

PARTNERS FOR  HOME  
Notice of Intent

Partners for HOME  
818 Pollard Boulevard SW, Third Floor  
Atlanta, GA 30315  
[www.partnersforhome.org](http://www.partnersforhome.org)

## Introduction

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Partners for HOME (PfH), on behalf of the Atlanta Continuum of Care (CoC), releases this Notice of Intent (NOI) to seek an eligible applicant who will collaborate with PfH to apply to the U.S Department of Housing and Urban Development (HUD) CoC Builds Permanent Supportive Housing Development Notice of Funding Opportunity (PSH NOFO). PfH is a nonprofit organization that serves as the Collaborative Applicant for the Atlanta CoC — a Housing and Urban Development (HUD) program that promotes community-wide commitment to the goal of ending homelessness and provides funding for efforts by nonprofit providers and state and local governments to quickly rehouse people impacted by homelessness. Its mission is to coordinate a comprehensive crisis response system to end homelessness in the City of Atlanta.

The HUD CoC Builds NOFO was published on July 19, 2024, and applications are due on November 21, 2024, by 11:59 PM.

Through this NOFO, awarded applicants can address and reduce homelessness by adding new PSH units in their CoC through new construction, acquisition, or rehabilitation. **The NOFO application must be completed by an eligible applicant and submitted by the CoC Collaborative Applicant.** Detailed information about the HUD CoC Builds NOFO can be found here: <https://grants.gov/search-results-detail/355516>. Please review before applying to this NOI.

## Award Details

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Per the HUD NOFO announcement, approximately \$175 million in funding is available as a one-time funding opportunity, with approximately 25 awards to be granted.

- Atlanta CoC applicants are eligible for up to \$7.5M, which can be used primarily for new construction, acquisition, or rehabilitation.
- Up to 20% of the funds can be used for other eligible CoC program activities (supportive services, PBRA, operating, etc.) and up to 10% for admin.
- Estimated project start date: 10/1/2025
- Estimated project end date: 10/1/2030

## Applicant Eligibility

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Providers interested in responding to this NOI must meet the following criteria to have their application considered:

- Must be a registered 501(c)(3) nonprofit organization or government entity
- Willing to commit the new PSH units to the PSH program for a minimum of 15 years
- Must have proof of site control of the property
- Have established partnerships with local leaders to mitigate zoning and land use issues
- Must have experience with at least four other similar projects that include PSH

**Applicants who do not meet these criteria will not have their submission reviewed.**

## Submittal Deadline and Selection Process

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- All responses to this NOI must be submitted electronically in a PDF format by **5 p.m. on Thursday, October 10, 2024**. Responses after this time will not be considered.

- All questions regarding this NOI must be received in writing. All such written inquiries must be delivered electronically by **5 p.m. on Tuesday, October 8, 2024**. All respondents to this NOI will be provided access to or a copy of all received written inquiries and PfH's responses to those inquiries via the PfH's website. Please address the inquiries and responses to Jasmine Rockwell Heard, associate director of grants management, at [grants@partnersforhome.org](mailto:grants@partnersforhome.org).
- PfH will select an eligible respondent the **week of October 14, 2024**, with the goal of submitting the complete NOFO application to HUD by November, 19 2024.

PfH reserves the right to reject any and all responses, to amend the Notice of Intent and the process itself, or to discontinue the process at any time.

## Application

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The application narrative should be no more than two pages, single-spaced, with one-inch margins, and in 11-point font. Applicants are encouraged to apply with other providers to best demonstrate their ability to meet all expectations of this project.

The narrative should address the following (be specific):

- Describe your ability to meet the eligibility criteria:
  - Must be a registered 501(c)(3) nonprofit organization or government entity.
  - Willing to commit the new PSH units to the PSH program for a minimum of 15 years
  - Must have proof of site control of the property
  - Have established partnerships with local leaders to mitigate zoning and land use issues
  - Must have experience with at least four other similar projects that include PSH
- Describe any partner agencies that will be involved in the project.
- Summarize your expertise and overall plan for implementing the PSH program, including the population(s) to be served, the number of units provided, and whether the units will be acquired through new construction, acquisition, or rehabilitation.
- Describe how you will meet the following HUD goals for this project:
  - Increase housing opportunities for persons with high needs.
  - Increase PSH units for individuals and families experiencing homelessness where one member of the household has a disability.
  - Encourage collaboration between housing providers, healthcare entities, and supportive service providers.
  - Provide affordable housing in under-resourced areas.
  - Provide PSH units near reliable transportation, within walkable communities, and with telehealth access points.
- Provide a cost proposal in PDF format based on the needs of the project.
  - The budget may be in a spreadsheet, and the budget narrative may not exceed one page, single-spaced, with one-inch margins, and in 11-point font (not included in the two-page application narrative count).

## Evaluation Metrics

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PfH will convene an evaluation committee to evaluate each proposal submitted by a Respondent. At the discretion of PfH, follow-up interviews may be conducted with the highest-ranking Respondents prior to the evaluation committee making a final selection.