



P.O. Box 20041, Winston-Salem, NC 27120
(336) 757-8556
abrea@triadculturalarts.org

September 2, 2025

City of Winston-Salem
101 N. Main Street
Winston-Salem, NC 27101

Dear General Government Committee Members,

I am writing on behalf of Triad Cultural Arts, Inc. (TCA) to formally request that the City of Winston-Salem sell its parcel on Humphrey Street (Lot #249 on the Affordable Housing List) to our organization for a nominal fee. This parcel is essential to the short-term functionality, continued development and long-term sustainability of our Shotgun House Legacy Site—and the full build of the Triad's first local Black history museum & cultural center.

Given that the Shotgun House is located in a residential area matched with the fact that our primary audience includes local school groups, we have a particular need for parking accommodations that can safely support larger vehicles, like school buses. We envision the parcel to be used for more than just a parking lot that allows for school buses to safely bring visitors to the Shotgun House. We intend to organize the space in such a way that it can be converted from a parking lot to gathering or performance space—featuring an accessible bathroom and powered by solar energy. We see it as an optimal gathering space for events like the Happy Hill Reunion, block parties, cookouts and more—truly turning it into a community asset. Access to this city-owned parcel would not only address this logistical necessity but also enhance our ability to deliver robust local history education and fellowship opportunities to both youth and adults in our community.

We respectfully offer the following justifications for the City's consideration in leasing Lot #249 to TCA:

- The City of Winston-Salem has demonstrated strong support for the Shotgun House Legacy Site and has a vested interest in the success of the project. The sell of the parcel would help safeguard and enhance the City's investment by enabling full use of the site and maximizing its educational and cultural impact.
- The use of the parcel directly supports the historic preservation and educational mission of the Legacy Site, aligning it with a clear 'public good' purpose. The site will be a flex space that includes picnic tables, solar panels and a bathroom.
- Public safety offerings in that we are providing a safe space with structured programming that our young people will enjoy and avoid harm
- The first round of developer bids has closed, and while adjacent lots were bid on, this parcel remains unspoken for. This potentially has a two-fold significance in that

developers have been in the neighborhood and decided against bidding on the lot due to the steep topography and shape of the parcel are not ideal for affordable housing.

- TCA is deeply committed to the City's vision of community development and the expansion of affordable housing. We are honored by the support of members of the Affordable Housing Coalition who have encouraged us to pursue this purchase agreement.

We are especially grateful for the early and continued support of the City Council in our shared vision for the Shotgun House Legacy Site.

Thank you for your ongoing support of the nonprofit ecosystem in Winston-Salem, and for helping elevate the legacy of Black history and culture in our city. We have included renderings and drawings of our intended use for the space. Please let us know what additional steps or documentation may be required to move this request forward.

Sincerely,

Abrea Armstrong

Triad Cultural Arts, Inc.