



The City of Minot is implementing an Acquisition/Buyout program within the flood inundation area of the City. In phase one, 83 properties were demolished. In phase two, 83 properties were demolished. In phase three, 38 properties were demolished. In 2017, 61 properties were demolished. In 2018, 59 properties were demolished and 29 are planned to be demolished in 2019. The total number of demolished properties and planned to be demolished properties is 353 properties. Monies for the acquisition/buyout of the homes in the flood inundation area are provided in a combination of funds from the U. S. Department of Housing and Urban Development CDBG-DR Program, U.S. Department of Housing and Urban Development National Disaster Resilience Program, and the North Dakota State Water Commission. Of the 353 properties, 146 properties were determined to have housing suitable for rehabilitation. Within the 146 properties were 110 units that were affordable. Forty two of the 146 properties were not demolished and were relocated.

Working with a local realtor and a real estate leasing agent, it was determined that 110 of the units would rent at HUD's Section 8 Fair Market Rents. The following is a breakdown by bedroom size of the 110 units determined to be suitable for rehabilitation and meets the FMR:

Efficiency – 19

One Bedroom – 35

Two Bedrooms – 20

Three Bedrooms – 21

Four Bedrooms – 13

Five Bedrooms – 1

Six Bedrooms - 1

Affordable homes that are suitable for rehabilitation must be replaced in the community per HUD regulations relative to one-for-one replacement. The City has diligently worked with developers to provide additional affordable units in the City. In doing so, the City has provided funding to assist in the development of two affordable housing projects for low to moderate income persons. The following link will take you to a map of these developments: [Affordable Properties](#).

- Fieldcrest has 10 one-bedroom units, 26 two-bedroom, and 6 three-bedroom units. Construction has been completed and initial leases have been signed for every unit.
- Cook's Court has 32 one-bedroom units and 8 two-bedroom units. Construction has been completed and initial leases have been signed for every unit.
- Washington Townhomes I has 32 units, 18 two-bedroom, 12 three-bedroom and 62 four-bedroom units. Six of the units are constructed to meet the physically accessibility design standards. Seven of these units will serve households earning 30% AMI or below, 2 will serve households earned 50% AMI or below and the remaining units will serve household earning 60% AMI or below.
- Washington Townhomes II has 32 units, 18 two-bedroom, 12 three-bedroom and 2 four-bedroom units. Six of these units are constructed to meet the physically accessibility design standards. Seven (7) of the 32 units will serve households earning 30% AMI or below, 2 will serve households earning 50% AMI or below, and the remaining will serve households earning 60% AMI or below.
- Sunset Ridge I has 35 affordable apartments, 8 one-bedroom, 20 two-bedroom and 7 three-bedroom units. Three of the one-bedroom and three of the two-bedroom units will be fully accessible. Sunset Ridge I will have a thirty-year affordability period. Construction has been completed and initial leases have been signed for every unit.

Original plans for the Sunset Ridge Project anticipated construction in two phases. The 39 units planned for phase two have been put on hold until tax credit funding is available. In addition, the City is working with the State of North Dakota as provided funding to the Minot Area Community Land Trust to rehabilitate/construct affordable homes for persons of low to moderate income and is currently working with a developer on another affordability project.

In addition to the projects above, the City was also involved with the rehabilitation and reconstruction of privately-owned small rental properties. These properties included structures with up to four separate units. These units must be rented to low to moderate income persons for five years after construction was completed on the property.

- 613 4th St NE has a one-bedroom and 2 two-bedroom units.
- 113 19th St NW has a one-bedroom and a three-bedroom unit.
- 808 6th St NW has a four-bedroom unit.
- 437 2nd Ave NW has 2 two-bedroom units and a three-bedroom unit.
- 420 3rd St NW has a two-bedroom unit.
- 506 4th St NW has a two-bedroom unit.
- 700 Central Ave E has 2 two-bedroom units.
- 905 1st Ave NW has a one-bedroom unit and a two-bedroom unit.

For more information on these affordable housing developments, contact the Minot Disaster Recovery Office at:

Attn: CDM Smith
Arrowhead Mall – Disaster Recovery Office
1600 2nd Avenue SW, Suite 27
Minot, ND 58701
(701) 837-5813

The City of Minot promotes fair housing and makes all programs available regardless of age, race, color, religion, sex, national origin, or handicap.

