

COMBINED NOTICE OF A FINDING OF NO SIGNIFICANT IMPACT ON THE ENVIRONMENT AND NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

State of Wisconsin
Division of Energy, Housing, and Community Resources
P.O. Box 7970
Madison, WI 53707
(608) 264-7839

TO ALL INTERESTED AGENCIES, GROUPS AND PERSONS

On or about April 6, 2025 the State of Wisconsin, through the Division of Energy, Housing, and Community Resources, will request the U.S. Department of Housing and Urban Development (HUD) to release Federal funds under the HOME Investment Partnership Program (HOME), created by the National Affordable Housing Act (NAHA) of 1990. For the following project:

Name of Project:	Impact Hayward HOMES, LLC
Address:	No address – parcel located at NE corner of Hospital Rd and Citizen Soldier Hwy/Hwy 77
City County State:	Hayward, Sawyer County, Wisconsin
Amount:	\$1,019,000

Description: Impact Hayward HOMES, LLC dba Trailview Cottages is a proposed new construction activity to develop 11 units, a part of a multistory building including a total of 40 units. There will be eleven (11) HOME assisted units of one-, two-and three-bedroom sized units, designated for SUB 30% and LOW 50% households. The three (3) SUB 30% units will be comprised of one (1) one-bedroom, one (1) two-bedroom and one (1) three-bedroom sized units. The eight (8) LOW 50% units will be comprised of two (2) two-bedroom and six (6) three-bedroom sized units. The development will also include onsite parking spaces, a community room, fitness center, on-site rental office, and dog wash station. A leased space to the Northwood Technical College to offer workforce training. In-unit amenities include kitchen appliances (refrigerator, range/oven), washer/dryer, central air conditioning, window treatments, disposal, and dishwasher. Utilities to be paid by owner to include water, sewer, and trash removal. Utilities to be paid by residents will be gas and electricity.

This activity will be undertaken over multiple years.

It has been determined that such request for release of funds will not constitute an action significantly affecting the quality of human environment and accordingly the State of Wisconsin, Division of Energy, Housing and Community Resources has decided not to prepare an Environmental Impact Statement under the Environmental Policy Act of 1969 (PL 91-190).

The reasons for such decisions are:

An environmental assessment has been completed and any adverse impacts can be mitigated through consultation with appropriate laws, authorities, and agencies.

An Environmental Review Record regarding this project has been made by the State of Wisconsin, Department of Administration, Division of Energy, Housing and Community Resources, documenting the

environmental review of the project and setting forth the reasons why such Statement is not required. The Environmental Review Record is available for the public examination and copying upon request between the hours of 8:00 a.m. and 5:00 p.m.

No further environmental review of such project is proposed to be conducted prior to the request for release of Federal funds.

All agencies, groups, and persons disagreeing with this decision are invited to submit written comments for consideration by the State to the above-mentioned address. Such written comments should be received at the address specified on or before April 5, 2024. All such comments so received will be considered and the State will not request the release of Federal funds or take any administrative action on the project prior to such date.

The Department of Administration, Division of Energy, Housing and Community Resources, will undertake the project described above with HOME funds from the U.S. Department of Housing and Urban Development under NAHA of 1990. The State of Wisconsin is certifying to HUD that the State and Kathy Blumenfeld, in her official capacity as Secretary of the Department of Administration, consent to accept jurisdiction of the Federal courts if an action is brought to enforce responsibilities in relation to environmental reviews, decisions making and action; and that these responsibilities have been satisfied. The legal effect of the certification is that upon its approval the Division of Energy, Housing and Community Resources, may use the HOME funds and the Division of Energy, Housing and Community Resources, will have satisfied its responsibilities under the National Environmental Policy Act of 1969.

OBJECTIONS TO RELEASE FUNDS

HUD will accept objections to its release of funds and the Division of Energy, Housing and Community Resources certification for a period of fifteen day 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 Department of Administration's, Division of Energy, Housing and Community Resources Certifying Officer; (b) the Department of Administration, Division of Energy, Housing and Community Resources has omitted a steps or failed to make a decision or finding required by HUD regulations at 24 CFR part 58; (c) the grant recipient or other participates in the development process have committed funds, incurred costs or undertaken activities not authorized by 24 CFR part 58 before approval of a release of funds by HUD/State'; or (d) another Federal agency action 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 address to the HUD Milwaukee Field Office at MKE-ENV@hud.gov. Potential objectors should contact HUD to verify the action last day of the objection period (full NOI sample is available on the HUD Exchange). HUD will accept any objection not its approval of their release of funds an acceptance of the certification only if (a) the certification was not in fact executed by the chief executive officer or other officer of applicant approved by HUD, or (b) the applicant's environmental review record for the project indicates omission of a required decision, finding, or step applicable to the project in the environmental review process.

Objections must be prepared and submitted via email in accordance with the required procedures (24 CFR Part 58, Sec. 58.76) and shall be addressed to the HUD Milwaukee Field Office at MKE-ENV@hud.gov. Potential objectors should contact the HUD Milwaukee Field Office via email to verify the actual last day of the objection period.

David Pawlisch, Administrator