

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

January 10, 2024

City of Detroit, Housing and Revitalization Department
Coleman A. Young Municipal Center, 2 Woodward Ave., Suite 908
Detroit, Michigan, 48226
Telephone: 313.224.2933

These notices shall satisfy two separate but related procedural requirements for activities undertaken by the City of Detroit.

REQUEST FOR RELEASE OF FUNDS

On or about January 26, 2024, the City of Detroit will submit a request to the U.S. Department of Housing and Urban Development (HUD) Detroit Field Office for the release of 1. Community Development Block Grant funds authorized under Title I of the Housing and Community Develop Act of 1974 (Public Law 93-383), and 2. Choice Neighborhood Initiative Funds authorized under the Choice Neighborhood Authorization; Section 24 of the U.S. Housing Act of 1937, the Consolidated Appropriations Act, (Public Law 116-6), and the Further Consolidate Appropriations Act, 2020 (Public Law 116-94), to undertake a project known as:

Project Title: Preserve on Ash I, located in the North Corktown Neighborhood, Detroit, Michigan

3330 16th Street	3322 16th Street	3316 16th Street	3308 16th Street
3302 16th Street	3331 15th Street	3325 15th Street	3315 15th Street
3307 15th Street	3330 15th Street	3322 15th Street	3314 15th Street
3308 15th Street	3300 15th Street	3433 14th Street	3327 14th Street
3309 14th Street	3303 14th Street	3107 14th Street	3095 14th Street

For the Purpose Of: Acquisition and new construction of five apartment buildings for a total of 69 mixed income housing units with approximately 6,000 square feet of retail on 2.33 acres of land in the North Corktown Neighborhood. Preserve on Ash I is the initial housing development phase which service to commence the development of 841 affordable housing units over nine housing projects through the Greater North Corktown neighborhood Planning Framework Study (Detroit 2020).

Mitigation Measures/Conditions/Permits: 1. Remedial action must be employed under the guidance of the Michigan EGLE to address onsite contaminants. 2. Conditions of the Section 106 Conditional No Adverse Effect determination are completed. 3. Hours of construction shall be in accordance with local code to mitigate temporary construction phase noise.

FUNDING

City ARPA - \$1,559,830
City CNI - \$2,771,417
City CDBG - \$1,726,410
LISC DHFF - \$2,000,000
MEDC - \$2,223,771
MSHDA 9% Gap Funding - \$1,782,525
EGLE Brownfield Grant - \$750,000
Deferred Developer Fee - \$900,000
LIHTC - \$18,808,119
GP Contribution - \$100
Total Funding - \$37,416,704

FINDING OF NO SIGNIFICANT IMPACT

The City of Detroit has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record (ERR) on file at the Coleman A. Young Municipal Center (CAMYC), 2 Woodward Ave., Suite 908, Detroit, Michigan 48226 and may be examined or copied with an appointment weekday's 9 A.M. to 4 P.M. The ERR is also located on the City of Detroit's Housing and Revitalization Department Website's Public Notice section: <https://detroitmi.gov/departments/housing-and-revitalization-department/public-notices>.

PUBLIC COMMENTS

Any individual, group, or agency may submit oral or written comments on the ERR to Penny Dwoinen, the City of Detroit Environmental Review Officer at telephone: 313.224.2933 or email: dwoinenp@detroitmi.gov. All comments received by January 25, 2024 will be considered by the City of Detroit prior to authorizing submission of a request for release of funds. Comments should specify which Notice they are addressing.

RELEASE OF FUNDS

The City of Detroit certifies to HUD that Ms. Julie Schneider, in her capacity as Director of the Housing and Revitalization Department at the City of Detroit 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 the City of Detroit to use Program funds.

OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of fund and the City of Detroit's certification for a period of fifteen (15) days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer of the City of Detroit; (b) the City of Detroit 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 has committed funds or incurred costs 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 the U.S. Department of Housing and Urban Development – Detroit Field Office, Keith E. Hernandez, Director, Community Planning and Development at DetroitCPD@hud.gov and Ms. Michelle King, PIH Representative, Detroit Field Office at CPD_COVID-19OEE-DET@hud.gov or Environmental-PublicComments@hud.gov. Potential objectors should contact Mr. Hernandez or Ms. King via e-mail to verify the actual last day of the objection period.

NOTICE OF NON-DISCRIMINATION

The City of Detroit does not discriminate on the basis of age, color, creed, handicap, national origin, race, sex or sexual orientation. Persons or groups with discrimination complaints may file those complaints with the City of Detroit Human Rights Department, 2 Woodward Avenue, Suite 1026, Detroit, Michigan, 48226.

Ms. Julie Schneider, Director, Housing and Revitalization Department, City of Detroit