

**FINDING OF NO SIGNIFICANT IMPACT, NOTICE OF INTENT TO REQUEST RELEASE OF GRANT FUNDS, AND FINAL NOTICE AND PUBLIC EXPLANATION OF A PROPOSED ACTIVITY IN A 100-YEAR FLOODPLAIN AND WETLAND  
RENAUD PLACE TOWNHOMES**

Marjorianna Willman, Executive Director  
Louisiana Housing Corporation (LHC)  
2415 Quail Drive, Baton Rouge, Louisiana 70808  
(225) 763-8700

**Notice Issued: June 20, 2024**

This notice shall satisfy three separate but related procedural notification requirements for activities to be undertaken by the LHC, as well as satisfy two comment periods between LHC and HUD.

**REQUEST FOR RELEASE OF FUNDS.** On or about **July 8, 2024** the LHC will submit a request to HUD for the release of funds under the *ALLOCATIONS, WAIVERS AND ALTERNATIVE REQUIREMENTS FOR GRANTEES RECEIVING COMMUNITY DEVELOPMENT BLOCK GRANT DISASTER RECOVERY FUNDS IN RESPONSE TO DISASTERS OCCURRING IN 2016, THE CONTINUING APPROPRIATIONS ACT, 2017, THE FURTHER CONTINUING AND SECURITY ASSISTANCE APPROPRIATIONS ACT, 2017, AND THE CONSOLIDATED APPROPRIATIONS ACT, 2017 (PUBLIC LAW 114-223, 114-254 AND 115-31) FEDERAL REGISTER DOCKET NO. FR-5989-N-01, FR-6012-N-01 AND FR-6039-N-01*, for the purpose of new construction of seventy (70) units of multi-family housing at 500 Renaud Dr, Lafayette, Lafayette Parish, LA 70507. **PROJECT ISSUES:** 1) Floodplain Management – A portion of the project site is located within 0.4 acres of Flood Zone AH, or the 100-year floodplain. 2) Wetlands Protection – The project site is located on 1.11 acres of wetlands that will be disturbed with fill, concrete, and culvert installation. **MITIGATION:** 1) All residents will be briefed on the location of the flood hazard and the buildings will be built above the based flood elevation. 2) A culvert system will be used and a U.S. Army Corps of Engineers Permit will be obtained. The total amount of funding requested is **\$8,251,295.00** in **CDBG-DR funds**.

**FINAL NOTICE AND PUBLIC EXPLANATION OF A PROPOSED ACTIVITY IN A WETLAND:** This is to give notice that LHC has determined that the following proposed action under HUD Community Development Block Grant- Disaster Recovery (CDBG-DR) is located in a 100-year floodplain and wetland. LHC will be identifying and evaluating practicable alternatives to locating the action in a 100-year floodplain and wetland and the potential impacts on the 100-year floodplain and wetland from the proposed action, as required by Executive Orders 11998 and 11990, in accordance with HUD regulations at 24 CFR 55.20 Subpart C: Procedures for Making Determinations on Floodplain Management and Protection of Wetlands. Renaud Place Townhomes is the new construction of seventy (70) units on an approximately 10 acre tract of land. The project site is located in Zone AH (EL 38 Feet) as indicated on Preliminary Flood Insurance Rate Map 22055C0070J (effective 12/21/2018). No buildings will be constructed in the floodplain. The project access road will cross the floodplain. The affected area of the floodplain is approximately 0.4 acres. The wetlands include a 225 foot drainage stream running east to west across the middle of the property, and area on the southern end of the property and an area at the entrance on Renaud Drive. A culvert will be placed in the ditch and covered with clean fill. The access road will cross the other two areas. Approximately 1.11 acres of wetlands will be impacted.

LHC has considered the following alternatives and mitigation measures to be taken to minimize adverse impacts and to restore and preserve natural and beneficial values. **ALTERNATIVES:** 1) Although the site is in a floodplain and wetland, this is a fully developed urban area and the development will not further affect the floodplain, structures, or human life. Other sites would not be suitable for the development as planned. 2) The no action alternative is also impracticable because it will not satisfy the need to preserve and provide the needed housing. **MITIGATION:** All residents will be briefed on the location of the flood hazard, the building will be built above the base flood elevation, and the scope of the project will not have additional impacts to the floodplain. The site plan utilizes a culvert system to keep the hydrological effects of the wetland in place. A Nationwide U.S. Army Corps of Engineers Permit has been applied for and will be obtained prior to construction activities.

LHC has reevaluated the alternatives to building in the wetland and has determined it has no practicable alternative. Environmental files that document compliance with steps 3 through 6 of Executive Order 11990 are available for

public inspection, review and copying upon request at the times and location delineated in the public comments section of this notice for receipt of comments.

There are three primary purposes for this notice. First, people who may be affected by activities in wetlands and those who have an interest in the protection of the natural environment should be given an opportunity to express their concerns and provide information about these areas. Commenters are encouraged to offer alternative sites outside of the wetland, alternative methods to serve the same project purpose, and methods to minimize and mitigate impacts. Second, an adequate public notice program can be an important public educational tool. The dissemination of information and request for public comment about wetlands can facilitate and enhance Federal efforts to reduce the risks and impacts associated with the occupancy and modification of these special areas. Third, as a matter of fairness, when the Federal government determines it will participate in actions taking place in wetlands, it must inform those who may be put at greater or continued risk.

**FINDING OF NO SIGNIFICANT IMPACT:** LHC has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. An Environmental Review Record (ERR) that documents the environmental determinations for this project is on file at LHC, 4000 S. Sherwood Forest Blvd., Baton Rouge, LA 70816, and (225) 763-8700 and may be examined or copied weekdays 8 a.m. to 4:30 p.m.

**PUBLIC COMMENTS:** Any individual, group, or agency disagreeing with this determination, or wishing to comment on the project may submit written comments to this office by mail to the LHC Environmental Department or by email to Amber Lavergne at [alavergne@lhc.la.gov](mailto:alavergne@lhc.la.gov). All comments received by **July 5, 2024** will be considered by this office prior to authorizing submission of a request for release of funds. Commenters should specify which part of this Notice they are addressing.

**ENVIRONMENTAL CERTIFICATION:** This Office certifies to HUD that Marjorianna Willman, in her capacity as Executive Director, consents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. HUD's approval of the certification satisfies its responsibilities under NEPA and related laws and authorities, and allows the LHC to use HUD Program Funds.

**OBJECTIONS TO RELEASE OF FUNDS.** HUD will consider objections to its release of funds and LHC's certification received for a period of fifteen days 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 Certifying Officer of LHC approved by HUD; (b) LHC has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR Part 58; (c) the grant recipient or other participants in the project have committed funds or incurred costs not authorized by 24 CFR Part 58 before approval of a release of funds by HUD; or (d) another Federal agency acting 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 addressed to:

**Tennille Parker**  
**Director Disaster Recovery & Special Issues, Office of Community Planning and Development**  
**Department of Housing and Urban Development**  
**451 Seventh Street SW, Room 7-272**  
**Washington DC 20410**

Potential objectors should contact HUD to verify the actual last day of the objection period.

Marjorianna Willman, Executive Director  
Louisiana Housing Corporation