

# **NEIGHBORHOOD STABILIZATION PROGRAM**

## **“NSP3” SUBSTANTIAL AMENDMENT**



### **For the Acquisition, Rehabilitation and Resale of Vacant Foreclosed Homes in Nassau County**

Nassau County Office of Community Development  
John Sarcone, Director  
40 Main Street, 3<sup>rd</sup> floor  
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## NSP3 Substantial Amendment

### 1. *NSP3 Grantee Information*

<b>Jurisdiction:</b> County of Nassau, New York	<b>NSP3 Contact Person:</b> Ricardo Mercado Nassau County Office of Community Development <b>Address:</b> 40 Main Street, 3 <sup>rd</sup> floor Hempstead, New York 11550 <b>Telephone:</b> 516-572-1936 <b>Fax:</b> 516-572-1983 <b>Email:</b> <a href="mailto:RMercado@nassaucountyny.gov">RMercado@nassaucountyny.gov</a>
<b>Jurisdiction Web Address:</b> <a href="http://www.nassaucountyny.gov/agencies/OCD/index.php">www.nassaucountyny.gov/agencies/OCD/index.php</a>	

### 2. *Areas of Greatest Need*

#### *Map Submission*

The Nassau County Office of Community Development (NCOCD) has selected six eligible target areas for NSP3 based on eligibility criteria provided by HUD. The maps generated at the HUD “NSP3 Mapping Tool for Preparing Action Plan” website are included as an attachment to this Action Plan Amendment made available for public review and comment on the Nassau County NCOCD website at <http://www.nassaucountyny.gov/agencies/OCD/nsp5.php>. Maps of six eligible target areas were created using the U.S. Department of Housing and Urban Development (HUD) Mapping Tool and are posted for review.

#### *Data Sources Used to Determine Areas of Greatest Need*

The Nassau County Office of Community Development (NCOCD) defined “areas of greatest need” based on the level of foreclosure rates, defaulted subprime mortgages, and areas most susceptible to further foreclosures. The data derived from the United States Office of Housing and Urban Development (HUD) Mapping Tool revealed that within the six (6) targeted areas selected by Nassau County there are over 55,700 housing units with a total average NSP3 Need Score of 17.98. This average far exceeds the New York State Minimum NSP3 Need Score of 16.

#### *Determination of Areas of Greatest Need and Applicable Tiers*

The areas of greatest need were established by HUD. Nassau County utilized the HUD data and the mandated New York State minimum NSP3 Need Score to identify eligible target areas. NSP3 funding will be targeted to those areas that are the focus of local revitalization efforts to ensure that the NSP3 funds are used to generate maximum impact in terms of neighborhood stabilization. The HUD NSP3 Mapping Tool was used to highlight areas with the highest percentages of high cost loans, as well as the greatest potential for additional foreclosures. Six (6) maps were generated to define the designated areas of greatest need and to establish eligible areas under NSP3. Nassau County

reserves the right to select residential properties within these areas for assistance using NSP3 funds.

In order to provide for the hiring of employees who reside in the vicinity of NSP3 projects or contracts with small businesses that are owned and operated by persons residing in the vicinity of the project including information on existing local ordinances that address these requirements, Nassau County Office of Community Development (NCOCD) will ensure that all contracts and or agreements with developers, subrecipients and contractors include new job opportunities for training and employment arising in connection with housing rehabilitation, construction or other public construction projects be given to those that reside in Nassau County.

Through a Request for Proposals (RFP), NCOCD will identify a list of program partners that may include for profits, not-for-profits and developers. In addition to the RFP, NCOCD will collaborate with our consortium members to revitalize and stabilize targeted areas that are most impacted by foreclosures. In order to focus our neighborhood stabilization efforts, NCOCD will concentrate its NSP funded activities in targeted areas that include other Nassau County HOME and Community Development Block Grant projects.

We will carefully monitor market conditions in the targeted area before NCOCD purchases, rehabilitates, and resells or rents the homes. The percentage of foreclosures, the percentage of homes with high cost mortgages, and the likelihood that an area will face a significant rise in the rate of home foreclosures will be analyzed to determine where this program will do the most good.

NCOCD is aware of need for employment and vocational training in the targeted areas. To ensure compliance with Section 3 requirements, NCOCD will reach out to small businesses and contractors engaged in the program to make them aware of their responsibilities. In addition, we will encourage every business that is awarded contracts to utilize the workforce in the local neighborhood of the project. We will work closely and monitor the outreach to the local workforce. Some of the targeted areas of greatest needs designated by Nassau County in Appendix A, have a close proximity to mass transportation which is vital to aid in the stabilization of the neighborhoods by attracting an employed workforce to these communities.

### **3. *Definitions and Descriptions***

*The definition of “blighted structure” in context of state or local law*

NCOCD will use the New York State definition of unsafe structures as our definition of blighted structures.

The definition of “Unsafe Structures and Equipment” under 107 of the Fire Code of New York State states: “An unsafe structure is one that is found to be dangerous to the life, health, property or safety of the public or to the occupants of the structure by not providing

minimum safeguards to protect or warn occupants in the event of fire or because such structures contain unsafe equipment or is so damaged, decayed dilapidated, or structurally unsafe; or is of such faulty construction or unstable foundation that partial or complete collapse is possible.”

#### *The definition of “affordable rents”*

The maximum affordable rents shall not exceed the Fair Market Rents (FMR) as published annually by HUD for Nassau County, New York. Further, NSP requires that no less than 25% of allocated funds be targeted to units assisting residents earning no more than 50% of the AMI defined by HUD. For these units, the Low HOME Rent, which targets renters at or below 50% of AMI, will be utilized. The current applicable rents for both categories are listed below:

	<u>Fair Market Rent</u>	<u>HOME Low Rent Limit</u>
Efficiency	\$ 1,233.00	\$ 941.00
1 Bedroom	\$ 1,425.00	\$ 1,008.00
2 Bedroom	\$ 1,682.00	\$ 1,210.00
3 Bedroom	\$ 2,232.00	\$ 1,397.00
4 Bedroom	\$ 2,432.00	\$ 1,558.00
5 Bedroom	\$ 2,797.00	\$ 1,720.00
6 Bedroom	\$ 3,162.00	\$ 1,881.00

#### *Description of Long-Term Affordability*

Nassau County will ensure long term affordability of rental or individually owned and occupied properties through the use of subordinate NSP mortgages filed with the deed that will restrict the rent and/or use of the property for a term that meets or exceeds HOME requirements. In the event that title to the assisted property is transferred to an owner who is eligible for assistance under NSP guidelines, the amount of assistance will remain in the property to provide continued affordability. If title to the assisted property is transferred to an owner deemed ineligible for assistance under NSP guidelines before the affordability period expires, the assistance provided by NCOCD will be subject to recapture. NCOCD will monitor assisted rental and individually owned and occupied properties at initial occupancy and annually during the affordability period.

#### *Description of Housing Rehabilitation Standards*

All NSP assisted properties will meet the NCOCD written residential rehabilitation standards. These standards are based on the County’s 30 years of rehabilitation program assistance under the Community Development Block Grant Program (CDBG).

All deteriorated or substandard components will be addressed. The costs of improvements will not exceed 50% of the assessed or appraised value of the structure after completion of the proposed rehabilitation work.

All gut rehabilitation or new construction (i.e., general replacement of the interior of a building that may or may not include changes to structural elements such as flooring systems, columns or load bearing interior or exterior walls) of residential buildings up to three stories must be designed to meet the standard for Energy Star Qualified New Homes Standards.

All gut rehabilitation or new construction of mid or high-rise multifamily housing must be designed to meet American Society of Heating, Refrigerating, and Air-Conditioning Engineers (ASHRAE) Standard 90.1-2004, Appendix G plus 20 percent (which is the Energy Star Standard for multi-family buildings piloted by the Environmental Protection Agency and the Department of Energy).

Other rehabilitation must meet these standards to the extent applicable to the rehabilitation work undertaken, e.g. replace older obsolete products and appliances including windows, doors, lighting, hot water heaters, furnaces, boilers, air-conditioning units, refrigerators, clothes washers, and dishwashers) with Energy Star- 46 labeled products.

Water efficient toilets, showers, and faucets, such as those with the Watersense label must be installed. Where relevant, the housing should be improved to mitigate the impact of disasters such as hurricanes and flooding.

NCOCD will comply with all requirements as stated in Attachment C, of FR-5447-N-01 – “Notice of Formula Allocations and Program Requirements for Neighborhood Stabilization Program Formula Grants.

#### **4. *Low-Income Targeting***

##### *Low-Income Set-Aside Amount*

It is expected that funding set aside for households at or below 50% of the AMI may need to be targeted to affordable rental dwelling units. However, homeownership opportunities will not be excluded. NCOCD will work closely with the Section 8 program and the Nassau County Office of Housing and Homeless Services as a source of potential renters and to ensure compliance with this requirement.

Total low-income set-aside percentage (must be no less than 25 percent):	33.73%.
Total funds set aside for low-income individuals:	\$713,800.00

##### *Meeting Low-Income Target*

The NCOCD goal of increasing the number of decent, safe, and sanitary affordable housing units available to low income residents, while at the same time providing a sustainable living environment and expanding the economic opportunities for all residents, will be based on targeting low income residents by examining their household need. There are four categories of residents that will be targeted:

- 1) low income renter households
- 2) homeless families and individuals
- 3) non-homeless special needs populations (i.e. veterans)
- 4) low income owner households.

NCOCD will lead and continue to be involved with enhanced coordination between public and nonprofit housing providers and with private and public health service agencies. Organizations that serve the identified categories of residents will be encouraged to participate in the NSP to ensure that the County's low-income targeting goals are met. We will utilize observations and analyses of market conditions concerning the location of identified properties in assessing the properties to be included in the program.

NCOCD projects three (3) single or multi-family affordable housing units to be completed in this activity.

## **5.     *Acquisition and Relocation***

NCOCD does not intend to purchase any occupied home. All property acquired shall be vacant.

## **6.     *Public Comment***

### *Citizen Participation Plan*

NCOCD encourages citizen participation and comment in the preparation of its NSP3 program. A Public Notice was published in Newsday and on the Nassau County NCOCD website, announcing the availability of the Action Plan Amendment for review and comment. The Notice directed residents to the NCOCD website where the amendment was available for downloading. The NSP3 substantial amendment was also posted on the NCOCD website. Additionally, to ensure that all residents of the targeted communities have access to information about our NSP3 plans, NCOCD posted target area maps for all six (6) identified target areas on the website.

### *Summary of Public Comment*

No public comments were received by Nassau County NCOCD during the public comment period prior to submission to HUD.

## 7. NSP Information by Activity (Complete for Each Activity)

### **Activity 1**

1. Activity Name: Acquisition and Rehabilitation of Foreclosed Properties for households at or below 50% of the AMI.

2. Uses (Select All That Apply)

- ☐ Eligible Use A: Financing Mechanisms
- ☒ Eligible Use B: Acquisition and Rehabilitation
- ☐ Eligible Use C: Land Banking
- ☐ Eligible Use D: Demolition
- ☐ Eligible Use E: Redevelopment

3. Activity Type: Section 2301(c)(3)(B) of HERA: Purchase and rehabilitate residential properties that have been abandoned or foreclosed upon in order to sell, rent, or redevelop such homes and properties for those with incomes at or below 50% of the AMI.

### ***CDBG Eligible Activities:***

24 CFR 570.201(a) – Acquisition of Real Property

24 CFR 570.201(b) – Disposition of Real Property

24 CFR 570.202 – Rehabilitation

4. National Objective: Provides or improves permanent residential structures that will be occupied by a household whose income is at or below 50% of the AMI.

5. Activity Description: As referenced in the Nassau County Office of Community Development Consolidated Plan 2009-2014, the need for rental housing is evident. NCOCD will give preference to acquiring housing units that will allow rental choice while having access to mass transit. NCOCD reserves the right to contract with nonprofit and for-profit developers for the acquisition and rehabilitation of abandoned or foreclosed single family or multi-family properties for re-sale or rent to households with annual income that is at or below 50% of the AMI. Market and economic conditions will determine whether the rehabilitated properties are sold or rented to said households. NCOCD will ensure that the properties are maintained according to affordability and maintenance standards set by HUD and the County of Nassau. The assistance is intended to prevent or ameliorate vacated properties and blight by providing assistance to make residential properties affordable and rentable. This activity directly supports stabilization of the target communities and reduces or eliminates vacant and abandoned residential properties in the area. NCOCD projects three (3) single or multi-family affordable housing units being assisted under this activity.

Nassau County will ensure long term affordability of rental or individually owned and occupied properties through the use of subordinate NSP mortgages filed with the deed that will restrict the rent and/or use of the property for a term that meets or exceeds



HOME requirements. In the event that title to the assisted property is transferred to an owner who is eligible for assistance under NSP guidelines, the amount of assistance will remain in the property to provide continued affordability. If title to the assisted property is transferred to an owner deemed ineligible for assistance under NSP guidelines before the affordability period expires, the assistance provided by NCOCD will be subject to recapture. NCOCD will monitor assisted rental and individually owned and occupied properties at initial occupancy and annually during the affordability period.

Through a Request for Proposals (RFP), NCOCD will identify a list of program partners that may include for profits, not-for-profits and developers. In addition to the RFP, NCOCD will collaborate with our consortium members to revitalize and stabilize targeted areas that are most impacted by foreclosures. In order to focus our neighborhood stabilization efforts, NCOCD will concentrate its NSP funded activities in targeted areas that include other Nassau County HOME and Community Development Block Grant projects

The timeline for the RFP selection process will begin June 30, 2011. An amendment along with the final needs and target area mapping data and selections will be submitted no later than June 30, 2011.

6. Location Description: This activity will help those neighborhoods within the county described in Section 2 “Areas of Greatest Need”, and affixed in Appendix A of this plan.

7. Budget Information: \$713,800

8. Performance Measures: Three (3) units of housing, rented or sold to households earning no more than 50% of the AMI.

9. Projected Start Date: April 30, 2012

10. Projected End Date: April 30, 2014

11. Responsible Organization: Nassau County  
Office of Community Development  
40 Main Street, 3<sup>rd</sup> Floor  
Hempstead, NY 11550  
John Sarcone, Director  
516-572-0815  
[JSarcone@nassaucountyny.gov](mailto:JSarcone@nassaucountyny.gov)

## **Activity 2**

1. Activity Name: Acquisition and Rehabilitation of Foreclosed Properties for households with incomes up to 120% of the AMI

2. Uses (Select All That Apply)

- ☒ Eligible Use A: Financing Mechanisms
- ☒ Eligible Use B: Acquisition and Rehabilitation
- ☐ Eligible Use C: Land Banking
- ☐ Eligible Use D: Demolition
- ☐ Eligible Use E: Redevelopment

3. Activity Type: Section 2301(c)(3)(B) of HERA: Purchase and rehabilitate homes and residential properties that have been abandoned or foreclosed in order to sell, rent, or redevelop.

### ***CDBG Eligible Activities:***

24 CFR 570.201(a) – Acquisition of Real Property

24 CFR 570.201(b) – Disposition of Real Property

24 CFR 570.202 – Rehabilitation

4. National Objective: Provides or improves permanent residential structures that will be occupied by a household whose income is between 50% of the AMI and 120% of the AMI

5. Activity Description: Nassau County one of the highest foreclosure rate in the state of New York. NCOCD reserves the right to contract with non-profit and for-profit developers for the acquisition and rehabilitation of abandoned or foreclosed single family or multi-family properties for resale or rent to households with annual income up to 120% of the AMI. Market and economic conditions will determine whether the rehabilitated properties are sold or rented to said households. This activity directly supports stabilization of the target communities and reduces and/or eliminates foreclosed, vacant/abandoned residential properties in the area with the intention to prevent or ameliorate blight by providing assistance to make these homes safe, energy efficient, and affordable.

NCOCD will ensure the properties are maintained according to affordability and maintenance standards set by HUD and the County of Nassau. NCOCD projects a minimum four (4) single or multi-family affordable housing units for annual incomes up to 120% of the AMI.

NCOCD will ensure long term affordability through the use of subordinate NSP mortgages filed with the deed that will restrict the rent and/or use of the property for a term that meets or exceeds HOME requirements for a maximum of fifteen (15) years. In the event that title to the assisted property is transferred to an owner who is eligible for assistance under NSP guidelines, the amount of assistance will remain in the property to

provide continued affordability. NCOCD will monitor assisted rental and individually owned and occupied properties at initial occupancy and annually during the affordability period. If title is transferred to an owner deemed ineligible or if during annual monitoring the home is found to be non-owner occupied before the affordability period expires, the assistance provided shall be immediately due and subject to recapture.

Through a Request for Proposals (RFP), NCOCD will identify a list of program partners that may include for profits, not-for-profits and developers. In addition to the RFP, NCOCD will collaborate with our consortium members to revitalize and stabilize targeted areas that are most impacted by foreclosures. In order to focus our neighborhood stabilization efforts, NCOCD will concentrate its NSP funded activities in targeted areas that include other Nassau County HOME and Community Development Block Grant projects

The timeline for the RFP selection process will begin June 30, 2011. An amendment along with the final needs and target area mapping data and selections will be submitted no later than June 30, 2011.

6. Location Description: This activity will help those neighborhoods within the county described in Section 2 “Areas of Greatest Need”, and affixed in Appendix A of this report.

7. Budget Information: \$1,102,463.

8. Performance Measures: Four (4) units of housing acquired or rented to households earning up to 120% of the AMI.

9. Projected Start Date: May 30, 2011

10. Projected End Date: April 30, 2014

9. Responsible Organization: Nassau County  
Office of Community Development  
40 Main Street, 3<sup>rd</sup> Floor  
Hempstead, NY 11550  
John Sarcone, Director  
516-572-0815  
[JSarcone@nassaucountyny.gov](mailto:JSarcone@nassaucountyny.gov)

### **Activity 3**

1. Activity Name: Program Administration
2. Uses (Select All That Apply)
  - ☐ Eligible Use A: Financing Mechanisms
  - ☐ Eligible Use B: Acquisition and Rehabilitation
  - ☐ Eligible Use C: Land Banking
  - ☐ Eligible Use D: Demolition
  - ☐ Eligible Use E: Redevelopment
3. Activity Type: Program Administration:  
General administration of planning activities related to the NSP throughout the Nassau County Urban Consortium.

#### ***CDBG Eligible Activities:***

- 24 CFR 570.205 – Planning
  - 24 CFR 570.206 – Administration
4. National Objective: Not Applicable.
  5. Activity Description: NCOCD will provide oversight and monitoring of the activities, procure contractors in some circumstances and provide technical assistance when necessary. Additionally, NCOCD will also be responsible for ensuring long term compliance with the affordability requirements of the NSP Program. The administrative cost to administer the NSP program and ensure compliance with the regulations may not exceed 10% of the total allocation plus 10% of program income.
  6. Location Description: : This activity will help those neighborhoods within the county described in Section 2 “Areas of Greatest Need”, and affixed in Appendix A of this report.
  7. Budget Information: \$211,607
  9. Projected Start Date: May 1, 2011
  10. Projected End Date: April 30, 2014
  11. Responsible Organization: Nassau County  
Office of Community Development  
40 Main Street, 3<sup>rd</sup> Floor  
Hempstead, NY 11550  
John Sarcone, Director  
516-572-0815  
[JSarcone@nassaucountyny.gov](mailto:JSarcone@nassaucountyny.gov)

## *Certifications*

1) **Affirmatively furthering fair housing.** The jurisdiction certifies that it will affirmatively further fair housing, which means that it will conduct an analysis to identify impediments to fair housing choice within the jurisdiction, take appropriate actions to overcome the effects of any impediments identified through that analysis, and maintain records reflecting the analysis and actions in this regard.

(2) **Anti-displacement and relocation plan.** The applicant certifies that it has in effect and is following a residential anti-displacement and relocation assistance plan.

(3) **Anti-lobbying.** The jurisdiction must submit a certification with regard to compliance with restrictions on lobbying required by 24 CFR part 87, together with disclosure forms, if required by that part.

(4) **Authority of jurisdiction.** The jurisdiction certifies that the consolidated plan or abbreviated plan, as applicable, is authorized under state and local law (as applicable) and that the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations and other program requirements.

(5) **Consistency with plan.** The jurisdiction certifies that the housing activities to be undertaken with NSP funds are consistent with its consolidated plan or abbreviated plan, as applicable.

(6) **Acquisition and relocation.** The jurisdiction certifies that it will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (42 U.S.C. 4601), and implementing regulations at 49 CFR part 24, except as those provisions are modified by the notice for the NSP program published by HUD.

(7) **Section 3.** The jurisdiction certifies that it will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u), and implementing regulations at 24 CFR part 135.

(8) **Citizen participation.** The jurisdiction certifies that it is in full compliance and following a detailed citizen participation plan that satisfies the requirements of Sections 24 CFR 91.105 or 91.115, as modified by NSP requirements.

(9) **Following a plan.** The jurisdiction certifies it is following a current consolidated plan (or Comprehensive Housing Affordability Strategy) that has been approved by HUD. [Only States and entitlement jurisdictions use this certification.]

(10) **Use of funds.** The jurisdiction certifies that it will comply with the Dodd-Frank Wall Street Reform and Consumer Protection Act and Title XII of Division A of the American

Recovery and Reinvestment Act of 2009 by spending 50 percent of its grant funds within 2 years, and spending 100 percent within 3 years, of receipt of the grant.

**(11) The jurisdiction certifies:**

- a. that all of the NSP funds made available to it will be used with respect to individuals and families whose incomes do not exceed 120 percent of area median income; and
- b. The jurisdiction will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low- and moderate-income, including any fee charged or assessment made as a condition of obtaining access to such public improvements. However, if NSP funds are used to pay the proportion of a fee or assessment attributable to the capital costs of public improvements (assisted in part with NSP funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds. In addition, with respect to properties owned and occupied by moderate-income (but not low-income) families, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than NSP funds if the jurisdiction certifies that it lacks NSP or CDBG funds to cover the assessment.

**(12) Excessive force.** The jurisdiction certifies that it has adopted and is enforcing:

- a. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in nonviolent civil rights demonstrations; and
- b. A policy of enforcing applicable state and local laws against physically barring entrance to, or exit from, a facility or location that is the subject of such nonviolent civil rights demonstrations within its jurisdiction.

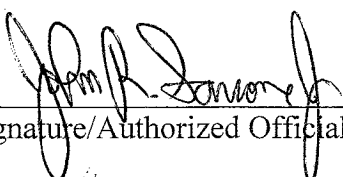
**(13) Compliance with anti-discrimination laws.** The jurisdiction certifies that the NSP grant will be conducted and administered in conformity with Title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d), the Fair Housing Act (42 U.S.C. 3601-3619), and implementing regulations.

**(14) Compliance with lead-based paint procedures.** The jurisdiction certifies that its activities concerning lead-based paint will comply with the requirements of part 35, subparts A, B, J, K, and R of this title.

**(15) Compliance with laws.** The jurisdiction certifies that it will comply with applicable laws.

(16) **Vicinity hiring.** The jurisdiction certifies that it will, to the maximum extent feasible, provide for hiring of employees that reside in the vicinity of NSP3 funded projects or contract with small businesses that are owned and operated by persons residing in the vicinity of NSP3 projects.

(17) **Development of affordable rental housing.** The jurisdiction certifies that it will be abide by the procedures described in its NSP3 Abbreviated Plan to create preferences for the development of affordable rental housing for properties assisted with NSP3 funds.

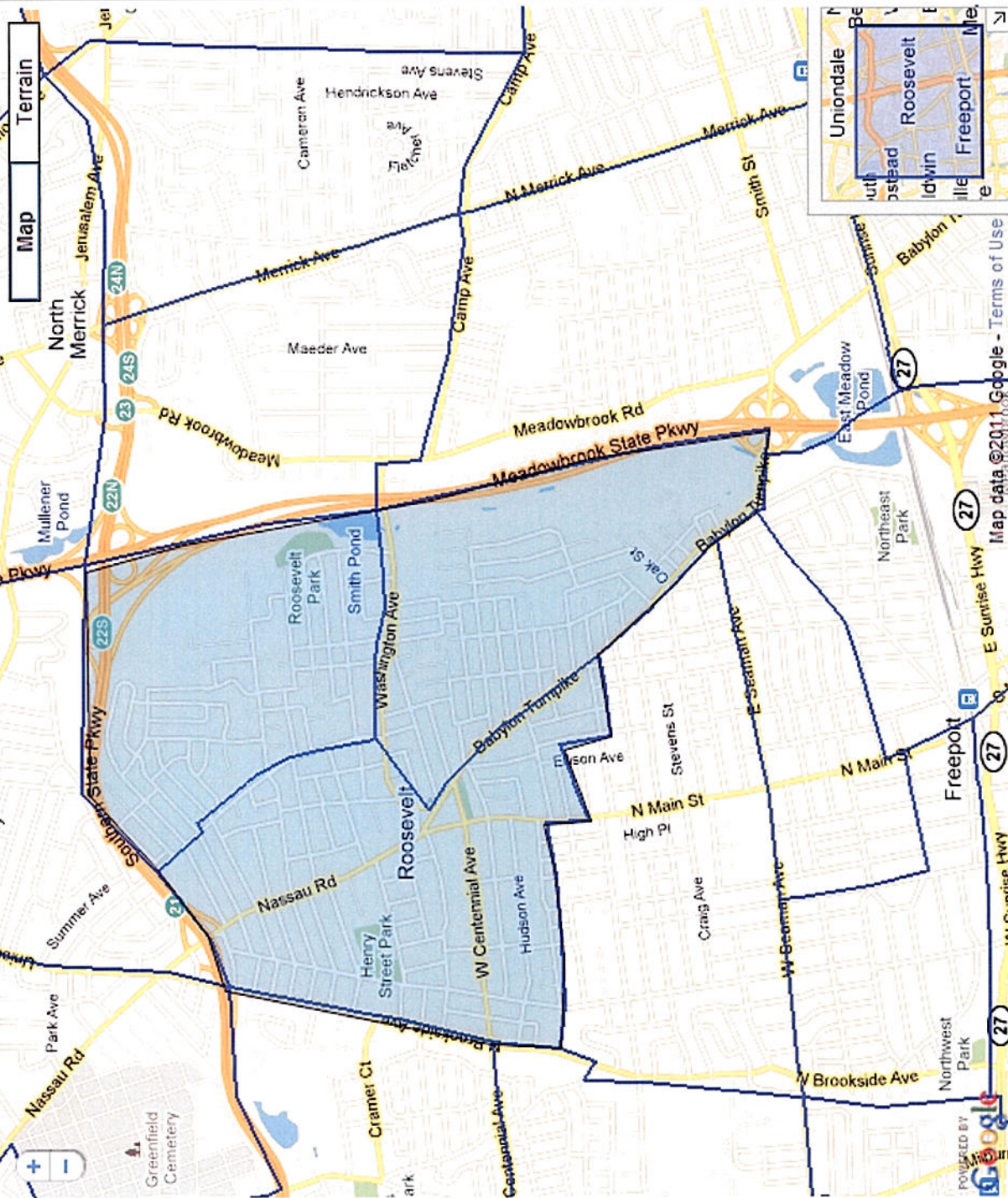
  
\_\_\_\_\_  
Signature/Authorized Official

2/6/12  
Date

Director  
Title



[Click here for an Overview](#)



### NSP3 Options

14 Current Zoom Level

☒ Show Tracts Outline (Zoom 11+)

DRAW

FINISH

VIEW DATA

VIEW PROJECTS

METHODOLOGY

INSTRUCTIONS

The NSP3 mapping tool now provides a summary NSP3 score for all projects drawn. Click on "View Projects", which will list all of the projects (target areas) that have data calculated. It shows the NSP3 score for each target area along with the total estimated housing units in that area. At the bottom of the list is a sum of all housing units in all target areas and the NSP3 score for all target areas drawn. Grantees are advised to know their state minimum and if the summary score is less than the state minimum the grantee should delete, add, or revise target areas. Note that if you delete or add, the tool only recalculates after you close the "View Projects" box and reopen it. HUD also advises grantees to think carefully about the size of their target areas in total. If those target areas have a very large number of total housing units relative to the dollars available, HUD will likely ask that the grantee reduce the number and/or size of their target areas.



[Click here for an Overview](#)

## NSP3 Options

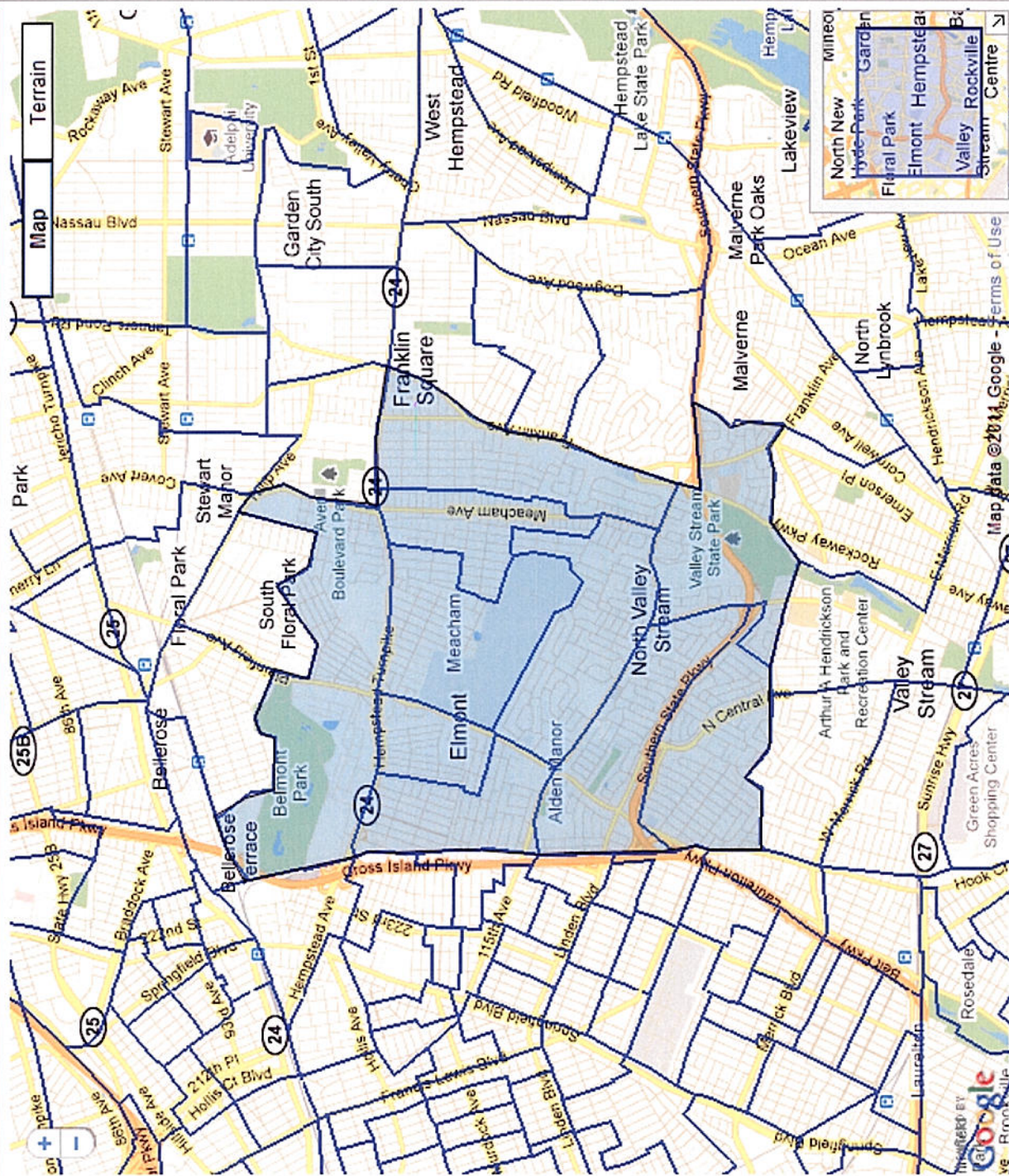
13 Current Zoom Level

☒ Show Tracts Outline (Zoom 11+)

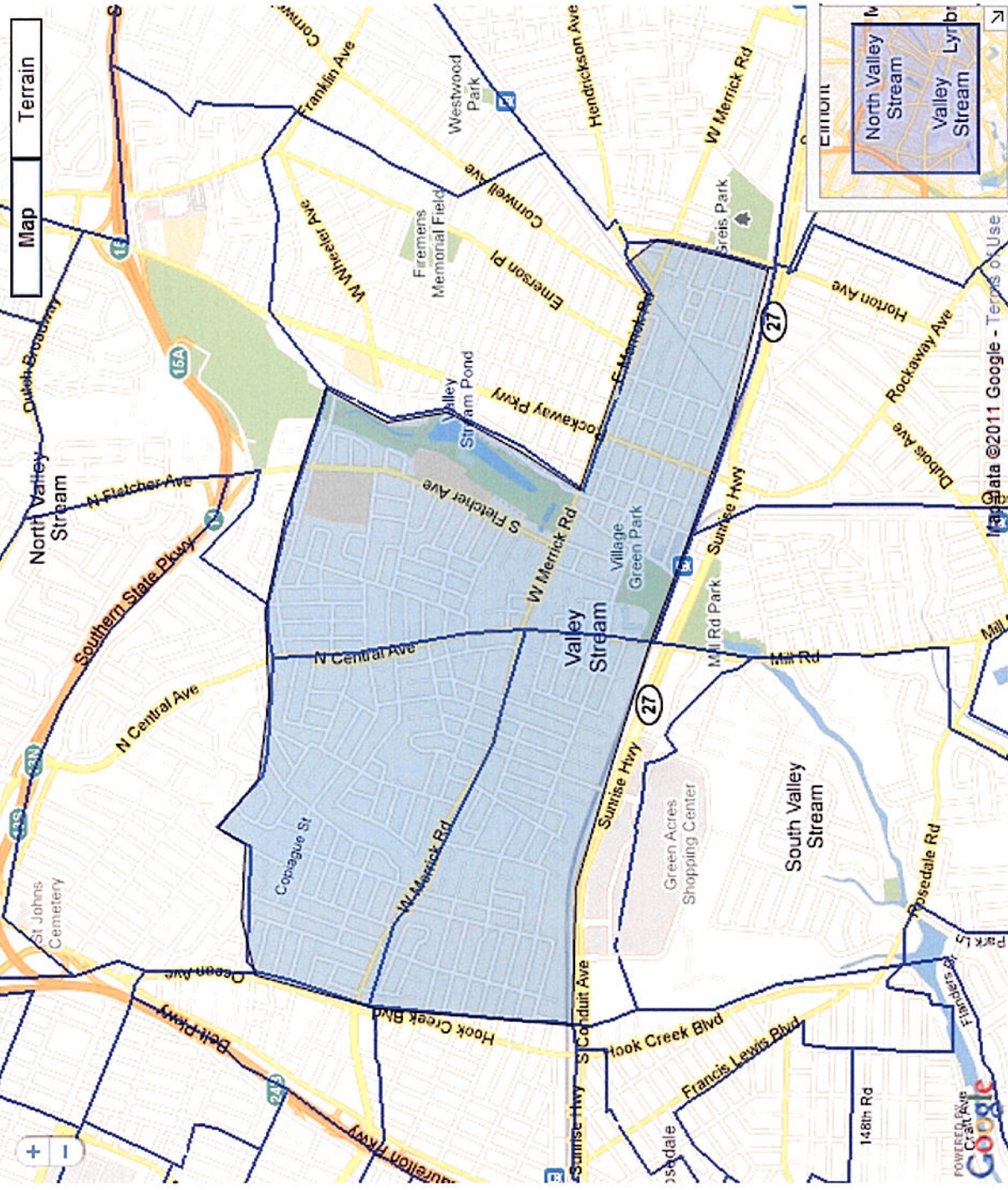
[METHODOLOGY](#)

[INSTRUCTIONS](#)

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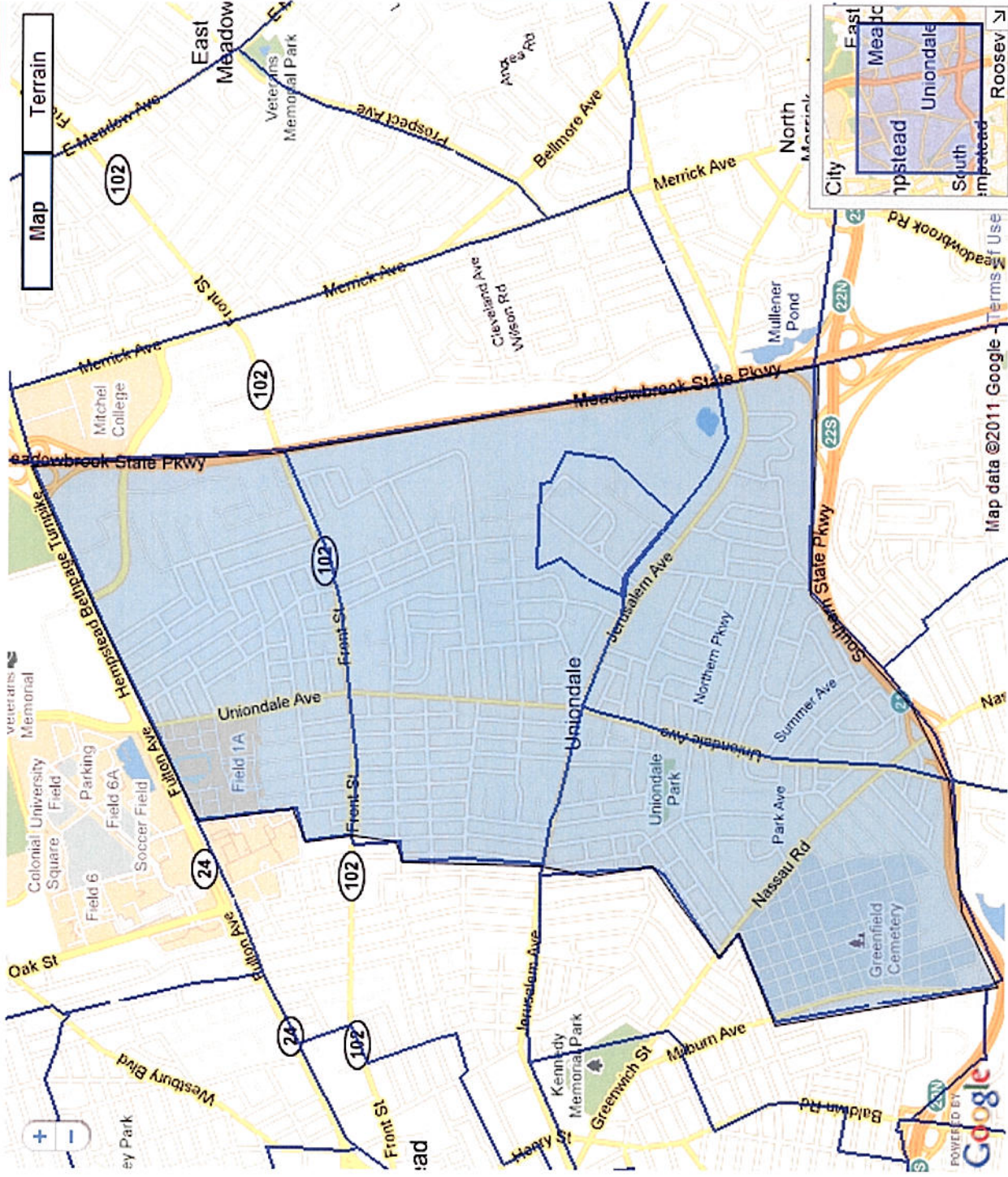
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METHODOLOGY

INSTRUCTIONS

The NSP3 mapping tool now provides a summary NSP3 score for all projects drawn. Click on "View Projects", which will list all of the projects (target areas) that have data calculated. It shows the NSP3 score for each target area along with the total estimated housing units in that area. At the bottom of the list is a sum of all housing units in all target areas and the NSP3 score for all target areas drawn. Grantees are advised to know their state minimum and if the summary score is less than the state minimum the grantee should delete, add, or revise target areas. Note that if you delete or add, the tool only recalculates after you close the "View Projects" box and reopen it. HUD also advises grantees to think carefully about the size of their target areas in total. If those target areas have a very large number of total housing units relative to the dollars available, HUD will likely ask that the grantee reduce the number and/or size of their target areas.



Click here for an Overview

## NSP3 Options

14 Current Zoom Level

☒ Show Tracts Outline (Zoom 11+)

DRAW

FINISH

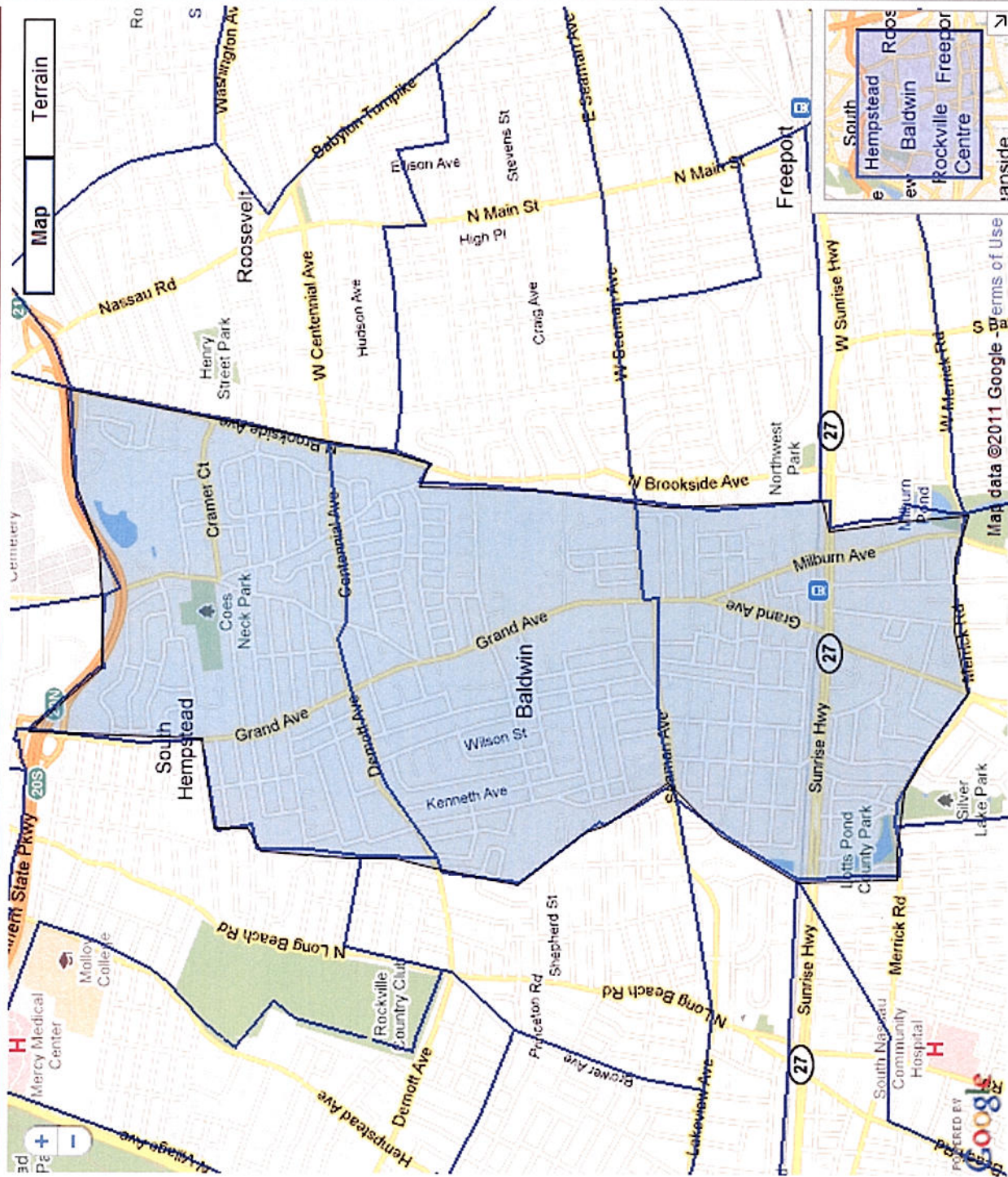
VIEW DATA

VIEW PROJECTS

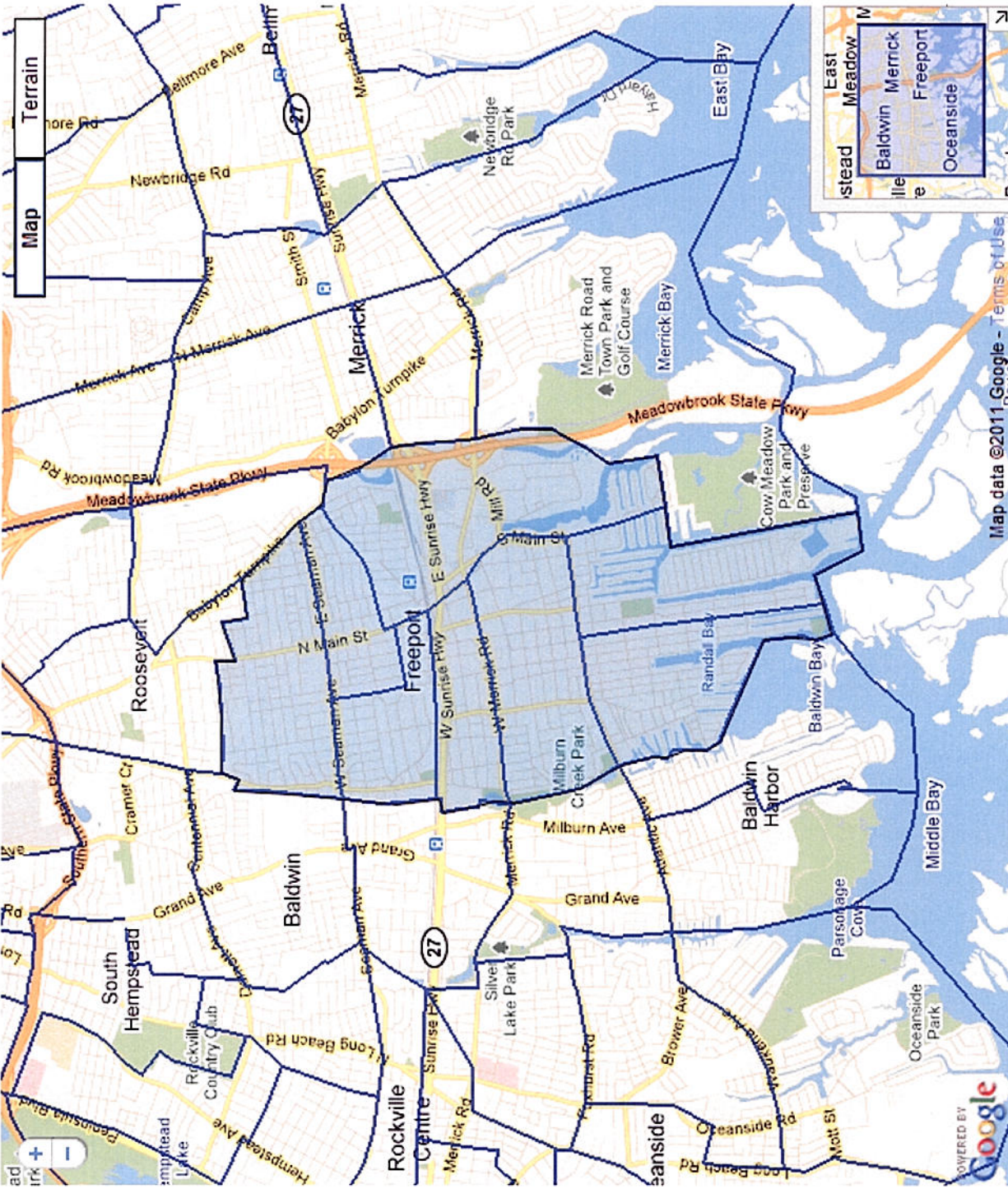
METHODOLOGY

INSTRUCTIONS

The IISP3 mapping tool now provides a summary IISP3 score for all projects drawn. Click on "View Projects", which will list all of the projects (target areas) that have data calculated. It shows the IISP3 score for each target area along with the total estimated housing units in that area. At the bottom of the list is a sum of all housing units in all target areas and the IISP3 score for all target areas drawn. Grantees are advised to know their state minimum and if the summary score is less than the state minimum the grantee should delete, add, or revise target areas. Note that if you delete or add, the tool only recalculates after you close the "View Projects" box and reopen it. HUD also advises grantees to think carefully about the size of their target areas in total. If those target areas have a very large number of total housing units relative to the dollars available, HUD will likely ask that the grantee reduce the number and/or size of their target areas.







Click here for an Overview

**ISP3 Options**

13 Current Zoom Level

☒ Show Tracts Outline (Zoom 11+)

[METHODOLOGY](#)

[INSTRUCTIONS](#)

The ISP3 mapping tool now provides a summary ISP3 score for all projects drawn. Click on "View Projects", which will list all of the projects (target areas) that have data calculated. It shows the ISP3 score for each target area along with the total estimated housing units in that area. At the bottom of the list is a sum of all housing units in all target areas and the ISP3 score for all target areas drawn. Grantees are advised to know their state minimum and if the summary score is less than the state minimum the grantee should delete, add, or revise target areas. Note that if you delete or add, the tool only recalculates after you close the "View Projects" box and reopen it. HUD also advises grantees to think carefully about the size of their target areas in total. If those target areas have a very large number of total housing units relative to the dollars available, HUD will likely ask that the grantee reduce the number and/or size of their target areas.

Application for Federal Assistance SF-424

Version 02

\*1. Type of Submission:

- ☐ Preapplication  
☒ Application  
☐ Changed/Corrected Application

\*2. Type of Application

- ☒ New  
☐ Continuation  
☐ Revision

\* If Revision, select appropriate letter(s)

\*Other (Specify)

3. Date Received:

4. Applicant Identifier:

Nassau County Office Community of Development

5a. Federal Entity Identifier:

\*5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

\*a. Legal Name: Nassau County

\*b. Employer/Taxpayer Identification Number (EIN/TIN):

11-600463

\*c. Organizational DUNS:

781303789

d. Address:

\*Street 1: 40 Main Street - 3rd Floor

Street 2:

\*City: Hempstead

County:

Nassau

\*State:

NY

Province:

\*Country:

U.S.A.

\*Zip / Postal Code

11550-4042

e. Organizational Unit:

Department Name:

OCD

Division Name:

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Mr.

\*First Name:

Raymond

Middle Name:

S.

\*Last Name:

Thomas

Suffix:

Title: Director

Organizational Affiliation:


\*Telephone Number: (516) 572-1905

Fax Number: 516-572-1983

\*Email: rthomas@nassaucountyny.gov

<b>Application for Federal Assistance SF-424</b>		Version 02
<b>*9. Type of Applicant 1: Select Applicant Type:</b> <span style="border: 1px solid black; padding: 2px;">B. County Government</span>		
Type of Applicant 2: Select Applicant Type: <span style="border: 1px solid black; display: inline-block; width: 500px; height: 1.2em; vertical-align: middle;"></span>		
Type of Applicant 3: Select Applicant Type: <span style="border: 1px solid black; display: inline-block; width: 500px; height: 1.2em; vertical-align: middle;"></span>		
*Other (Specify)		
<b>*10 Name of Federal Agency:</b> <span style="border: 1px solid black; padding: 2px;">U.S. Department of Housing and Urban Development</span>		
<b>11. Catalog of Federal Domestic Assistance Number:</b> <span style="border: 1px solid black; padding: 2px;">14-218</span>		
<b>CFDA Title:</b> <span style="border: 1px solid black; padding: 2px;">Neighborhood Stabilization Program 3</span>		
<b>*12. Funding Opportunity Number:</b> <span style="border: 1px solid black; display: inline-block; width: 200px; height: 1.2em; vertical-align: middle;"></span>		
<b>*Title:</b> <span style="border: 1px solid black; display: inline-block; width: 750px; height: 1.2em; vertical-align: middle;"></span>		
<b>13. Competition Identification Number:</b> <span style="border: 1px solid black; display: inline-block; width: 170px; height: 1.2em; vertical-align: middle;"></span>		
<b>Title:</b> <span style="border: 1px solid black; display: inline-block; width: 780px; height: 1.2em; vertical-align: middle;"></span>		
<b>14. Areas Affected by Project (Cities, Counties, States, etc.):</b> <span style="border: 1px solid black; padding: 2px;">Nassau County</span>		
<b>*15. Descriptive Title of Applicant's Project:</b> <span style="border: 1px solid black; padding: 2px;">Neighborhood Stabilization Program (NSP3)</span>		



<b>Application for Federal Assistance SF-424</b>		Version 02
<b>16. Congressional Districts Of:</b>		
*a. Applicant: NY-02-03-04-05	*b. Program/Project: NY-02-03-04-05	
<b>17. Proposed Project:</b>		
*a. Start Date: 05/01/2011	*b. End Date: 04/30/2014	
<b>18. Estimated Funding (\$):</b>		
*a. Federal	\$2,116,070.00	
*b. Applicant	\$0.00	
*c. State	\$0.00	
*d. Local	\$0.00	
*e. Other		
*f. Program Income	\$0.00	
*g. TOTAL	\$2,116,070.00	
<b>*19. Is Application Subject to Review By State Under Executive Order 12372 Process?</b>		
<input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on _____		
<input type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review.		
<input checked="" type="checkbox"/> c. Program is not covered by E. O. 12372		
<b>*20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes", provide explanation.)</b>		
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
<b>21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U. S. Code, Title 218, Section 1001)</b>		
<input checked="" type="checkbox"/> ** I AGREE		
** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions		
<b>Authorized Representative:</b>		
Prefix:	Mr.	*First Name: Raymond
Middle Name:	S.	
*Last Name:	Thomas	
Suffix:		
*Title:	Director	
*Telephone Number:	(516) 572-1905	Fax Number: (516) 572-1983
*Email:	rthomas@nassaucountyny.gov	
*Signature of Authorized Representative:		*Date Signed: 02/28/2011



**Application for Federal Assistance SF-424**

Version 02

**\*Applicant Federal Debt Delinquency Explanation**

The following should contain an explanation if the Applicant organization is delinquent of any Federal Debt.