

## **NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS**

July 22, 2025

Prince George's County  
Department of Housing and Community Development  
9200 Basil Court, Suite 306  
Largo, Maryland 20774  
(301) 883- 6511

On or after July 30, 2025, Prince George's County will submit a request to the U.S. Department of Housing and Urban Development (HUD) Community Planning and Development Division. The request will be for the release of Economic Development Initiative (EDI) - Community Project Funding (CPF) grants under the Consolidated Appropriation Act, 2023, (P.L. 117-328) and CPF (Page – 696), to undertake the following project:

**TIER 1 PROGRAM TITLE:** Community Preservation Trust (CPT) Single-Family Homes Acquisition and Renovation,

**PURPOSE:** To Acquire, Rehabilitate and Sell Single-Family Homes to Income-Qualified Buyers.

**LOCATION:** City of College Park, Prince George's County.

**PROGRAM DESCRIPTION:** The Community Preservation Trust (CPT), an affordable housing land trust dedicated to expanding affordable housing opportunities and promoting neighborhood stabilization within the City of College Park, Maryland, plans to use CPF Funds, for the acquisition of up to eight (8) single-family homes within the College Park Maryland. Once purchased, the homes will be renovated as needed and sold to income-qualified buyers. The income-qualified buyers will have incomes that do not exceed 80 percent of the area median income for areas with "unusually high incomes," as determined by HUD, with adjustments for family size. Because all the properties will be single-family residential (e.g. 4 units or less) and because five or more of these properties will not be within 2,000 square feet of each other, the "individual action" for single family dwellings applies and therefore the sites will be reviewed at a categorically excluded level. Tier 2 site specific reviews will be completed for those laws and authorities not addressed in the Tier 1 broad review for each location once sites are selected.

**LEVEL OF ENVIRONMENTAL REVIEW CITATION:** 24 CFR 58.35 (<http://58.35>)(a)(3)(i)

**TIER 2 SITE SPECIFIC REVIEW:** The site specific reviews will cover the following laws and authorities not addressed in the Tier 1 broad review: Airport Hazards (24 CFR Part 51, Subpart D); Flood Insurance (Flood Disaster Protection Act of 1973 and National Flood Insurance Reform Act of 1994); Contamination and Toxic Substances (24 CFR Part 50.3 (<http://50.3>)(i) & 58.5 (<http://58.5>)(i)(2)); Floodplain Management (Executive Order 11988); Historic Preservation (36 CFR Part 800); and Noise Abatement and Control (24 CFR Part 51, Subpart B).

ESTIMATED PROJECT COST: \$2,500,000.

The activity proposed is categorically excluded under HUD regulations at 24 CFR Part 58 from National Environmental Policy Act (NEPA) requirements. An electronic version of the environmental review record is temporarily posted on the HUD Exchange at <https://www.onecpd.info/environmental-review/environmental-review-records>.

#### PUBLIC COMMENTS

Any individual, group, or agency may submit written comments to the Prince George's County Department of Housing and Community Development by sending an e-mail to [Jmbotiji@co.pg.md.us](mailto:Jmbotiji@co.pg.md.us). All comments received by July 29, 2025, will be considered by Prince George's County prior to submitting a request for release of funds.

#### CERTIFICATION

Prince George's County certifies to HUD that Ashley Johnson-Hare in her capacity as Deputy Director of the Prince George's County Department of Housing and Community Development 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 Prince George's County to use Program funds.

#### OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of funds and Prince George's County'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 Prince George's County; (b) Prince George's County has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR Part 58; (c) a 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 Mr. Michael D. Rose, Acting Regional Director, Community Planning and Development Division, HUD at [michael.d.rose@hud.gov](mailto:michael.d.rose@hud.gov). Potential objectors should contact HUD at that email address to verify the actual last day of the objection period.

Ashley Johnson-Hare, Deputy Director  
Prince George's County  
Department of Housing and Community Development