



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-8000

OFFICE OF HOUSING

MEMORANDUM FOR: Brian D. Montgomery, Assistant Secretary for Housing –
Federal Housing Commissioner, H

THROUGH: Vance T. Morris, Associate General Deputy Assistant Secretary for
Housing, H

FROM: C. Lamar Seats, Deputy Assistant Secretary for
Multifamily Housing Programs, HT

SUBJECT: Environmental Assessment and Finding of No Significant Impact
under the National Environmental Policy Act (NEPA) for the
Fiscal Year 2019 Section 811 Project Rental Assistance Program
Notice of Funding Availability (FR-6300-N-53)

It is this office's finding that the attached Notice of Funding Availability (NOFA) for the Section 811 Project Rental Assistance (PRA) Program does not constitute a major Federal action having an individually or cumulatively significant impact on the human environment and, therefore, does not require the preparation of an environmental impact statement.

The NOFA announces the availability of Fiscal Year 2019 funding and describes how HUD will provide project-based rental assistance funding to state housing agencies or other appropriate housing agencies in partnership with state Health and Human Service/Medicaid agencies to provide permanent housing with supportive services for extremely low-income persons with disabilities.

Under the Frank Melville Supportive Housing Investment Act of 2010 (Pub. L. No. 111-374), which authorizes the PRA Program, recipients of PRA funding select the specific projects to be assisted. HUD will not be approving program funding for specific activities or projects of the housing agencies selected for funding. Therefore, HUD will not perform any environmental reviews of such activities or projects. However, to ensure that the tenets of HUD's environmental policy regarding NEPA and HUD's other environmental authorities are met and to minimize environmental impacts, the NOFA specifies the following eleven environmental analyses and determinations that housing agencies selected for funding will be required to implement:

1. Site Contamination
2. Historic Preservation
3. Noise
4. Airport Clear Zones
5. Coastal Zone Management Act
6. Floodplains
7. Wetlands
8. Endangered Species Act of 1973
9. Farmland Protection
10. Sole Source Aquifers
11. Siting of Project Activities Near Hazardous Operations Handling Conventional Fuels or Chemicals of an Explosive or Flammable Nature

The NOFA outlines property standards and restrictions for each topic, including, for example, prohibitions on new construction in wetlands and floodplains, or in locations that would result in the taking of a listed endangered species or the conversion of productive agricultural properties. The NOFA also requires that grantees assess their proposed projects for hazards and/or provide an ASTM Phase I Environmental Site Assessment (ESA), as well as an ASTM Phase II ESA where recognized environmental conditions are identified and requires appropriate cleanup of any contamination in accordance with state policies.

The environmental tenets apply to both existing and new projects. The PRA NOFA provides that existing properties that are currently HUD-assisted or HUD-insured and that will not engage in activities with physical impacts or changes beyond routine maintenance activities or minimal repairs are not required to comply with the environmental tenets listed in Section 19 of the NOFA. However, all projects still have to comply with Section 20 (Coastal Barrier Resources Act) and Section 21 (Flood Insurance). The NOFA also allows projects that have environmental clearance under Part 50 or Part 58 through another HUD program to use that clearance in lieu of PRA NOFA requirements. Since one exception is limited to projects that have no, or minimal, planned physical impacts, and the other covers projects that already have a completed environmental review, no significant environmental impacts are anticipated from these exceptions.

In addition to the above requirements, all PRA units must meet local and state housing codes, ordinances and zoning requirements and must also meet the established minimum HUD Uniform Physical Condition Standards for decent, safe and sanitary housing (24 CFR 5.703). New construction and gut rehabilitation projects must meet the requirement of Energy Star Qualified Homes or Energy Star Qualified Multifamily High-Rise Buildings, or state code requirements that approximate or exceed those standards. Also, assistance in Coastal Barrier Resource Units is prohibited, in accordance with the Coastal Barrier Resources Act.

In light of these requirements, environmental impacts resulting from PRA activities and projects will be minimized and this office concludes that the NOFA will not result in any reasonably foreseeable significant environmental impacts. As the NOFA itself will not create any significant environmental impacts and as the impact of activities and projects emanating from the NOFA will be minimized, the overall action will not result in significant impacts on the physical/human environment and a Finding of No Significant Impact is hereby made.

Concurrences:



Sara Jensen, Environmental Clearance Officer, Housing

9-20-19
Date



Danielle Schopp, Environmental Clearance Officer, CPD

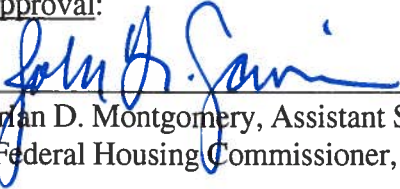
9/26/19
Date



Christopher Hartenau, Environmental Clearance Officer, OGC

9/20/19
Date

Approval:



Brian D. Montgomery, Assistant Secretary for Housing –
Federal Housing Commissioner, H

01/19
Date