



Rhode Island Housing

TO: All Interested Parties

FROM: Carol A. Ventura
Deputy Director

DATE: February 7, 2017

RE: Environmental Legal Notice

For your information, the enclosed Legal Notice will notify all interested parties of Rhode Island Housing and Mortgage Finance Corporation's intent to request the release of funds for Risk Share Insurance. This is being done in compliance with HUD's Environmental Review process in accordance with 24 CFR Part 58.

Please post this Notice for ten (10) days in an area readily accessible to the public. Any comments may be sent to the address contained in the Notice.



NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

February 7, 2017

Rhode Island Housing and Mortgage Finance Corporation

44 Washington Street

Providence, RI 02903

(401) 457-1129

This Notice shall satisfy a procedural requirement for an activity to be undertaken by Rhode Island Housing.

REQUEST FOR RELEASE OF FUNDS

On or about February 21, 2017 Rhode Island Housing will submit a request to the U.S. Department of Housing and Urban Development for the approval of FHA Risk Share Insurance for the following project:

Plaza Village Apartments

180 Village Road

Woonsocket, RI 02895

Plaza Village Group, LLC proposes re-financing and moderate rehabilitation of the property – Plaza Village Apartments, a mixed-income housing development that is for family households. The site is occupied by nine, three-story walk-up buildings on 23.53 acres, with sixteen (16) studio, ninety-two (92) one-bedroom, eighty-seven (87) two-bedroom, and thirty-four (34) three-bedroom units for a total of two-hundred twenty-nine (229) rental units. The moderate rehabilitation includes replacement of siding, roofs, gutters, downspouts, common area flooring, kitchen cabinets and boilers in some of the units, along with selective site improvements that consist of, repair of sidewalks and fencing and the replacement of decorative planters, bollards, and signage.

This project proposal for preservation financing and the purchase of Risk Share Insurance is to preserve one-hundred and sixteen (116) Project-based Section 8 subsidized units and one-hundred and thirteen (113) market rate rental units.

The activity proposed is categorically excluded under HUD regulations at 24 CFR Part 58 from National Environmental Policy Act (NEPA) requirements. An Environmental Review Record (ERR) that documents the environmental determination for this project is on file at Rhode Island Housing, 44 Washington Street, Providence, RI 02903 and may be examined or copied weekdays from 9A.M to 5 P.M.

PUBLIC COMMENTS

Any individual, group, or agency may submit written comments on the ERR to Rhode Island Housing. All comments received by February 17, 2017, will be considered by Rhode Island Housing prior to authorizing submission of a request for release of funds. Comments should specify the Notice they are addressing.

RELEASE OF FUNDS

Rhode Island Housing certifies to HUD that Carol A. Ventura, in her capacity as Deputy 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. HUD's approval of the certification satisfies its responsibilities under NEPA and related laws and authorities and allows Rhode Island Housing to use Program funds.

OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of funds and Rhode Island Housing'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 Rhode Island Housing (b) Rhode Island Housing 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 HUD at Department of Housing and Urban Development, Office of Community Planning and Development, Thomas P. O'Neil Jr. Federal Building, 10 Causeway Street, Boston, MA 02222-1092. Potential objectors should contact HUD to verify the actual last day of the objection period.



Carol A. Ventura
Deputy Director

2/7/2017
Date