



## Questions and Responses

**THE FOLLOWING QUESTIONS HAVE BEEN RECEIVED DURING THE APPLICATION PERIOD. RESPONSES ARE LISTED WITH EACH QUESTION. THIS DOCUMENT MAY BE UPDATED AS ADDITIONAL QUESTIONS ARE RECEIVED.**

Questions	Responses
<b>APPLICATION, ELIGIBILITY, AND EVALUATION CRITERIA</b>	
1. Can individuals apply for this program?	No. No individual person is eligible for this program. If you would like to apply for the individual-based Homeowner Recovery Program, you can find that application here: <a href="https://rebuildnc.tfaforms.net/4815461">https://rebuildnc.tfaforms.net/4815461</a> . If you have already applied for the Homeowner Recovery Program and need assistance with that application or have other questions, please call <b>833-ASK-RBNC (833-275-7262)</b> or send an email to <a href="mailto:ASK-RBNC@Rebuild.NC.gov">ASK-RBNC@Rebuild.NC.gov</a> for additional assistance.
2. How are points related to financial and grant management experience scored?	The online application allows applicants to upload supporting documentation. NCORR recommends submission of resumes for key staff and any supporting materials regarding grant or financial management capacity (i.e. prior audits, PHAS scores, partnership agreements, etc.). Points allocated to financial management are listed in the evaluation criteria.
3. If a PHA is in receivership, can it still apply?	Yes. If the PHA is being run by another PHA, it would be acceptable for the leading PHA to use its HUD statuses and experience for the application as well.
4. If a PHA does not have all the details of a project ironed out, are they excluded from applying?	<b>No. Obviously, more concrete information provided is beneficial for the application; however, applicants can provide the most accurate information they have at the time of application. All required information must be provided to complete the application, however.</b>
5. Can community buildings be eligible for funding?	Yes, please see manual for additional eligibility details.
6. Can projects that have already started be eligible?	<b>This is less likely due to duplication of benefits analysis and choice limiting actions. An additional phase of a project may be considered if it does not run afoul of either of these.</b>
7. Can an applicant submit more than one application? For the same project and different amounts? For different projects?	Yes. If so, a note should be included on each application.  Example 1: A PHA may want to apply for sufficient funds to replace a housing development but in order to increase their competitiveness in the application process, they will also be submitting a smaller application. In the event they are awarded the smaller amount, they will replace fewer units. Note that at most one of the two applications would be awarded CDBG-DR funds under the program.  (See Example 2 on next page)

	<p>Example 2: A PHA has two separate projects, such as two developments on two different sites, and wants to apply for funding to complete both. Each application would be considered independently, on its own merits. There is no program rule limiting awards to one per agency; however, NCORR will make an effort to serve as many communities as possible, subject to the quality of applications received.</p>
<b>DUPLICATION OF BENEFITS</b>	
<p>8. The City and/or County is considering committing funding, in the form of a loan, to assist the Public Housing Authority with filling the gap for total project funds. Would these funds be considered a Duplication of Benefits?</p>	<p>Yes, if the funding committed to the project by the City and/or County totally filled the gap of funding needed to fully fund the project, this would be considered a Duplication of Benefits. Whether a loan that requires repayment or a grant, these committed funds are considered a Duplication of Benefits. However, if funding committed by the City and/or County does not fill the <i>entire</i> gap in the project budget, the amount that remains uncommitted by ANY other source of funding can be requested from NCORR's Public Housing Restoration Fund assuming the project is otherwise eligible.</p>
<p>9. What are the potential sources of Duplication of Benefits?</p>	<p><b>Within the PHRF online application we request that the applicant disclose all funding that they have applied for; have been committed; have been received. All responses indicated in this section of the PHRF application will be reviewed for the potential of being determined a Duplication of Benefits. Insurance proceeds and FEMA funding are often Duplication of Benefit sources.</b></p>
<p>10. If a commitment of funding includes an additional amount that is defined as contingency funding that may be awarded in addition to the firmly committed funds, would this be considered a Duplication of Benefits?</p>	<p>Yes, all applied for, committed, and received funding reported in the PHRF application should also be supported by documentation of status of funding (application, commitment, or receipt of funds). This documentation will be reviewed during NCORR's Duplication of Benefits analysis. If the supporting documentation indicates that additional contingency funding may be awarded, the committed amount of funding plus the additional amount of contingency funding will be used to calculate any potential Duplication of Benefits.</p>
<b>GREEN BUILDING STANDARDS</b>	
<p>11. Are Green and Resilient Building Standards required for all CDBG-DR construction activities?</p>	<p>Please refer to the following Federal Register Notice: 87 FR 31636, II.B.2.a. <u>Green and resilient building standard for new construction and reconstruction of housing</u>, for instruction and reference to required CDBG-DR green and resilient building standards which apply to these activities; and II.B.2.b. <u>Standards for rehabilitation of non-substantially damaged residential buildings</u>, which references the HUD CPD Green Building Retrofit Checklist which applies to rehabilitation of non-substantially damaged residential buildings.</p>
<b>SITE SELECTION/LOCATION</b>	
<p>12. What happens if the proposed site that we identified in our submitted application becomes unviable and we would like to amend our proposal with a new proposed site?</p>	<p>NCORR will request that your agency submit the rationale for the change in the proposed site location and will make case-by-case determinations.</p>
<p>13. We are considering submission of an application for funding of new construction of replacement housing units within an existing</p>	<p><b>Possibly. Please refer to 24 CFR Part 55 for more information regarding non-critical actions (such as new construction of housing) and what procedures are permitted concerning compliance with HUD regulation and completion of the Environmental Review Record</b></p>

<p>site where a portion of the site is within the flood zone, but the proposed project/construction of replacement new housing units would not be built in the portion of the site designated in the flood zone. Would this be permitted?</p>	<p>pertaining to Floodplain Management (which may include the 5-step or 8-step process outlined in the regulation).</p>
<p>14. We would like to submit an application for funding of new construction of units where the FEMA map is indicating that the proposed site is “protected by levee”. Will this site be determined eligible for funds?</p>	<p>Additional site-specific research would need to be completed regarding this designation and whether the levee is accredited and/or is in good standing. Any such identification and levee information should be included with the application.</p>
<p><b>LETTERS OF SUPPORT</b></p>	
<p>15. Do letters of partnership or support have to come in the form of an Interlocal Agreement or Memorandum of Agreement?</p>	<p><b>No. Since the PHA will be the lead applicant, having a letter of support or resolution from whatever outside party intending to partner will offer strong evidence of intent to partner or intent to provide additional capacity. A letter from the PHA stating that they intend to partner with outside agencies that have not executed any sort of agreement would be less convincing. An ILA or MOA executed by both parties shows even stronger evidence due to dual execution and general statement of two-party responsibilities, but we also understand the time constraints in providing application material</b></p>
<p>16. Where should letters of support be sent?</p>	<p>Any supporting documentation can be addressed to the following within the body of the letter:</p> <p style="text-align: center;">PHRF Review Panel c/o Tracey Colores PO Box 110465 Durham, NC 27709</p> <p>Or simply to the PHRF Review Panel with no address block. Either way, do NOT mail hard copies. Any documentation should just be attached and included in the online application submission.</p>