# HUD Part 58 Environmental Review

**HOME Rehabilitation Program Project Abstract**

**Instructions: To begin the environmental review process please complete the following form and return it to MFA as Word.doc or PDF file type. Please include the following documents as attachments with this form:**

* **A map of the project location**
* **Lead Requirements Screening Worksheet (attached).**

**Project Name:** Click here to enter text.

**Date Abstract Prepared:** Click here to enter text

**Name, Title, Company & Phone of Preparer:** Click here to enter text.

**Proposed Rehabilitation Start Date:** Click here to enter text.

**Name of Organization to Receive MFA Funding:** Click here to enter text.

**Total Funds to Be Released Through this MFA Process – Hard cost, lead paint, and leveraged sources:** Click here to enter text.

**Responsible Entity:** New Mexico Mortgage Finance Authority

**Certifying Officer:** Isidoro Hernandez, Executive Director/CEO

**Environmental Review Officer:** Michelle Werley, Regulatory Compliance Specialist II

**Proposed Project Location (complete address):** Click here to enter text.

**Current Status of the Project:** Click here to enter text.

**Existing Site Conditions/History**: Click here to enter text.

**What needs does the project address?** Click here to enter text.

**Describe any Ground Disturbing Activities:** Click here to enter text.

**Describe any Visual Changes that will be made (effects to skyline):** Click here to enter text.

**Description of the Proposed Project (maximum of 1/2 page):** Please attach scope of work. Click here to enter text.

**Phase I for Rehabilitation Projects**:

**NESHAP/AHERA Asbestos Survey Conducted?** Yes [ ]  No [ ]

If asbestos is present, please include remediation plan from accredited

### professional detailing abatement or Operations and Maintenance (O&M) procedures.

**EPA Lead-Based Paint Risk Assessment Conducted?** Yes [ ]  No [ ]

If yes, please attach report.

### Also, please complete the Lead-Based Requirements Screening Worksheet.

**Radon Testing Performed by ANSI-AARST Standard Conducted?** Yes [ ]  No [ ] Please complete Radon Screening Worksheet – TBD

###  HOME grant funds prior to 2023 do not need to complete worksheet.

**Other Notes:** Click here to enter text.

# LEAD SAFE HOUSING REQUIREMENTS SCREENING WORKSHEET

**This worksheet should be placed in the project file for any residential property that is assisted with Federal funds. Parts 1 and 2 should be completed for all projects. Parts 3 and 4 should be completed for rehabilitation projects.**

Property Owner and Address: Click here to enter text.

## Part 1: Exemptions from All Requirements of 24 CFR Part 35

*If the answer to any of the following questions is yes, the property is exempt from the requirements of 24CFR Part 35. The regulatory citation of each exemption is cited as additional guidance.*

|  |  |
| --- | --- |
| Was the property constructed after January 1, 1978? [35.115(a)(1)] | * YES
* NO
 |
| Is this a zero-bedroom unit? (e.g. SRO, efficiency) [35.115(a)(2)] | * YES
* NO
 |
| Is this dedicated elderly 1 housing? (i.e. over age 62) [35.115(a)(3)] | * YES
* NO
 |
| Is this housing dedicated for the disabled 2? [35.115(a)(3)] | * YES
* NO
 |
| Has a paint inspection conducted in accordance with 35.1320(a) established that the property is free of lead-based paint? [35.115(a)(4)] | * YES
* NO
 |
| The date of the original paint inspection was . An optional paint inspection conducted on confirmed this prior finding. | * YES
* NO
 |
| Has all lead-based paint in the property been identified and removed, and has clearance been achieved as cited below? [35.115(a)(5)] | * YES
* NO
 |
| Clearance was achieved prior to September 15, 2000, and the work was done in accordance with 40CFR Part 745.227(b). | * YES
* NO
 |
| Clearance was achieved after September 15, 2000, and the work was done in accordance with 24CFR Part 35.1320, 1325 and 1340. | * YES
* NO
 |
| Will a currently vacant unit remain vacant until it is demolished? [35.115(a)(6)] | * YES
* NO
 |
| Is the property used for non-residential purposes? 3 [35.115(a)(7)] | * YES
* NO
 |
| Will any rehab **exclude** disturbing painted surfaces? [35.115(a)(8)] | * YES
* NO
 |
| Are emergency actions immediately necessary to safeguard against imminent danger to human life, health or safety, or, to protect the property from further structuraldamage? (e.g. after natural disaster or fire) [35.115(a)(9)] | * YES
* NO
 |
| Will the unit be occupied for less than 100 days under emergency leasing assistance to an eligible household? 4 [35.115(a)(11)] | * YES
* NO
 |

|  |  |
| --- | --- |
|  |  |

## Part 2: Limited Exemptions from Specific Hazard Reduction Requirements

*The HUD Final Rule allows for limited exemptions from specific requirements due to the characteristics of the rehabilitation work, the structure or the occupants. If the answer to any of the following questions is yes, the grantee and/or occupant may waive certain requirements as described below.*

|  |  |
| --- | --- |
| Is the amount of painted surface that is being disturbed below “de minimis” levels, as defined below? If so, safe work practices and clearance are not required in that workarea. |  |
| Less than 20 square feet on an exterior surface [35.1350(d)(1)] | * YES
* NO
 |
| Less than 2 square feet in any single interior room [35.1350(d)(2)] | * YES
* NO
 |
| Less than 10% of surface area of an interior/exterior component [35.1350(d)(3)] | * YES
* NO
 |
| Is the unit occupied by an elderly person(s)? If so, relocation of the elderly occupant(s) is not required if complete disclosure of the nature of the work is provided and informed consent is obtained prior to rehabilitation.5 | * YES
* NO
 |
| Is a unit that is subject to abatement requirements listed or eligible for listing on the National Register of Historic Places, or does it contribute to a National Register Historic District? If so, the State Historic Preservation Office may request that interim controls be implemented rather than abatement. On-going maintenance and re-evaluation is required. [35.115(13)] | * YES
* NO
 |

*I have evaluated the site and property, the work specifications, and interviewed the occupants. In my professional opinion, this unit qualifies for the indicated exemption(s).*

### Signature Date

1. Defined as retirement communities or similar types of housing reserved for households composed of one or more persons over age 62, or other age if recognized by a specific Federal housing assistance program. However, if a child under age 6 resides or is expected to reside in such a unit, the unit is not exempt.
2. The housing must be a residential property designated exclusively for persons with disabilities, defined as any person who has a physical or mental impairment that substantially limits one or more major life activities, has a record of impairment, or is regarded by others as having such an impairment. However, if a child under age 6 resides or is expected to reside in such a unit, the unit is not exempt.
3. Except that spaces such as entryways, hallways, stairways, etc. serving both residential and non-residential uses in a mixed-use property are not exempt.
4. When a household is provided short-term emergency leasing assistance and will occupy a unit for less than 100 days, the unit is exempt from lead paint regulations. This emergency leasing exemption is attached to the unit, not the family, and is a one-time exemption. After being assisted for a total of 100 consecutive days, the unit becomes

subject to regular Subpart K requirements. Multiple families cannot be cycled through the same unit at intervals of less than 100 days under this exemption.

1. HUD Interpretive Guidance, April 16, 2001, question # J-24.