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**FOR IMMEDIATE RELEASE**

**DED Announces Rental Housing Funding Opportunity to Support Recovery from 2019 Floods, Will Hold Info Session for Interested Applicants**

**March 7, 2024 (LINCOLN, NEB.)** – The Nebraska of Department of Economic Development (DED) will begin accepting applications for its **Community Development Block Grant Disaster Recovery** (**CDBG-DR) Affordable Housing Construction Program (AHCP) – Small Rental Program** on **Friday, March 22, 2024**. The Small Rental Program facilitates the construction of affordable housing, targeting areas federally designated as most impacted and distressed (MID) as a result of the 2019 flood disaster ([DR-4420](https://gcc02.safelinks.protection.outlook.com/?url=https%3A%2F%2Fwww.fema.gov%2Fdisaster%2F4420&data=05%7C02%7CJustin.Pinkerman%40nebraska.gov%7Caa60e0e3a444427fd72808dc3d53089c%7C043207dfe6894bf6902001038f11f0b1%7C0%7C0%7C638452674035536802%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzIiLCJBTiI6Ik1haWwiLCJXVCI6Mn0%3D%7C0%7C%7C%7C&sdata=1tMteRemDsauM7vlGSDaSwAbB8LKRdQU%2FxNbLVNQ7hU%3D&reserved=0)).

In support of this notice of funding opportunity, DED has published the **Small Rental Application Guidelines**. The Department is also hosting a virtual information session for the **CDBG-DR AHCP Small Rental Program** on **Thursday, March 21, 2024, at 9:00 AM CT/8:00AM MT**. This information session is designed to provide an overview of the Small Rental Program application and timeline.

All Small Rental Program applicants are required to submit a **Letter of Intent (LOI)** to allow DED to verify eligibility, provide technical assistance, and allot sufficient time to review and score applications. The LOI is a threshold requirement. Adhering to the deadlines listed in the table below, Applicants must submit the following to be considered for an award:

1. **Letter of Intent.** *Applicant must use the LOI template and follow submission instructions therein. The template is included in the Small Rental Program Application Guidelines.*
2. **Full Application.** *Applicant must complete and submit via AmpliFund, DED’s grant management system. Additional instructions and resources are included in the Small Rental Program Application Guidelines.*

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| **AHCP – Small Rental Program, Anticipated Timeline** |
| **Date** | **Event/Action** | **Location/Details** | **Responsible Party(ies)** |
| Thur., March 21 | Application Information Session at 9:00 a.m. CT/8:00 a.m. MT | **Register here:** [CDBG-DR Small Rental Application Overview registration - Webex](https://sonvideo.webex.com/weblink/register/rbf2981ed76cb320f2ca0612a0df40034) | DED |
| Fri., March 22  | Application Portal opens at 9:00 a.m. CT/8:00 a.m. MT | Application can be found at: <https://opportunity.nebraska.gov/cdbg-dr> | DED |
| Fri., April 5 | Required Letter of Intent must be received by 5:00 p.m. CT/4:00 p.m. MT | Email completed LOI to christina.zink@nebraska.gov | Applicant |
| Thur., May 2  | Office Hour at 9:00 a.m. CT/8:00 a.m. MT | Available via email notification | DED |
| Fri., May 24 | Application Closes at 5:00 p.m. CT/4:00 p.m. MT | Submit via AmpliFund – <https://opportunity.nebraska.gov/cdbg-dr> | Applicant |
| Fri., July 26  | Notification of Intent to Award\* | NDED to issue via email | DED |

**HELPFUL RESOURCES & OFFICE HOURS:** Prior to initiating and submitting their application, prospective applicants should review the **Small Rental Program Guide**, **Small Rental FAQ Sheet**, and Application Guidelines in the [housing toolkit](https://opportunity.nebraska.gov/programs/community/cdbg-dr/#affordable-housing-construction). Once the application is published, the Application Portal will be navigable from the Housing Programs Quick Link located on the [CDBG-DR webpage](https://opportunity.nebraska.gov/programs/community/cdbg-dr/).

In support of the Small Rental Program application cycle, DED staff will operate an **open** **office hour on Thursday, May 2 at 9:00 a.m. CT/8:00 a.m. MT** for technical assistance. Registration for the open office hours will be made available via email notification.

**APPLICANT SELECTION OVERVIEW:** DED has established tiering criteria to facilitate selection of projects meeting overall CDBG-DR objectives and program priorities as outlined in Figure 5-3 of the [CDBG-DR Action Plan](https://opportunity.nebraska.gov/hud-requirements/), as amended. As defined by the U.S. Department of Housing and Urban Development (HUD), the MID area includes the counties of Dodge, Douglas, and Sarpy.

* **Tier 1:** Project will be implemented in a HUD-defined MID area AND meets the low- and moderate-income (LMI) National Objective
* **Tier 2:** Project will be implemented in a HUD-defined MID area OR meets the LMI National Objective
* **Tier 3:** Project will NOT be implemented in a HUD-defined MID area and does NOT meet the LMI National Objective

In addition to the tiering criteria, applications must satisfactorily address the initial threshold and competitive scoring criteria. Tier 1 applications will be recommended for an award before Tier 2 applications are considered. Tier 3 applications will not be considered until the program has reviewed all Tier 1 and Tier 2 projects.

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| **Small Rental Evaluation & Scoring Matrix** |
| **THRESHOLD**  | **TIERING & COMPETITIVE**  |
| **Criteria** | **Score** | **Criteria** | **Maximum Points**  |
| Applicant met Letter of Intent requirements | Pass/Fail | **TIERING** | Meets LMI National Objective  | 1 |
| Project incorporates CDBG-DR mitigation and Green Building Standards | Pass/Fail | Located in HUD-defined MID | 1 |
| Project is NOT located in the Floodway | Pass/Fail | Proximity to Services * Grocery store, farmer’s market, general retail and/or pharmacies
* Hospital, Medical Clinics, and/or Urgent Care
* Schools, Daycares, Senior, and/or Recreational Amenities (e.g., Community Center)
* Public Park and/or Library
* Job Centers, Transit, and/or Public/Governmental Services
 | 6 |
| Project is NOT located in the 100-year floodplain | Pass/Fail | Supports and addresses needs of PHA(s). | 1 |
| Applicant has development experience, including staff and board expertise adhering to state and federal funding requirements (i.e., Section 3, DBRA) | Pass/Fail | Marketing Plan: * Prioritization of disaster survivors,
* Lower Income (30-60% AMI)
* Persons with Disabilities/Special Needs
* Seniors 55+
* Domestic Violence Victims
* Homeless/Unhoused
* Other
* And ongoing outreach efforts
 | 6 |
|  | Project Readiness* Site Control
* Zoning
* Utilities
 | 4 |
|  | Costs Reasonableness* Subsidies/Public Funds (Identified and/or applied for)
* Construction/Interim Financing (Interest and/or commitments)
* Permanent Financing Form (Interest and/or commitments)
 | 4 |
|  | Experience and Track Record of Applicant * Has received prior DED or CDBG-DR allocations for a previous development and is in good standing.
* Has completed and placed in service affordable housing projects throughout Nebraska within the last 3 years.
 | 2 |
| **Total Points Possible** | **25** |
| **Minimum Points Possible to Receive an Award** | **10** |

**REGISTRATION INFORMATION AND QUESTIONS:** [Register here](https://sonvideo.webex.com/weblink/register/rbf2981ed76cb320f2ca0612a0df40034) for the upcoming information session.For more information, contact Christina Zink, Housing Program Manager for Disaster Recovery, at christina.zink@nebraska.gov or 402-326-4091.

**ACCOMMODATIONS:** Closed captions are available. Spanish interpretation can be provided. Individuals requiring sensory accommodations—including interpreter services, Braille, large print or recorded materials—should contact Lori Cole at 402-471-3746 or lori.cole@nebraska.gov.

Los individuos no hablan Inglés y los individuos con discapacidad podrán solicitar las ayudas y servicios auxiliares necesarios para la participación de contacto con el Departamento de Desarrollo Económico PO Box 94666, Lincoln, Nebraska 68509-4666, lori.cole@nebraska.gov.

**MORE INFORMATION**. Nebraska’s CDBG-DR programs are administered by the DED Disaster Recovery Division. For more information about CDBG-DR programs, including details about the MID area and program priorities, visit the [DED’s CDBG-DR website](https://opportunity.nebraska.gov/programs/community/cdbg-dr/). If you have general questions about the CDBG-DR program, please direct them to  ded.cdbgdr@nebraska.gov.

If this email was forwarded to you, please be sure to sign up for the CDBG-DR mailing list by completing the [contact form](https://gcc02.safelinks.protection.outlook.com/?url=https%3A%2F%2Fnebraska.us6.list-manage.com%2Fsubscribe%3Fu%3Da27da2a66c6ea0c3e288a8400%26id%3D9d180b460f&data=05%7C02%7CJustin.Pinkerman%40nebraska.gov%7Caa60e0e3a444427fd72808dc3d53089c%7C043207dfe6894bf6902001038f11f0b1%7C0%7C0%7C638452674035547146%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzIiLCJBTiI6Ik1haWwiLCJXVCI6Mn0%3D%7C0%7C%7C%7C&sdata=kKT5YmNybKsPBFnQ%2FbXvx13Px1ah60hrjhw%2BZ5c73tU%3D&reserved=0).

Individuals who are hearing and/or speech impaired and have a TTY may contact the Department through the Statewide Relay System by calling (711) INSTATE, (800) 833-7352 (TTY), or (800) 833-0920 (voice). The relay operator should be asked to call DED at (800) 426-6505 or (402) 471-3111. Additional information is available on the Nebraska Relay website at [http://www.nebraskarelay.com/](https://gcc02.safelinks.protection.outlook.com/?url=http%3A%2F%2Fwww.nebraskarelay.com%2F&data=05%7C02%7CJustin.Pinkerman%40nebraska.gov%7Caa60e0e3a444427fd72808dc3d53089c%7C043207dfe6894bf6902001038f11f0b1%7C0%7C0%7C638452674035555474%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzIiLCJBTiI6Ik1haWwiLCJXVCI6Mn0%3D%7C0%7C%7C%7C&sdata=lJq2aWmeEAV6UzUrtqMpOwaELBsltXlKw%2Fqx8DVVtT0%3D&reserved=0). Nebraska Relay offers Spanish relay service for our Spanish-speaking customers. Spanish-to-Spanish (711) or 1-888-272-5528; Spanish-to-English (711) or 1-877-564-3503. Nebraska le ofrece el servicio de relevo a nuestros clientes en español. Los consumidores de TTY pueden escribir por máquina en español y las conversaciones serán retransmitidas en español y inglés.