



Notice of Funding Availability (NOFA) Rental Housing Development Program

The City of Fayetteville's Economic & Community Department announces the availability of funds under the City's Affordable Rental Housing Development Program for qualified developers to submit proposals for the new construction or acquisition and/or rehabilitation of multifamily or single-family rental units. Rental units assisted with City funds must be affordable to families, individuals, and/or the elderly with annual incomes at or below 80% of the area median income (AMI). Funds are available through various allocations from the: Department of Housing and Urban Development's (HUD) Home Investment Partnership (HOME), Community Development Block Grant (CDBG), and Housing Opportunities for Persons With AIDS (HOPWA); United States Treasury's American Rescue Plan Act of 2021 (ARPA); the State of North Carolina's State Capital and Infrastructure Fund (SCIF) Directed Grant; Local and other funds as made available.

Application Submission Requirements: Applications for funding must be submitted via our online [Neighborly](#) portal.

Low Income Housing Tax Credit (LIHTC) Applications: A separate NOFA will be issued in accordance with the North Carolina Housing Finance Agency (NCHFA) application schedule for competitive 9% requests. For 4% LIHTC requests, please use this form.

Application Deadline and Schedule: Developers may submit proposals to the City at any time, subject to the availability of funds.

Application Approval Process: City Staff will work with submissions to ensure accuracy and completeness. All funding requests in excess of \$100,000 are contingent upon the proposed development's approval by the Fayetteville City Council. All developments must be located within the city limits of Fayetteville to be eligible for funding. Please use the [Fayetteville City Limits and Redevelopment Area Map](#) to determine if the proposed project is located within a designated Redevelopment Area and the city limits of Fayetteville.

Eligible Applicants: For-profit or non-profit corporations, individuals, general or limited partnerships, or limited liability companies with demonstrated experience and capacity in the development and management of affordable rental housing may apply. *Applicants without the necessary experience will be offered a free developer workshop to prepare for application submission. More details will be provided on the City's website at www.fayettevillenc.gov/ECD*

