

**COMBINED NOTICE OF FINDING OF NO SIGNIFICANT IMPACT and
NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS**

June 5, 2024

North Carolina Housing Finance Agency
3508 Bush Street
Raleigh, NC 27609
919-877-5700

These notices shall satisfy two separate but related procedural requirements for activities to be undertaken by the North Carolina Housing Finance Agency.

REQUEST FOR RELEASE OF FUNDS

On or about June 21, 2024 the North Carolina Housing Finance Agency will submit a request to the HUD/Greensboro Field Office for the release of HOME Investment Partnership / Rental Production Program (“Program”) funds under Title/Section II of the Cranston-Gonzalez National Affordable Housing Act of 1990, as amended (Act), to undertake a project known as Riverbend Apartments, for the purpose of constructing an 66-unit affordable housing apartment complex for low to moderate income families. The project will consist of the new construction of 5 buildings. The site will be located at 634 Independence Blvd, Morganton, NC 28655 and is approximately 13 acres. Project activities, occurring over an anticipated 2-year period, will include land acquisition, site preparation, utility installation, and construction. The total estimated cost for this project is \$14,838,299.00 with approximately \$1,320,000.00 (8.90%) contributed from federal HOME funds under the Act.

FINDING OF NO SIGNIFICANT IMPACT

The North Carolina Housing Finance Agency has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record (ERR) on file at The North Carolina Housing Finance Agency, 3508 Bush Street, Raleigh, NC 27609 and may be examined or copied weekdays 9 A.M. to 4 P.M.

PUBLIC COMMENTS

Any individual, group, or agency may submit written comments on the ERR to Scott Farmer, Executive Director, North Carolina Housing Finance Agency, 3508 Bush Street, Raleigh, NC. All comments received by June 20, 2024 will be considered by the North Carolina Housing Finance Agency prior to authorizing submission of a request for release of funds. Comments should specify which Notice they are addressing.

ENVIRONMENTAL CERTIFICATION

The North Carolina Housing Finance Agency certifies to the HUD/Greensboro Field Office that Scott Farmer in his capacity as Executive Director consents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. The HUD/Greensboro Field Office’s approval of the certification satisfies its responsibilities under NEPA and related laws and authorities, and allows Riverbend Apartments Morganton, LLC to use Program funds.

OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of funds and the North Carolina Housing Finance Agency’s certification for a period of fifteen days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases:

- (a) the certification was not executed by the Certifying Officer of the North Carolina Housing Finance Agency;
- (b) the North Carolina Housing Finance Agency has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR Part 58;
- (c) the grant recipient or other participants in the development process have committed funds, incurred costs or undertaken activities not authorized by 24 CFR Part 58 before approval of a release of funds by HUD; or
- (d) another Federal agency acting pursuant to 40 CFR Part 1504 has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality.

Objections must be prepared and submitted in accordance with the required procedures (24 CFR Part 58, Sec. 58.76) and shall be addressed to:

Matthew T. King
HUD – Greensboro Field Office
1500 Pinecroft Road
Suite 401
Greensboro, NC 27407-3838
OR
Emailed to gforrof@hud.gov

Potential objectors should contact the HUD at 336-547-4000 to verify the actual last day of the objection period.

Scott Farmer
Executive Director
North Carolina Housing Finance Agency