



U.S. Department of the Interior  
Bureau of Land Management

# Affordable Housing

## Frequently Asked Questions

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### **Q: How does BLM offer discounted rates for affordable housing?**

**A:** The Southern Nevada Public Land Management Act (SNPLMA) authorizes the Secretary of the Interior, in consultation with the Secretary of Housing and Urban Development, to dispose of BLM administered land in the State of Nevada for less than fair market value for affordable housing purposes to State or local governmental entities, including local public housing authorities as recognized by the State of Nevada.

As outlined in SNPLMA, the land is offered at below fair market value and is currently offered for affordable housing development at \$100 per acre. Land is available only to State or local governmental entities, including local public housing authorities and housing qualifies as affordable if it serves low-income families as defined by Section 104 of the Cranston-Gonzalez National Affordable Housing Act.

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### **Q: What is the BLM's role in affordable housing?**

**A:** BLM processes reservations and nominations for affordable housing and works in consultation with the Department of Housing and Urban Development. BLM adjudicates the parcel, inspects the land parcel for encumbrances, orders appraisals and publishes a Notice of Realty Action in the Federal Register. Once the Notice of Realty Action is published, BLM conveys the land to State or local governmental entities, including local public housing authorities.

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### **Q: What is the difference between reserving or nominating land for affordable housing?**

**A:** A reservation is when BLM receives a request from State or local governmental entities, including local public housing authorities, to set aside land administered by BLM for affordable housing purposes. A nomination is the formal proposal and serves as application to obtain land administered by BLM for affordable housing development. The term nomination is used because the process involves collaboration between BLM and the Department of Housing and Urban Development.

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**Q: How long does it take for land to transfer ownership for affordable housing?**

**A:** It takes approximately 12-14 months from BLM receiving a completed nomination to issuance of the patent. This process is also known as conveyance.

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**Q: What land has BLM already conveyed for affordable housing?**

**A:** As of January 2025, BLM has conveyed seven parcels for a total of 64.55 acres for affordable housing projects. Click [here](#) for more information, including maps.

- City of Las Vegas: 1 Affordable Housing Patent, 14.55 acres
  - Clark County: 4 Affordable Housing Patents, 40 acres
  - State of Nevada: 2 Affordable Housing Patents, 10 acres
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**Q: What reservations does BLM currently have for affordable housing?**

**A:** Several governmental entities have reserved land for affordable housing in Nevada. As of January 2025, these reservations amount to a total of 929.50 acres. Click [here](#) for more information, including maps.

- City of Henderson: 3 reservations, 40 acres
  - City of Las Vegas: 3 reservations, 56.25 acres
  - Clark County: 34 reservations, 405 acres
  - State of Nevada: 10 reservations, 428.25 acres
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**Q: What nominations does BLM currently have for affordable housing?**

**A:** As of January 2025, BLM has received two nominations:

- City of Henderson: West Henderson Affordable Housing Apartments for 30 acres
  - City of Las Vegas: Senior Citizen Housing for 15 acres
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