

RESOLUTION # _____

DETERMINATION OF CRITICAL NEED FOR CAPITAL IMPROVEMENT PROJECT:
AFFORDABLE HOUSING AT FERRY ROAD SITE

WHEREAS, Buncombe County is experiencing a shortage of affordable housing at all income levels, but most acutely for lower- and moderate-income households;

WHEREAS, to address the shortage of affordable housing, Buncombe County engaged the UNC School of Government Development Finance Initiative (DFI) to perform a feasibility analysis and recommend a development plan to increase the availability of affordable housing;

WHEREAS, DFI recommended that Buncombe County partner with a master developer (“public-private partnership”) to establish an equitable, unified, mixed-income residential community on County-owned property;

WHEREAS, the County desires to explore the option of a public-private partnership as recommended by DFI; and

WHEREAS, pursuant to N.C. Gen. Stat. § 143-128.1C(b), before the County may enter into a public-private partnership construction contract, it must first determine in writing that it has a critical need for a capital improvement project.

NOW THEREFORE, BE IT RESOLVED by Buncombe County Board of Commissioners as follows:

1. Buncombe County has a critical need for a capital improvement project; namely, the development of County-owned property to include affordable housing for persons and families of low- and moderate-income.
2. That this resolution shall be effective upon its adoption.

This the 4th day of June, 2024.

ATTEST

BOARD OF COMMISSIONERS FOR THE
COUNTY OF BUNCOMBE

Sarah Gross, Clerk

By: _____
Brownie Newman, Chairman

APPROVED AS TO FORM

County Attorney