



U.S. Department of Housing  
and Urban Development

# Advancing Building Technology NOFO

FR-6900-N-92

Applications are due by 11:59 PM Eastern Time on 08/01/2025.

Policy Development and Research

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# BEFORE YOU BEGIN

If you believe you are a good candidate for this funding opportunity, register in the appropriate systems now and review the application package. If you are already registered, make sure your registration is active and up-to-date.

## **SAM.gov Registration**

You must have an active and up-to-date account with [SAM.gov](https://sam.gov), at the time of application and throughout the life of any award.

To register, go to [SAM.gov Entity Registration](https://sam.gov) and click Get Started. From the same page, you can also click on the Entity Registration Checklist for the information you will need to register.

It can take several weeks to register in [SAM.gov](https://sam.gov), so please get started now if you are planning to apply. [SAM.gov](https://sam.gov) also provides each organization with a unique entity identifier (UEI). A valid UEI is required to apply for funding.

## **Grants.gov Registration**

You must have an active [Grants.gov](https://grants.gov) registration. This requires a [Login.gov](https://login.gov) registration as well. See step-by-step instructions at the [Grants.gov Quick Start Guide for Applicants](#). You must apply for funding using [Grants.gov](https://grants.gov), unless HUD has approved your [waiver request](#).

See [Section VI.B](#). Submission Methods.

## **Find the Application Package**

Use the Grants Search at [Grants.gov](https://grants.gov) and search for opportunity number FR-6900-N-92 . The application package has all the online forms you need to apply. You also need to access the Download Instructions link and review the content before you apply.

If you have other technical difficulties using [Grants.gov](https://grants.gov), access the Support Center on [Grants.gov](https://grants.gov) for assistance.

To get updates on changes to this notice of funding opportunity (NOFO), click Subscribe from the View Grant Opportunity page for this NOFO on [Grants.gov](https://grants.gov).

### **Application Deadline**

Applications are due by 11:59 PM Eastern Time on 08/01/2025.

### **HUD Listserv**

If you are interested in email notices about upcoming funding opportunities, subscribe to [HUD's Funding Opportunities listserv](#).

**Note:** To help you find what you need, this NOFO uses internal links. In Adobe Reader, you can go back to where you were by pressing Alt + Left Arrow (Windows) or Command + Left Arrow (Mac) on your keyboard.

# I. BASIC INFORMATION

## I. Basic Information

### A. Summary

### B. Agency Contact(s)

I. BASIC INFORMATION

See [Contact and Support](#) section of this NOFO.

This NOFO solicits applications for the Advancing Building Technology NOFO. Review the entire NOFO to understand the application requirements in full. HUD will not fund incomplete or ineligible applications. A. Summary

**Federal Agency Name:**  
United States Department of Housing and Urban Development (HUD)

**HUD Program Office:**  
Policy Development and Research

**Announcement Type:**  
Initial

**Program Type:**  
Discretionary

**Paperwork Reduction Act Information:**  
2501-0044, 2528-0299

**Due Date for Intergovernmental Review:**  
See [Section VI.C.1.](#)

Key Facts

**Opportunity Name:**  
Advancing Building Technology NOFO  
**Opportunity Number:**  
FR-6900-N-92  
**Federal Assistance Listing:**  
14.506

Key Dates

**Application Due Date:**  
11:59:59 PM Eastern Time on:  
08/01/2025  
**Anticipated Award Date:**  
09/30/2025  
**Estimated Performance Period Start Date:**  
10/07/2025  
**Estimated Performance Period End Date:**  
10/07/2028

1. NOFO Summary

The Advancing Building Technology NOFO provides competitive awards to [eligible research entities](#) to study the adoption of emerging innovative building technology solutions that can increase the production and supply of quality, affordable housing in the United States. [Eligible applicants](#) include government entities, institutions of higher education, nonprofit, and for-profit institutions. Research projects funded via this NOFO, must also contribute to the Program's purpose and one or more [Eligible Research Categories](#).

HUD expects to execute cooperative agreements with [eligible research entities](#) selected for awards made under this NOFO. As such, [HUD substantial involvement](#) is expected. HUD's Office of Policy Development and Research (PD&R) will provide the necessary involvement and oversight for the awards.

## 2. Funding Details

### Type of Funding Instrument

CA (Cooperative Agreement)

### Available Funds

Funding of approximately **\$10,000,000** is available through this NOFO.

Additional funds may become available for award. Use of these funds is subject to statutory constraints. All awards are subject to the selection process contained in this NOFO.

### Number of Awards

HUD expects to make approximately 15 awards from the funds available under this NOFO.

Minimum Award Amount:

\$500,000

Per Project Period

Maximum Award Amount:

\$1,500,000

Per Project Period

### Length of Performance Period:

36-month project period and budget period

Length of Periods Explanation:

Even though the length of project periods is up to 36 months, PD&R is particularly interested in short turn around research projects that hold the potential of providing outcomes that can increase affordable housing supply within a short period.

## B. Agency Contact(s)

See [Contact and Support](#) section of this NOFO.

## II. ELIGIBILITY

### II. Eligibility

#### A. Eligible Applicants

#### B. Cost Sharing or Matching

## II. ELIGIBILITY

You are invited to apply if your organization is an eligible entity type and meets the funding conditions included in the NOFO. HUD will review applications from eligible applicants using the criteria in [Section V. of this NOFO](#).

### A. Eligible Applicants

#### 1. Eligible Entity Types:

- 00 (State governments)
- 01 (County governments)
- 02 (City or township governments)
- 04 (Special district governments)
- 05 (Independent school districts)
- 06 (Public and State controlled institutions of higher education)
- 07 (Native American tribal governments (Federally recognized))
- 08 (Public housing authorities/Indian housing authorities)
- 11 (Native American tribal organizations (other than Federally recognized tribal governments))
- 12 (Nonprofits having a 501(c)(3) status with the IRS, other than institutions of higher education)
- 13 (Nonprofits without 501(c)(3) status with the IRS, other than institutions of higher education)
- 20 (Private institutions of higher education)
- 22 (For profit organizations other than small businesses)
- 23 (Small businesses)
- 25 (Others (see text field entitled "Additional Information on Eligibility" for clarification))
- Alaska Native and Native Hawaiian Serving Institutions (ANNH)

#### Additional Information on Eligibility

[Faith-based organizations](#) may apply on the same basis as any other organization. [HUD does not engage in any unlawful and improper conduct, policies, or practices that target faith-based organizations.](#)

Individuals are ineligible applicants.

Non-profit Applicants: To confirm your eligibility as an applicant with non-profit status, HUD will use data from the Internal Revenue Service (IRS).

#### 2. Restrictions

##### a. Statutory and Regulatory Requirements Affecting Eligibility

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You must comply with the current [General Statutory and Regulatory Requirements Affecting Eligibility for HUD's Competitive Programs](#). HUD will review your eligibility before issuing an award. As part of this review, HUD uses [SAM.gov](#) and Department of Treasury data.

**b. Application Eligibility**

Your application is considered for funding if it satisfies the application review requirements in [Section V. of this NOFO](#).

**B. Cost Sharing or Matching**

This Program does not require [cost sharing or matching](#).

## III. PROGRAM DESCRIPTION

### III. Program Description

#### A. Purpose

#### B. Goals and Objectives

#### C. Authority

#### D. Unallowable Costs

#### E. Indirect Costs

#### F. Program History

#### G. Other Information

## III. PROGRAM DESCRIPTION

### A. Purpose

The purpose of this NOFO is to solicit research proposals that prioritize research studies on emerging innovative building technologies such as offsite construction, 3-D printed homes, etc. as well as other mechanisms such as building code and zoning reforms to address the housing supply crisis. Additionally, innovations in building methods and construction technology, such as manufactured housing and other offsite construction types, can help expand housing supply by allowing homes to be built more quickly and at lower costs than conventional construction methods. This NOFO seeks solutions that increase the adoption of these advanced innovative building technologies in affordable housing production and supply.

**HUD substantial involvement.** HUD expects to execute cooperative agreements with selected applicants under this NOFO. As such, the following examples of HUD substantial involvement is expected:

- Review and final approval of the overall project management plan.
- Review and final approval of the research design, which may include data collection protocols, data collection instruments, and analytic plans.
- Review and approval of any written materials documenting research results.
- Support in identifying available and relevant data assets and facilitating access to select data assets, where feasible.
- Regularly meet to discuss project progress.
- Review and approve any changes in key personnel or employment of any external consultants.

### B. Goals and Objectives

The primary objective of this NOFO is to develop knowledge that has the potential of increasing the supply of affordable housing as expressed in the President's [Memorandum: Delivering Emergency Price Relief for American Families and Defending the Cost-of-Living Crisis](#). Applicants are invited to select topics from the [research categories \(Section III.G\)](#) with the aim of identifying or developing outcomes that will result in an increase in affordable housing supply. HUD encourages research projects that not only study the effects of interventions but also suggest pathways and strategies for adopting or scaling effective interventions, whether through public policy or industry practices that reduce the time of housing construction and deployment. Applicants are expected to submit proposals that address one or more of the research categories.

### C. Authority

This program is authorized by Sections 501 and 502 of the Housing and Urban Development Act of 1970 (12 U.S.C. §1701z-1 and §1701z-2) and funding is provided by the Consolidated Appropriations Act, 2024 (Public Law 118-42, approved March 9, 2024) and the Full-Year Continuing Appropriations and Extensions Act, 2025 (Public Law 119-4, approved March 15, 2025).

## D. Unallowable Costs

Funds may not be used for a doctoral dissertation research grant program. The recipient or subrecipient must not earn or keep any profit. An organization may not evaluate or conduct research of itself. HUD will determine whether the salary rates are reasonable, customary for the skill set provided and the tasks to be conducted, and in accordance with federal legal requirements.

Lease or rental of space for any activities supported through this NOFO is allowed only under the following conditions:

- The lease must be for existing facilities not requiring rehabilitation or construction except for minimal alterations to make the facilities accessible for a person with disabilities;
- No repairs or renovations of the property may be undertaken with funds from this NOFO; and
- Properties in the Coastal Barrier Resources System designated under the Coastal Barrier Resources Act (16 U.S.C. 3501) cannot be leased or rented with federal funds.

## E. Indirect Costs

If you expect to charge [indirect costs](#) to the award, submit the Indirect Cost Rate Certification form (HUD-426) with your application.

## F. Program History

This is a new NOFO.

## G. Other Information

This NOFO is in support of the [Memorandum: Delivering Emergency Price Relief for American Families and Defending the Cost-of-Living Crisis](#) wherein the President noted the need to reduce regulatory costs and lower costs of housing while expanding housing supply. This NOFO prioritizes research on emerging innovative building technologies such as offsite construction, 3-D printed homes, etc. as well as other mechanisms such as building code and zoning reforms to address the housing supply crisis. As the nation continues to grapple with this issue, decision makers at all levels of government seek to find viable solutions that make housing more available for all American families.

Despite record levels of spending on housing programs and increased attention from policymakers, there is still a general shortage of affordable housing. This NOFO seeks to solicit practical solutions, through evidence-based and demonstrable approaches, to address the housing supply crisis. Additionally, innovations in building methods and construction technology, such as manufactured housing and other offsite construction types, can help expand housing supply by allowing homes to be built more quickly and at lower costs than conventional construction methods. This NOFO also seeks solutions that increase the adoption of these advanced building technologies.

In addition to supporting the President's Executive Orders, applicants should refer to the

[Offsite Construction for Housing: Research Roadmap](#). The Research Roadmap includes key concepts in offsite construction for housing and identifies key knowledge gaps that, if filled, could unleash the potential of offsite construction to help meet the country's growing housing needs. The Research Roadmap brought together many industry stakeholders, including builders, remodelers, trade contractors, material and product suppliers, financial representatives, codes and standards officials, and public sector Research and Development sponsors. Expert participants collaborated to prioritize actions that the federal government and partners may implement to increase housing supply by exploring the potential of offsite construction. It identified several issues and barriers to offsite construction including regulatory barriers, financing gap concerns, material supply chain disruptions, design to manufacture software incompatibility, workflow obstacles, factory pipeline inconsistencies, cultural and social barriers, and transportation complications.

PD&R invites researchers from a broad range of disciplines, including but not limited to architecture, data science, economics, engineering, environmental science, finance, geography, law, planning, political science, public health, public policy, sociology, and urban studies to submit applications that clearly address the goals and objectives of this NOFO.

Applicants must clearly identify one or more of the five research categories, described below and ensure that their proposal addresses and clearly describes how their proposed research would make a valuable contribution to the current HUD goals related to affordable housing. Applicants are encouraged to indicate how the intended outcomes of their research will impact the supply of affordable housing. HUD is particularly interested in proposals with a short turn-around time (between 12 -18 months) which can produce actionable and demonstrable results with minimum implementation delays to quickly increase housing supply.

## Research Categories

### Research Category 1: Models for Quickly Rebuilding Housing Destroyed by Major Disasters

In the aftermath of major disasters, there is a need to rebuild non-temporary housing as soon as possible so that affected individuals can return to normal. Yet, there is no systematic approach for helping communities rebuild long-term housing in a timely manner. HUD seeks research on finding such solutions. Proposals should identify communities that have recovered relatively quickly from severe disasters (within a year) and document what policies were most effective to achieve fast recovery; and what federal, state, and local policy changes might have allowed them to recover even faster. This research should also identify disaster recoveries where manufactured, modular housing, or other rapid construction methods were significant parts of the disaster recovery and document the effectiveness of those strategies. The research findings need to be useable by States, local governments or tribes to design a program that could be developed pre- disaster to expedite future disaster recovery, specifically oriented toward a goal of replacing housing which has been damaged or destroyed by disaster within 90 days or less. For example, such proposals might include, but are not limited to, a roster of modular or manufactured housing contractors who are always on call and ready to deploy to disaster areas quickly and rebuild housing in short timeframes (i.e. 60-90 days), as well as ways to fund such an effort, whether through CDBG-DR funds or other means.

## Research Category 2: Reforms to the HUD Code and Impact on Housing Construction

The Manufactured Housing Construction and Safety Standards, commonly called HUD Code, is a national standard for a specific type of offsite constructed housing that is built on a permanently attached steel chassis. Possible research proposals may include 1) studies quantifying the benefits of removing the chassis requirement from the legislation governing the HUD Code, including cost reductions, regulatory streamlining, demand aggregation, or other benefits; 2) developing changes to the HUD Code that reduce regulatory burdens, zoning complications, and improve interoperability with state and local codes; 3) economic analyses that compares costs, financing, and market demand for on- and off-chassis models; and 4) surveys and stakeholder engagement to gauge industry and consumer acceptance.

## Research Category 3: Offsite Construction Methods and Emerging Building Technologies

This research category will solicit proposals that seek to further the adoption of emerging building technologies that have the potential to reduce construction costs, reduce long-term operation and maintenance costs, and increase housing supply. The topics for research may include 1) educating lenders on offsite construction costs and incentivizing the creation of lending products for this segment 2) improving the efficiency of supply chains and methods of asset procurement used by offsite builders 3) creating a roadmap to reduce transportation costs for industrialized construction materials and products 4) updating HUD's 2007 report "[Factory-Built Construction and the American Homebuyer: Perceptions and Opportunities](#)" to learn the current state of consumer perceptions of factory-built housing, providing a current analysis of public attitudes, market trends, and barriers to adoption, 5) analyzing the long-term property values and performance of modular housing (both single and multi-family) and its potential impact on nearby residential properties, and 6) providing research funding for new and emerging building technologies in the pre-competitive stage to create building codes to reduce barriers to adoption. In the past, HUD funded research on steel framing, insulated concrete forms (ICFs), and structural insulated panels (SIPs) that helped eliminate barriers to the acceptance of these new technologies by the building industry, State and local governments, and consumers. Research proposals will be solicited to develop new homebuilding products and processes that increase the rate of innovation and the diffusion and adoption of innovation among homebuilders. Other research ideas might be gleaned from the Offsite Construction for Housing: Research Roadmap report.

## Research Category 4: Innovative Financing Models for Unsubsidized Modular or Manufactured Housing

Given the persistent difficulty in developing models for financing modular or manufactured housing, this research seeks to explore new and innovative methods to finance those types of housing for both single-family and multi-family projects. Proposals should seek to develop models for financing modular and/or manufactured housing that are palatable for all involved parties; should seek to determine the implications of distinct lending markets for chattel and manufactured housing loans (for example, the merits of expanding FHA insurance to a broader set of modular and manufactured housing, or of reforming Title I to increase the ease of financing manufactured homes); and should seek to develop data models which can be made more publicly accessible, without triggering any privacy concerns. Additionally, studies could incorporate listening sessions with both traditional and non-traditional financial

institutions to discuss strategies for facilitating funding.

### **Research Category 5: Accelerating Use of Artificial Intelligence to lower regulatory burdens**

Responding to the [President's Executive Order to accelerate the use of Artificial Intelligence](#) (EO 14179). There are numerous regulatory requirements that both add time and cost to projects and are routine in such a way that they might be made less onerous through the application of Artificial Intelligence tools. Examples of possible research projects to create public use AI models are:

- Simplify and speed up Housing Choice Voucher Housing Quality Standards compliance. Reduce the need for PHA staff to do inspections by having an AI tool, so landlords can walk through their unit for rent with their phone video and the app shows the deficiencies that must be corrected before seeking tenants. The app can also pass the unit (with location and timestamp) such that no human inspector is needed and there is no delay in leasing units.
- Automate permitting process for housing construction. Train AI for approving construction plans meeting different versions of the ICC so that plans can be uploaded into a system and get immediate building permit (or immediate disapproval for failure to comply with specific guidance on how to address the failure).
- Train AI for building code compliance for different commonly used versions of ICC. Instead of scheduling building code inspections, builders walk through properties with video (with location and timestamp) to get inspection approvals/disapprovals for foundation, rough ins, and final, against approved plan and ICC requirements.
- Train AI to assess multifamily property financial risk by using HUD's vast library of Annual Financial Statements tied to enforcement actions of the past. For example, evidence for under-funding maintenance leading to future building problems could be captured.
- Train AI to do environmental review based on the vast inventory of environmental reviews in the HUD HEROS system. For example, a possible research project might involve inputting a few key data points for a project (address, activity) and then generate an environmental review that may indicate a few questions but does most of the work for the proposer and has an automatic approval for a project without HUD or local government involvement in most cases.
- Train AI to do most of the legal work on multifamily mortgage insurance loan closing. There are thousands of prior deals the model could be trained on.

### **Deliverables**

At a minimum, HUD expects the award recipient to produce the deliverables listed and described in this section. The Government Technical Representative (GTR) and/or relevant HUD staff will work closely with the awardee to ensure that the requirements are clearly defined and mutually understood. HUD shall review and comment prior to final approval. Deliverables shall not reveal trade secrets or other confidential information as part of the reporting requirements. However, testing data and other results are expected to be reported

to help evaluate the effectiveness of any proprietary technologies.

- **Management and Work Plan (MWP):** The MWP shall outline the overall strategy for completing the research within the budget and time frame allotted. Specifically, the plan shall describe activities to be undertaken, identify assigned staff with clearly defined roles and responsibilities, and provide a schedule of key tasks and major milestones. A draft MWP must be submitted with the application. Following the award, HUD will provide comments on the initial draft. A final MWP must be submitted to HUD within two weeks of the receipt of comments. A revised final budget may also be required to accompany the final MWP.
- **Research Design (RD):** The RD shall describe the methodology to be used to complete the proposed effort, including data collection, management, and analysis. If appropriate, the research design shall describe the protocol for sampling, testing, performing data analysis, and communicating the results. Following the award, HUD will provide feedback on the initial RD two weeks following receipt of the initial draft. A final RD shall be submitted to HUD within four weeks of receipt of HUD comments
- **Quality Control Plan (QCP):** A draft QCP that addresses all potential points of a Quality Control lapse shall be delivered within two weeks following the grant award. Following a review and comment period, the final QCP shall be submitted for GTR approval within six weeks following grant award. The awardee shall receive the GTR's acceptance in writing of any proposed change to the QCP. If there is additional feedback or instruction, the revisions shall be integrated into the final QCP and submitted to the GTR within five working days.
- **Quarterly Progress Reports:** Quarterly Progress Reports shall clearly document and discuss activities completed in the most recent reporting period, planned activities for the upcoming reporting period, and budget expenditures by line item (including hours worked for specific staff). Progress reports must be submitted quarterly and shall identify outcomes achieved related to the proposed research. The reports must be aligned with the submission of drawdown requests. Should there be any changes in personnel or budget, the grantee shall clearly explain, in writing, how the changes will impact the timely submission of deliverables.
- **Interim Reporting –** Interim reports are required after achievement of all major milestones.
- **Interim and Final Briefings –** Grantees shall deliver an Interim briefing on the early findings of the research at the midpoint of the performance period. A final briefing shall take place at least one month prior to the delivery of the final report. Feedback from the briefings shall be incorporated into the final report.
- **Draft Final Report -** Grantees will also be required to submit a draft final report that summarizes the entire work, achievements, and findings conducted under the award. The report format and style requirements should reflect the style guide located at <https://www.huduser.gov/portal/About/style-guide-for-reports.pdf>. HUD will have 4 weeks to review the draft final report and return comments to the grantee.
- **Final Report –** Grantees shall submit a final report that adequately addresses HUD

comments. The final report shall be delivered prior to the end of the period of performance.

In support of the objectives listed in the section above, applicants are being asked to undertake a variety of research and evaluation activities that include articulating research questions and developing a research design; establishing appropriate methods for testing and data analysis; and communicating research findings and recommending informational tools and resources to improve practice and policy.

[1] Access the Offsite Roadmap report here:

<https://www.huduser.gov/portal/publications/Offsite-Construction-for-Housing-Research-Roadmap.html>

[2] These questions build upon foundational work PD&R has done, including through our report on [Eliminating Regulatory Barriers to Affordable Housing: Federal, State, Local, and Tribal Opportunities](#), as well as relevant issues of [Evidence Matters](#) and [Cityscape](#).

# IV. APPLICATION CONTENTS AND FORMAT

## IV. Application Contents and Forms

### A. Standard Forms, Assurances, and Certifications

### B. Budget

### C. Narratives and Non-Form Attachments

### D. Other Application Content

## IV. APPLICATION CONTENTS AND FORMAT

Applications must include three main elements: a) standard forms, assurances, and certifications; b) budget; and c) narratives and other attachments. The content, forms, and format for each element are included in this section.

You may use this section as a checklist to ensure you submit a complete application.

If you don't provide the required documents in the correct format, your application is incomplete.

Do not submit password protected or encrypted files.

Element	Submission Form
Standard Forms, Assurances, and Certifications	Upload using each required form.
Budget	Use the required budget form.
Narratives and Other Attachments	Insert each in the Attachments form.

20 pages is the total maximum length of all narratives.

Double spaced 12-point Times New Roman font on letter sized paper (8 1/2 x 11 inches) with at least 1-inch margins on all sides.

### A. Standard Forms, Assurances, and Certifications

You must properly complete and submit with your application the standard forms, assurances, and certifications identified below. You can find all forms in the application package or review them and their instructions at [Grants.gov Forms](https://www.grants.gov/forms). You can also [read more about standard forms](#) on HUD's Funding Opportunities page.

Forms/Assurances/Certifications	Submission Requirement	Notes/Description
Application for Federal Assistance (SF-424)	Required with the application	Page limit: Not applicable File name: SF-424
Applicant and Recipient Assurances and Certifications (HUD-424B)	Required with the application	Page limit: Not applicable File name: HUD-424B
Applicant/Recipient Disclosure/Update Report (HUD-2880)	Required with the application and after award.	Page limit: Not applicable File name: HUD-2880

Forms/Assurances/Certifications	Submission Requirement	Notes/Description
Certification Regarding Lobbying	If applicable, required with the application	Page limit: Not applicable. File name: Lobbying Certification form
Disclosure of Lobbying Activities (SF-LLL)	If applicable, required with the application	Page limit: Not applicable. File Name: SF-LLL
Certification for a Drug-Free Workplace (HUD-50070)	Required with the application	Page limit: Not applicable. File name: HUD-50070

## B. Budget

You must submit with your application the following budget-related information to support your project narrative: 1) the Grant Application Detailed Budget Worksheet (HUD-424-CBW); 2) the Indirect Cost Information Certification (HUD-426); and 3) the budget narrative, as described below in [Section IV.C](#). At a minimum, your budget must indicate direct and any indirect costs.

Budget Form/Document	Submission Requirement	Notes/Description
Grant Application Detailed Budget Worksheet (HUD-424-CBW)	Required with the application	Page limit: N/A File name: HUD-424CBW Form location: download instructions
Indirect Cost Information Certification (HUD-426)	If applicable, this document is required with the application and after award	Page limit: N/A File name: ICR Doc. Form location: download instructions Additional information: see form and <a href="#">Section III.E</a> .

## C. Narratives and Other Attachments

If applicable, you must upload narrative and other attachments in [Grants.gov](https://www.grants.gov) using the Attachments Form. When using the Attachments Form, you can upload PDF, Word or Excel formats.

Document	Submission Requirement	Notes/Description
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Project abstract	Required with the application	Page limit: 2 pages File name: App Abstract <a href="#">Additional information below</a>
Narrative Response to Rating Factors	Required with the application	See Section V.B. File name: Project Narrative <a href="#">Additional information below</a> and <a href="#">Section V.B.1.</a>
Budget narrative	Required with the application	Page limit: 3 pages File name: Budget Narrative <a href="#">Additional information below</a>
Resume/Biosketch Appendix	Required with the application	Page limit: 3 pages per staff File name: Resumes <a href="#">Additional information below</a>
References appendix	Required with the application	Page limit: Not Applicable File name: References <a href="#">Additional information below</a>
Document	Submission Requirement	Notes/Description
Organization Chart	Required with the application, if applicable	Page limit: Not applicable File name: Org Chart <a href="#">Additional information below</a>
Letters of Commitment	Required with the application, if applicable	Page limit: 6 pages File name: Letters <a href="#">Additional information below</a>
Code of Conduct	If not included in <a href="#">HUD's eLibrary</a> , this document is required with the application	Page limit: Not applicable File name: Code <a href="#">Acceptable Content</a>

In addition to the requirements above, the following additional information applies to the “Narratives and Other Attachments.”

- **Application Abstract (two-page maximum).** The abstract shall be written in plain language intended for a general audience. The abstract shall include the project title, the names and affiliations of the Principal Investigator and all members of the research team; identification of any partner organizations and their roles; a summary of the objectives, study design, and expected results; and the total funds requested. The information contained in the abstract will not be considered in the evaluation, or scoring of your application and will not be counted towards the 20-page maximum. Any information you wish to be considered in scoring of the application must be provided under the appropriate rating factor response.
- **Response to Rating Factors.** A project description/narrative statement addressing the rating factors for the award, which are identified in [Section V.B.1](#). The narrative statement must be identified in accordance with each factor for award (Rating Factors 1 through 5). The full application must be formatted as per section IV. The project description or narrative must be included in the responses to the rating factors. Any description/narrative not included in response to the rating factors will be disregarded. The points you receive for each rating factor will be based on the portion of your narrative statement that you submit in response to that particular factor, supplemented by any appendices that are referenced in your narrative response to the rating factor. Supporting materials that are not referenced or discussed in your responses to the individual rating factors will not be considered. Additional materials (e.g., appendices) can be submitted with your application. The footer on the pages of these materials should identify the rating factor that they are supporting.
- **Supporting Materials.** Include, as appendices, any required materials that are needed to support your responses to the rating factors. These will not be counted towards the Rating Factors narrative 20-page limit.
- **The resumes of the PI and up to four other key personnel (a total of five).** Each resume shall not exceed three pages and is limited to information that is relevant in assessing the qualifications and experience of key personnel to conduct and/or manage the proposed technical study.
- **Additionally, applicants should include the following in supporting materials:**
  - Organizational chart.
  - Letters of commitment from any proposed partners.
  - List of references cited in your responses to the rating factors.

Supporting materials must not exceed 20 pages. Any pages more than this limit will not be read. The supporting materials are optional and any information should not be a continuation of the rating factor narrative but provide further clarification if needed, of statements made in the rating factor narrative. Any supporting materials with information that is a continuation of rating factor narrative will not be considered.

- **Budget.** Include a total budget using form HUD424CBW (<https://www.hud.gov/sites/dfiles/OCHCO/documents/424CBW.xlsx>) included in the Instructions download at [Grants.gov](#), with supporting budget justification of up to four pages, which will cover all budget categories of the federal grant request. The budget

justification is a written narrative explanation covering each of the components of the budget, which justifies the cost in terms of the proposed work. This information will not be counted towards the Rating Factors narrative 20-page limit. Use the budget format discussed in Rating Factor (5), [Section V.B.1](#) below. In completing the budget forms and budget justifications, you should address the following elements:

- Direct Labor costs, including all full- and part-time staff required for the planning and implementation phases of the project. These costs should be based on full time equivalent (FTE) or hours per year (hours/year) (i.e., one FTE equals 2,080 hours/year);
- Allowance for two trips to HUD Headquarters in Washington, DC, during the period of performance of your grant, planning each trip for 1-2 people, as needed. In planning your trips, you should assume one or two overnight stays depending on your location;
- A separate budget form and budget justification for each sub-recipient receiving more than 10 percent of the total federal budget request;
- Supporting documentation for salaries and prices of materials and equipment, upon request.

## D. Other Application Content

Should HUD offer a lower award amount than you requested, and you choose to accept it, you must submit revised versions of your proposal, budget, and budget narrative, along with a summary of changes, by a deadline set by HUD. HUD will then review these revisions and decide if any further information or changes to the award terms are needed. If you fail to provide the requested information, HUD will not issue the award and may choose another applicant.

# V. APPLICATION REVIEW INFORMATION

## V. Application Review Information

### A. Threshold Review

### B. Merit Review

### C. Risk Review

### D. Selection Process

### E. Award Notices

## V. APPLICATION REVIEW INFORMATION

### A. Threshold Review

HUD reviews each application to make sure it meets the following threshold requirements. If you meet all threshold requirements, your application will advance to a merit review. If you fail to meet one or more threshold requirements, your application is not eligible for HUD funding.

#### 1. Eligible Applicant

You must meet the applicant eligibility criteria in this NOFO. Applications from ineligible applicants are not rated or ranked and will not receive HUD funding.

#### 2. Resolution of Civil Rights Matters

Applicants with outstanding, unresolved judgments against them for violations of civil rights laws must resolve those judgments before the application submission deadline or the applicant will be deemed ineligible.

a. An applicant is ineligible for funding if the applicant has received notice of a judgment imposed against them for violations of:

1. the Fair Housing Act or a substantially equivalent state or local fair housing law for discrimination because of race, color, religion, sex, national origin, disability or familial status; or
2. Title VI of the Civil Rights Act of 1964, Section 504 of the Rehabilitation Act of 1973, Section 109 of the Housing and Community Development Act of 1974, the Americans with Disabilities Act, or the Violence Against Women Act or substantially equivalent state or local laws.

b. HUD will determine if actions to resolve the judgment taken before the application deadline date will resolve the matter. Examples of actions that may be sufficient to resolve the matter include, but are not limited to:

1. Current compliance with a voluntary compliance agreement signed by all the parties;
2. Current compliance with a HUD-approved conciliation agreement signed by all the parties;
3. Current compliance with a conciliation agreement signed by all the parties and approved by the state governmental or local administrative agency with jurisdiction over the matter;
4. Current compliance with a consent order or consent decree; or
5. Current compliance with a final judicial ruling or administrative ruling or decision.

#### 3. Timely Submission of Applications

Late applications are not eligible for funding. See deadlines in [Section VI of this NOFO](#).

#### 4. Responsiveness to Research Questions

Proposals must be responsive to the project described within this Announcement.

Applications that do not clearly respond to the research objectives of the project described in this announcement will be ineligible and will not be considered for funding. The requested funding level must be within the range given above.

## 5. Limits on Submissions by Principal Investigators

HUD will only accept and review up to one proposal from a Principal Investigator for this NOFO. HUD does not restrict the number of proposals submitted by a research organization or institution. However, researchers can only serve as a Principal Investigator for one research proposal

## B. Merit Review

HUD expects to evaluate and score your application using the following merit criteria and process. Merit reviewers evaluate and score all applications that pass the threshold review. Merit reviewers may include Federal and non-Federal persons. Reviewers receive a copy of your application to evaluate and score each application separately.

### Merit Review Summary

Criterion	Total number of points = 100
Rating Factor 1	20 points
Rating Factor 2	30 points
Rating Factor 3	20 points
Rating Factor 4	25 points
Rating Factor 5	5 points
Total	100 points

The maximum number of points that can be awarded for any research proposal is 100. No preference points are available under this NOFO. The minimum score for an application to be considered for funding is 70 points. Your research proposal must include a response to each of the following five rating factors. Points will be awarded based on how well each of the rating factors is addressed.

## 1. Rating Factors

Your application must include a response to the following criteria.

### Rating Factors Details

Criterion	Max points = 100
<b>Rating Factor 1 Contribution of the Proposed Research</b>	20 max points
<p>The proposed research shall identify and address one or more topics that fit the research categories specified under the section titled <i>Research Categories</i> in Section III.G or address the goals set forth by this NOFO. The narrative shall describe:</p> <p>The importance of the proposed research and how it clearly addresses an identified issue, challenge, or gap in the existing body of knowledge related to affordable housing, including a</p>	

Criterion	Max points = 100
<p>clear identification of key gaps and an explanation of how the proposed research aims to directly fill those gaps.</p> <ul style="list-style-type: none"> <li>The potential for the research study to generate actionable and demonstrable knowledge.</li> <li>How the findings could support broader applications and provide suggestions to enhance implementation strategies.</li> </ul> <p><i>If applicable, how the proposed research will advance the understanding of, or the implementation effectiveness of, federal, state, and/or local regulations and programs related to increasing the supply of affordable housing.</i></p>	
<b>Rating Factor 2 Soundness of Approach</b>	30 max points
<p>The narrative must present preliminary research questions and identify how the proposed methodology will address those questions related to the topic identified under rating factor 1. It shall describe the methodology the research team proposes to use to conduct the study. The narrative shall provide:</p> <ul style="list-style-type: none"> <li>Clear and logical connection between the research questions and the proposed methodology for data collection and analysis. A detailed description of the research methods and an analysis plan that are well-suited to the type of data being collected and appropriately aligned with the research questions being addressed.</li> <li>For qualitative methods, the proposed approach must demonstrate high standards for rigor in the design, collection and analysis of qualitative data, when applicable, methods for identifying and recruiting participants; collecting rich and credible qualitative information from participants; testing materials; and analyzing the data. If appropriate, the applicant shall clearly explain and justify the specific methods proposed (e.g., individual interviews, group interviews, focus groups, direct observation, etc.).</li> <li>For quantitative methods, the proposed approach must include a description of the data sources to be accessed or collected, an assessment of the limitations of any secondary data sources to be accessed, and a description of how the proposed data source is appropriate for answering the research questions. For primary data collection, applicants must describe the target community or population, specify the sample size, and explain how the sampling strategy will ensure statistical representativeness of that population.</li> <li>If applicable to the proposed methodology, a description of how the research team intends to collect and manage sensitive data from individuals while protecting privacy and complying with all relevant rules and regulations related to the protection of the rights and welfare of human research subjects.</li> </ul>	

Criterion	Max points = 100
<b>Rating Factor 3 Capacity of the Team</b>	20 max points
<p>The narrative shall describe the staffing anticipated for the proposed research study and identify up to five key study personnel. Applicants will be evaluated based on the extent to which the research staffing demonstrates relevant research and/or practical experience in the proposed topic area and the ability to carry out the required tasks. Staff assigned to different tasks shall have the relevant skills and abilities to fulfill the tasks they will perform. Key personnel are defined as individuals who will have primary responsibility related to managing or carrying out the proposed study. With respect to the personnel, the narrative shall include the following:</p> <ul style="list-style-type: none"> <li>• Identification of three to five key personnel, including the Principal Investigator (PI). The PI must be an in-house staff of the organization applying for the grant. Other key personnel may be in-house staff, sub-recipients, and/or consultants for whom a contract or agreement may already exist.</li> <li>• An appendix with resumes or bio sketches (3-page maximum) for each key personnel identified in the proposal. These attachments do not count towards the narrative page limit.</li> </ul> <p>The narrative shall also:</p> <ul style="list-style-type: none"> <li>• Clearly demonstrate relevant backgrounds and past research experience, such as a summary description of up to three past research studies (preferably related to the proposed study) conducted within the last five years identifying the topic, total budget, duration of the study, study objectives, and the results that were achieved. If the past research study resulted in a publication, please cite the publication as part of your references.</li> <li>• Identify the primary research tasks and activities the key personnel will be responsible for and are expected to perform in the proposed research study.</li> </ul> <p>If the applicant intends to partner with other organizations or institutions in conducting the research study, the proposal shall:</p> <ul style="list-style-type: none"> <li>• Identify the personnel within the partner organization,</li> <li>• Provide information on their relevant research or practical experience,</li> <li>• Provide their qualifications and skills, and</li> <li>• Identify the tasks they are expected to perform in the proposed research study.</li> </ul> <p>It is expected that the qualifications, skills and experience of the partners will match their defined task in the proposed research study.</p>	
<b>Rating Factor 4 Project Management</b>	25 max points
The narrative shall describe the overarching plan for managing the study necessary to carry	

Criterion	Max points = 100
<p>out the proposed research with the allotted resources and within the proposed time frame. The narrative shall present a clear, practical, and forward-looking plan to accomplish the proposed research.</p> <p>The narrative shall include:</p> <ul style="list-style-type: none"> <li>• A clear work plan which demonstrates a breakdown of tasks, identifies key personnel responsibilities, timeline of major milestones and associated deliverables, resource allocations, and estimated labor hours.</li> <li>• How the applicant will manage communication with study partners and HUD staff, including providing quarterly progress reports;</li> <li>• An established timeline for the completion of the research effort, including start dates, completion dates, and other major milestones;</li> <li>• A discussion of a quality control plan to ensure the overall acceptable quality of the study and identify points in the schedule where a quality control lapse is most likely to occur, and the impact on deliverables to HUD; and</li> <li>• Discussion of potential issues or obstacles that may affect study progress and a plan to resolve those.</li> </ul>	
<b>Rating Factor 5 Budget Reasonableness</b>	5 max points
<p>The application must include a Grant Application Detailed Budget Worksheet (HUD Form 424-CBW) and a budget narrative. A budget worksheet should present a detailed breakdown of all projected expenses. Each expense must be quantified and directly tied to project activities. The accompanying budget narrative complements the worksheet by providing clear explanations and justifications for each expense category, detailing how the costs were calculated, and illustrating their necessity and relevance to successfully achieving the project's objectives outlined in the grant proposal. The budget narrative should also explain how the requested budget will reasonably support the completion of the proposed research study within the proposed timeline.</p> <p>This factor will be assessed based on the completeness of the budget worksheet and budget narrative and the alignment of:</p> <ul style="list-style-type: none"> <li>• The research proposal/application narrative,</li> <li>• The Grant Application Detailed Budget Worksheet (HUD Form 424-CBW), and</li> <li>• The budget narrative.</li> </ul>	

## 2. Other Factors

The panel will review but not approve the budget. The panel will assess whether the budget aligns with planned program activities and objectives. Panel members will consider whether the budget and the requested performance period are fully justified and reasonable in relation to the proposed project.

### C. Risk Review

Before making an award, HUD will evaluate each applicant's likelihood of successfully implementing an award based on the following criteria.

- OMB-designated repositories of governmentwide data, as noted in [2 CFR 200.206\(a\)](#)
- Other public sources such as newspapers, Inspector General or Government Accountability Office reports or findings, or other complaints that have been proven to have merit
- Financial stability
- Quality of management systems and ability to meet the management standards prescribed in 2 CFR part 200
- History of performance. The applicant's record in managing Federal awards, if it is a prior recipient of Federal awards, including timeliness of compliance with applicable reporting requirements, failing to make significant progress in a timely manner, failing to meet planned activities in a timely manner, conformance to the terms and conditions of previous Federal awards, and, if applicable, the extent to which any previously awarded amounts will be expended prior to future awards
- Reports and findings from audits performed under 2 CFR part 200, subpart F—Audit Requirements or the reports and findings of any other available audits
- The applicant's ability to effectively implement statutory, regulatory, or other requirements imposed on non-Federal entities
- Capacity of the applicant, including staffing structures and capabilities
- History of timely completion of activities and receipt and expenditure of promised matching or leveraged funds
- Ability to promote self-sufficiency and economic independence
- Ability to produce positive outcomes and results

HUD may use the results of the risk review to make funding decisions and to apply award conditions.

## D. Selection Process

When making funding decisions, HUD will consider:

- Eligibility requirements, including threshold review results.
- Merit review results.
- Risk review results.

To the extent allowed by law, HUD may:

- Fund applications in whole or in part.
- Fund applications at a lower amount than requested.
- Choose to fund no applications under this NOFO.
- Adjust funding for an application, to ensure funding or geographic dispersion, and alignment with program or administrative priorities.
- Withdraw an award offer and make an offer of funding to another eligible application, if terms and conditions are not finalized or met.
- Use additional funds made available after NOFO publication to either fully fund an application or fund additional applications.
- Correct HUD review and selection errors. If HUD commits an error that causes an applicant not to be selected, HUD may make an award to that applicant when and if funding is available.
- Release another NOFO, if funding is available and if HUD does not receive applications of merit.

## E. Award Notices

If you are successful, HUD will email an award notice to the authorized official representative from the SF-424. HUD will also notify unsuccessful applicants.

The award notice communicates the amount of the award, important dates, and the terms and conditions you need to follow. HUD may impose specific conditions on an award as provided under [2 CFR 200.208](#).

You agree to the award terms and conditions by either drawing funds from HUD's payment system or signing the agreement with HUD. If you do not agree to the award terms and conditions, HUD may select another eligible applicant.

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# VI. SUBMISSION REQUIREMENTS AND DEADLINES

## VI. Submissions Requirements and Deadlines

### A. Deadlines

### B. Submission Methods

### C. Other Submissions

### D. False Statements

## VI. SUBMISSION REQUIREMENTS AND DEADLINES

You must apply electronically. See [Find the Application Package](#) to make sure you have everything you need to apply online. See [Application Waiver](#) if you qualify to submit a paper application.

Make sure you are current with [SAM.gov](#) and UEI requirements before applying for the award. See the [Before You Begin](#) section of this NOFO.

### A. Deadlines

#### 1. Application submission deadline:

The application deadline is 11:59:59 PM Eastern time on:

08/01/2025

HUD must receive your application by the deadline. Applications received after the deadline are late. Late applications are not eligible for HUD funding.

If HUD receives more than one application from you, HUD will review only the last submission.

HUD may extend an application due date based on emergency situations such as Presidentially-declared natural disasters. Improper or expired registration and password issues are not causes to allow HUD to accept applications after the deadline date.

#### 2. Grace Period for Grants.gov Submissions

If [Grants.gov](#) rejects your application before the deadline, you have up to 24 hours after the application deadline to correct and resubmit your application. Any application submitted during the grace period but not received and validated by Grants.gov will not be considered for funding. There is no grace period for paper applications.

### B. Submission Methods

#### 1. Electronic Submission

You must register and submit your application through [Grants.gov](#). See [Before You Begin](#).

For instructions on how to submit in [Grants.gov](#), see the [Quick Start Guide for Applicants](#). Make sure that your application passes the [Grants.gov](#) validation checks or we may not get it.

[Grants.gov](#) will record the date and time of your application submission. HUD will use this information to determine timely applications.

**Need Help?** See the [Contact and Support](#) section of this NOFO.

#### 2. Electronic Submission Application Waiver

You may request a waiver from the requirement to submit your application electronically. The request must show good cause and detail why you are technologically unable to submit electronically. An example of good cause may include: a valid power or internet service disruption in the area of your business office. Lack of [SAM.gov](#) registration is not good cause.

Use the information in the [Contact and Support](#) section of this NOFO to submit a written

request to HUD. You must **submit your waiver request at least 15 calendar days before the application deadline.**

## C. Other Submissions

### 1. Intergovernmental Review

This NOFO is not subject to Executive Order [12372](#). No action is needed.

### 2. Technical Application Errors

HUD may contact you to fix a technical error with your timely application after the due date. Technical errors that you may fix are not submitted to satisfy merit review criteria. And you may not fix technical errors related to threshold review except eligibility entity documentation. Examples of technical errors include: inconsistencies in funding requests; improper signature on a form; a missing or incomplete form; and nonprofit status documentation.

HUD will send notice to the authorized organization representative from the SF-424 to fix a technical error.

Your application is not eligible for funding, if you fail to fix the error to HUD's satisfaction and by the due date in HUD's notice. HUD will not review information submitted after the application due date in HUD's notice.

#### a. Fix Errors in Electronic Applications

To fix an error in response to a HUD notice, you must email the corrections to HUD at [applicationsupport@hud.gov](mailto:applicationsupport@hud.gov). The subject line of the email to [applicationsupport@hud.gov](mailto:applicationsupport@hud.gov) must state "Technical Fix" and include the [Grants.gov](#) application tracking number (e.g., Subject: Technical Fix - GRANT123456). If you do not email [applicationsupport@hud.gov](mailto:applicationsupport@hud.gov) or if you do not include the appropriate subject line, HUD may mark your application as ineligible.

HUD allows no less than 48 hours and no more than 14 calendar days from the date of the HUD notice to fix an error. If the due date to fix an error falls on a Saturday, Sunday, Federal holiday, or on a day when HUD's Headquarters office in Washington, DC is closed, then the due date is the next business day.

#### b. Fix Errors in Paper Applications

You must fix an error in your paper application, in accordance with HUD's notice. If your paper application includes an incorrect UEI, HUD will request you supply the correct UEI.

## D. False Statements

By submitting an application, you acknowledge your understanding that providing false or misleading information during any part of the application, award, or performance phase of an award may result in criminal, civil or administrative sanctions, including but not limited to: fines, restitution, and/or imprisonment under 18 USC 1001, 18 USC 1012, 18 USC 1010, 18 USC 1014, or 18 USC 287; treble damages and civil penalties under the False Claims Act, 31 USC 3729 et seq.; double damages and civil penalties under the Administrative False Claims Act, 31 USC Sections 3801-3812; civil recovery of award funds; suspension and/or debarment from all federal procurement and non-procurement transactions, FAR Part 9.4 or 2

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CFR Part 180; and other remedies including termination of active HUD award.

# VII. POST - AWARD REQUIREMENTS AND ADMINISTRATION

## VII. Post-Award Requirements and Administration

- A. Administrative, National and Departmental Policy Requirements and General Terms and Conditions
- B. Environmental Requirements
- C. Remedies for Noncompliance
- D. Reporting

## VII. POST-AWARD REQUIREMENTS AND ADMINISTRATION

### A. Administrative, National and Departmental Policy Requirements, and General Terms and Conditions

You must follow the applicable provisions in the [Administrative, National & Departmental Policy Requirements and Terms for HUD Financial Assistance – 2025](#). You must comply with these applicable provisions:

1. The Fair Housing Act ([42 USC 3601-3619](#)) and Civil Rights laws which encompass the Fair Housing Act and related authorities (24 CFR 5.105(a))
2. Affirmatively Furthering Fair Housing (AFFH) requirements, ([42 USC § 3608\(e\)\(5\)](#)) and implementing regulations at [24 CFR 5.150 et seq.](#) as amended by 90 FR 11020.
3. Economic Opportunities for Low-and Very Low-income Persons ([12 USC 1701u](#)) requirements, including those listed at [24 CFR part 75](#)
4. Compliance with Immigration Requirements (8 U.S.C. 1601-1646; [Executive Order 14218](#))
5. Accessible Technology requirements, ([29 USC § 794d](#), 29 USC 794, 42 USC 12131-12165) and implementing regulations at 36 CFR part 1194 (Section 508 regulations), [24 CFR § 8.6](#) (Section 504 effective communication regulations), 28 CFR part 35, subpart H (DOJ Web Access Rule), and [28 CFR part 35, subpart E](#) (DOJ's Title II communications regulations)
6. Ensuring, when possible, small businesses, minority businesses, women's business enterprises, veteran-owned businesses, and labor surplus area firms receive consideration consistent with [2 CFR 200.321](#)
7. Equal Participation of Faith-based Organizations in HUD Programs and Activities consistent with 42 U.S.C. 2000bb et seq.; 42 U.S.C. 2000d et seq.; 24 CFR 5.109; and Executive Orders 14202, *Eradicating Anti-Christian Bias* and EO 14205, *Establishment of the White House Faith Office*.
8. Uniform Relocation Assistance and Real Property Acquisition Policies Act ([42 USC § 4601 et seq.](#)) (URA) requirements, [49 CFR part 24](#), and applicable program regulations
9. Participation in HUD-Sponsored Program Evaluation (12 USC 1701z-1; 12 USC 1702z-2; 24 CFR part 60; and FR-6278-N-01)
10. OMB Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards ([2 CFR part 200](#))
11. Drug-Free Workplace requirements ([2 CFR part 2429](#))
12. HUD requirements related to safeguarding resident/client files (e.g., [2 CFR 200.303\(e\)](#))
13. The Federal Funding Accountability and Transparency Act of 2006 ([2 CFR part 170](#)) (FFATA), as amended
14. Eminent Domain

15. Accessibility for Persons with Disabilities requirements ([29 USC § 794](#)) and implementing regulations at [24 CFR parts 8](#) and [100](#); [28 CFR part 35](#)
16. Applicable Violence Against Women Act requirements in the Housing Chapter of VAWA ([34 USC § 12491-12496](#)) [24 CFR part 5, subpart L](#), and program-specific regulations.
17. Conducting Business in Accordance with Ethical Standards/Code of Conduct, including [2 CFR 200.317](#), [2 CFR 200.318\(c\)](#) and other applicable conflicts of interest requirements
18. [Build America, Buy America \(BABA\) Act](#) procurement purchase requirements
19. [Section 106\(g\) of the Trafficking Victims Protection Act of 2000 \(TVPA\), as amended \(22 USC § 7104\(g\)\)](#) and implementing regulations at [2 CFR part 175](#)
20. Environmental requirements that apply in accordance with [24 CFR part 50](#) or [part 58](#)
21. Prohibition on Certain Telecommunication and Video Surveillance Services or Equipment (41 USC § 3901 note prec., 2 CFR 200.216)
22. Unless prohibited by law and to the extent permitted under the Freedom of Information Act (FOIA), your application and post-award content may be released to the public in response to FOIA requests, except to the extent that certain information may be withheld under a FOIA exemption ([5 USC § 552\(b\)](#); [24 CFR 15.107\(b\)](#)). HUD may also share your information within HUD or with other Federal agencies if HUD determines that sharing is relevant to the respective program's objectives.
23. Waste, Fraud, Abuse, and Whistleblower Protections. [41 USC § 4712](#), which includes informing your employees in writing of their rights and remedies, in the predominant native language of the workforce. Under [41 U.S.C. § 4712](#), employees of a contractor, subcontractor, grantee, subgrantee, and personal services contractor may not be discharged, demoted, or otherwise discriminated against as a reprisal for disclosing information that the employee reasonably believes is evidence of gross mismanagement of a Federal contract or grant, a gross waste of Federal funds, an abuse of authority relating to a Federal contract or grant, a substantial and specific danger to public health or safety, or a violation of law, rule, or regulation related to a Federal contract (including the competition for or negotiation of a contract) or grant. (See [Federal Contractor or Grantee Protections | Office of Inspector General, Department of Housing and Urban Development \(hudoig.gov\)](#))
24. Implementing Presidential Executive Actions affecting federal financial assistance programs, as advised by the Department, unless otherwise restricted by law: Executive Order (EO) [14219](#) (Ensuring Lawful Governance and Implementing the President's "Department of Government Efficiency" Deregulatory Initiative); [14218](#) (Ending Taxpayer Subsidization of Open Borders); guidance resulting from the White House Task Force established by [14202](#) (Eradicating Anti-Christian Bias) and the Senior Advisor to the White House Faith Office assigned by [14205](#) (Establishment of the White House Faith Office); [14182](#) (Enforcing the Hyde Amendment); [14173](#) (Ending Illegal Discrimination and Restoring Merit-Based Opportunity); [14168](#) (Defending Women From Gender Ideology Extremism and Restoring Biological Truth to the Federal Government); [14151](#) (Ending Radical and Wasteful Government DEI Programs and Preferencing); and [14148 \(Initial Rescissions of Harmful Executive Orders and Actions\)](#)

## B. Environmental Requirements

### 1. Environmental Review

Activities funded under this NOFO are exempt or categorically excluded from environmental review under the National Environmental Policy Act of 1969 (42 USC § 4321) and not subject to environmental review under related laws and authorities. The exemption or categorical exclusion is in accordance with 24 CFR 50.19 (b)(1) and (3).

### 2. NOFO Impact Determination Related to the Environment

This NOFO has no significant impact related to the environment. HUD has made a Finding of No Significant Impact (FONSI) as required by HUD regulations at [24 CFR part 50](#), which implement section 102(2)(C) of the National Environmental Policy Act of 1969 (42 USC § 4332(2)(c)). To learn more about this FONSI, go to [HUD's Funding Opportunities](#) web page.

## C. Remedies for Noncompliance

HUD may terminate all or a part of your award as described under 2 CFR 200.340 through 200.343 pursuant to the terms and conditions of your award, including, to the extent authorized by law, if an award no longer effectuates the program goals or agency priorities. HUD may also impose specific conditions on your award or take other remedies as described by 2 CFR 200.339 through 200.343, if you do not comply with your award terms and conditions.

You are encouraged to review the PD&R Research Grant Termination Guide, which is found at <https://www.huduser.gov/portal/ota/guidance.html>.

## D. Reporting

HUD requires recipients to submit the performance, financial, and program reports as outlined below. You must comply with these reporting requirements to remain eligible for HUD funding. See [Section VII.C.](#) of this NOFO.

HUD is implementing new grants management and reporting tools, which will be rolled out for your use in the near term. As a grantee, you will be required to report on grant performance and financial activities (including vendor and cash disbursement supporting details for yourself and your sub-recipients) using these new tools when they are released. HUD will work with you to support your transition to this new reporting environment. Once implemented, timely reporting in this new environment will be mandatory. HUD reserves the right to exercise all available rights and remedies for any noncompliance with these grants management and financial reporting requirements, to include requiring 100% review or stopping future disbursements altogether if reporting is not timely submitted.

Report	Description	When
Federal Funding Accountability and	<ul style="list-style-type: none"> <li>Awards equal to or greater than \$30,000</li> </ul>	See <a href="#">2 CFR Appendix A to Part 170(a)(2)(ii)</a>

Report	Description	When
Transparency Act (FFATA)	<ul style="list-style-type: none"> <li>Data on executive compensation and first-tier subawards</li> <li>See <a href="#">Public Law 109-282</a> and <a href="#">2 CFR part 170</a></li> <li>HUD reports initial prime recipient data to <a href="#">usaspending.gov</a></li> <li>Submit via <a href="#">SAM.gov</a></li> </ul>	
Reporting on Recipient Integrity and Performance Matters	<ul style="list-style-type: none"> <li>Total value of all current Federal awards exceeds \$10,000,000 for any period of time during the period of performance of this Federal award</li> <li>See <a href="#">Appendix XII to 2 CFR 200</a></li> <li>Submit via <a href="#">SAM.gov</a></li> </ul>	See <a href="#">2 CFR Appendix-XII to Part 200 I.(d)</a>
Progress Report	<ul style="list-style-type: none"> <li>Summary of progress status</li> <li>Work to be performed during the next reporting period</li> <li>Any anticipated risks and plans to mitigate those risks</li> </ul>	Quarterly
Final Narrative Report	A summary report that provides the final breakdown of overall award spending over the period of performance	Upon completion on the period of performance
Federal Financial Report, SF-425	<ul style="list-style-type: none"> <li>Summary of key financial data</li> </ul>	See <a href="#">2 CFR 200.328</a> or award terms

Report	Description	When
	<ul style="list-style-type: none"><li>See <a href="#">2 CFR 200.328</a></li></ul>	
Audited financial statement	Recipient's organizational structure, any sub-grantees or sub-recipients, and how each disbursement of grant funds was applied to an eligible cost throughout the life of the grant to receive disbursements of Federal funds.	No less than annually

## VIII. CONTACT AND SUPPORT

### VIII. [Contact and Support](#)

#### A. [Agency Contact](#)

#### B. [Grants.gov](#)

#### C. [Sam.gov](#)

#### D. [Debriefing](#)

#### E. [Applicant Experience Survey](#)

#### F. [Other Online Resources](#)

## VIII. CONTACT AND SUPPORT

Individuals who are deaf or hard of hearing, as well as individuals who have speech or communication disabilities may use a relay service. To learn more about how to make an accessible telephone call, visit the webpage for the [Federal Communications Commission](#).

### A. Agency Contact

#### 1. Program and Application Requirements

Name: Michael Stewart

Phone: ( 202 ) 402-2258

Email: [ResearchPartnerships@hud.gov](mailto:ResearchPartnerships@hud.gov)

Note: HUD's assistance is limited by the standards at [24 CFR 4.26](#).

#### 2. Paper Application Waiver Request

Name: Carol Gilliam

Email: [ResearchPartnerships@hud.gov](mailto:ResearchPartnerships@hud.gov)

Phone: 202-402-4354

HUD Organization: PD&R

Street: 451 7th St SW

City: Washington

DC DISTRICT OF COLUMBIA

20410

**HUD Reform Act.** HUD is prohibited from disclosing [covered selection information](#) during the selection process. The selection process includes NOFO development and publication, and concludes with the announcement of selected recipients of financial assistance. HUD will not assist you with completing your application.

### B. Grants.gov

Grants.gov provides 24/7 support. You can call 800-518-4726 or email [support@grants.gov](mailto:support@grants.gov). Hold on to your ticket number.

### C. SAM.gov

If you need help, you can call 866-606-8220 or live chat with the [Federal Service Desk](#).

### D. Debriefing

After public announcement of awards, HUD will debrief you on your application upon your written request. Submit your written request to the [agency contact for program and application requirements](#) in this NOFO. HUD may limit the information provided to protect the integrity of the competition.

For a period of at least 120 calendar days, beginning 30 calendar days after the public

announcement of awards under this NOFO, HUD will provide an oral debriefing related to the application of the requesting unsuccessful applicants. A request for debriefing must be made in writing or by email by the AOR whose signature appears on the SF-424 or by his or her successor in office and be submitted to the POC in Section VII Agency Contact(s) of this NOFO. Information provided during a debriefing may include the final score the applicant received for each rating factor, final evaluator comments for each rating factor, and the final assessment indicating the basis upon which funding was approved or denied.

## E. Applicant Experience Survey

You are encouraged to provide feedback on your application experience by completing our [Applicant Experience Survey](#). Your feedback is optional; you are not required to provide personal information. HUD may use your feedback to improve future NOFOs. Your feedback has no impact on funding decisions.

## F. Other Online Resources

You are encouraged to review the [online resources](#) for context on some of the NOFO requirements.

# APPENDIX

[Appendix](#)

[Appendix I Definitions](#)

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## APPENDIX

### Appendix I. Definitions

#### 1. Standard Definitions

For standard definitions not listed below, refer to [2 CFR 200.1](#).

**Affirmatively Furthering Fair Housing (AFFH)** - statutory obligation to affirmatively further the purposes and policies of the Fair Housing Act (see also [24 CFR 5.151](#), as amended by 90 FR 11020).

**Authorized Organization Representative (AOR)** is the official within your organization with the legal authority to: give assurances, make commitments, submit your application to HUD, enter into agreements, and execute such documents on behalf of your organization. The AOR is not necessarily the Project Director. The AOR has [defined privileges](#) within Grants.gov.

**Consolidated Plan** has the same meaning as defined at [24 CFR part 91](#).

**E-Business Point of Contact (E-Biz POC)** is [defined at Grants.gov](#).

**Eligibility requirements** are mandatory requirements for an application to be considered for funding.

**Grants.gov** is the website serving as the Federal government's central portal for searching and applying for federal financial assistance.

**Primary Point of Contact (PPOC)** is the person HUD may contact with questions about the application submitted. The PPOC is listed in item 8F on the SF-424.

**Small business** is defined as a privately-owned corporation, partnership, or sole proprietorship that has fewer employees and less annual revenue than regular-sized business. The definition of "small"—in terms of being able to apply for government support and qualify for preferential tax policy—varies by country and industry. The U.S. Small Business Administration defines a small business according to a set of standards based on specific industries. See [13 CFR part 121](#).

**System for Award Management (SAM)** has the same meaning as [2 CFR 25.100\(b\)](#).

**Threshold Requirements** are eligibility requirements you must meet before HUD advances to a merit review of your application.

**Unique Entity Identifier (UEI)** has the same meaning as [2 CFR 25.100\(a\)](#).

#### 2. Program Definitions.

**Affordable Housing:** Affordable housing is defined as any housing in which the occupant pays no more than 30 percent of gross income for housing costs, including utilities. For the purpose of this NOFO this definition encompasses, but is not limited to, public-funded or federally subsidized housing.

**Factory-built housing and components:** This term refers to a range of residential building products that are produced in a factory at a location other than the location of final

installation. These products include, but are not limited to, manufactured housing, modules, panels, etc.

**Homebuilding:** The design and construction of housing. In this NOFO, we are primarily interested in homebuilding of single-family attached or detached homes and multifamily homes with three stories or less (homes of this type generally use similar design approaches, products, and trades).

**Innovation:** For the purpose of this NOFO, innovation is defined as the introduction of something new that results in an improvement of function or performance. For the purposes of this announcement, homebuilding innovations can include new construction methods, materials, techniques, processes or products, that greatly increase the production and supply of quality and affordable housing. The terms "innovation" and "technology" are used interchangeably in this NOFO.

**Low and Moderate Income** means family or household annual income less than the Section 8 Low Income Limit, generally 80 percent of the area median income, as established by HUD.

**Manufactured housing:** Homes built entirely in the factory under the Federal Manufactured Home Construction and Safety Standards which are administered by the U.S. Department of Housing and Urban Development (HUD).

**Modular (housing):** Modular homes and/or industrialized buildings are constructed in factories and then transported to and assembled on-site. Sometimes called "box houses" because they are built complete with attached walls, floors, and ceilings and come already wired and ready for plumbing, modular homes tend to be the most affordable factory-built home. Modular structures fall under state and local level regulatory review.

**Quality Control Lapse:** A quality control lapse is a failure to meet deadlines, or accomplish quality or quantity goals, because of a failure of communication, collaboration, coordination, or supervision among the human beings involved in the project.

**Quality Control Plan:** A quality control plan is a schedule or practice of meetings, reviews, or inspections to ensure that quality control lapses do not occur.

**Regulatory Barriers:** Generally defined as regulations and processes that guide housing development and (1) the costs of implementing or complying with the regulation or process exceed the social benefits; (2) complex, non-transparent development processes limit entry to the market; and (3) restrictive land use regulations near employment and services may limit labor mobility, harming households and the national economy.

**Technology:** The application of scientific knowledge for practical purposes. The terms "innovation" and "technology" are used interchangeably in this NOFO.