- Correcting conditions which are detrimental to the public health, safety, and general welfare;
- Arresting deterioration of property and neighborhoods;
- Encouraging and leveraging private investment to assist in the revitalization of these deteriorating neighborhoods; and
- Maximizing the target impact of improvement.

A report detailing activities, accomplishments and opportunities for enhancement of the TURN program—from inception through December 31, 2018—is attached.