

Bryan D. Wilson

From: UJIMA CDC <ujimacdc@gmail.com>

Sent: Wednesday, January 5, 2022 5:13 PM

To: Bryan D. Wilson<bryandw@cityofws.org>; William Reeves <hobartjones65@hotmail.com>

Subject: [EXTERNAL] Re: W-3514 Emmanuel Retirement Village Community Outreach Deadline is Today

***** CAUTION! EXTERNAL SENDER *** STOP. EVALUATE. VERIFY. Were you expecting this email? Does the content make sense? Can you verify the sender? If the email is suspicious: Do not click links or open attachments. Click the Report Message button in Outlook to notify Information Systems.**

In summary, that communication was sent out to 42 residents, 2 LLC's and 2 churches in the surrounding area. We have received 2 phone calls from the mailer, a homeowner that resides on Dilworth St and a homeowner that resides on Galaxy Ct. The individual on Dilworth St stated that at this time they could understand the need for additional housing. The individual on Galaxy Ct stated that they were unaware and confused and would research further. Other than those two individuals we have not received any emails, letters, or additional phone calls.

Thanks for your support in this matter.

Best regards

Coretta

Ujima Community Development Corporation, Inc.

1605 Village Meadow Circle

Winston-Salem, NC 27101

336-893-6934 (T)

336-893-6934 (F)



December 27, 2021

Re: Emmanuel Retirement Village (Community Center)

Dear Community Resident,

Happy Holidays to you. We bring you greetings from Ujima Community Development Corporation, Inc. (Ujima CDC), owner and operator of Emmanuel Retirement Village located in your community near the 700 block of Barbara Jane Avenue in the City View Neighborhood.

Emmanuel Retirement Village is a multifamily gated, housing complex serving residents 60 years and older. It currently offers 14 two-bedroom duplex units with 1 car garages and 28 one-bedroom apartment units. Tenants began occupying the properties in May 2019 and all units are currently leased.

Ujima CDC, plans for the property began in 2013 and their initial goals were to have 50 housing units and a Community Center available for the tenants. With the help of the City of Winston Salem and other partners, they were able to construct 42 of the 50 units and now are making plans to construct the remaining 8 units. However, with the continuing threat of Covid-19, the growing demand for housing units in the area, and the current tenants' desires to maintain the gated/secured nature of the property; Ujima has decided to forgo the building of the Community Center and replace it with an additional duplex building, providing 2 additional units for residency.

We welcome your questions and comments regarding this communication. Please email us at ujimacdc@gmail.com or call us at 336-893-6934, to express your views and opinions.

Sincere Regards,

Ujima CDC, Inc.