



U.S. Department of Housing and Urban  
Development  
451 Seventh Street, SW  
Washington, DC 20410  
[www.hud.gov](http://www.hud.gov)  
[espanol.hud.gov](http://espanol.hud.gov)

**Environmental Review  
for Activity/Project that is Exempt or  
Categorically Excluded Not Subject to Section 58.5  
Pursuant to 24 CFR 58.34(a) and 58.35(b)**

**Project Information**

**Project Name:** HOME-FIRST-TIME-HOMEBUYER-PROGRAM-2024-25

**HEROS Number:** 900000010432917

**State / Local Identifier:**

**Project Location:** Pueblo Ward, Caguas, PR 00725

**Additional Location Information:**

Municipal Housing Department, Consolidated Medical Mall 4th Floor, Gautier Benitez Avenue, Caguas.  
ID parcel:225-094-590-07

**Description of the Proposed Project [24 CFR 50.12 & 58.32; 40 CFR 1508.25]:**

Allocation of funds that will be used to assist eligible homebuyers to purchase affordable housing units by providing them with down payment and /or closing costs. Encourage the acquisition of affordable housing for low-income families. The amount for this fiscal year is 528,305 dollars.

**Level of Environmental Review Determination**

**Activity / Project is Exempt per 24 CFR 58.34(a):**

58.34(a)(2)

58.34(a)(3)

**Funding Information**

Grant Number	HUD Program	Program Name	
M-24-MC-72-0203	Community Planning and Development (CPD)	HOME Program	\$704,407.06

**Estimated Total HUD Funded Amount:** \$704,407.06

**Estimated Total Project Cost [24 CFR 58.2 (a) (5)]:** \$528,305.00

**Mitigation Measures and Conditions [CFR 1505.2(c)]:**

Summarized below are all mitigation measures adopted by the Responsible Entity to reduce, avoid or eliminate adverse environmental impacts and to avoid non-compliance or non-conformance with the above-listed authorities and factors. These measures/conditions must be incorporated into project contracts, development agreements and other relevant documents. The staff responsible for implementing and monitoring mitigation measures should be clearly identified in the mitigation plan.

Law, Authority, or Factor	Mitigation Measure or Condition	Comments on Completed Measures	Complete
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Preparer Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Name / Title/ Organization: Carol Marquez / / CAGUAS

Responsible Entity Agency Official Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Name/ Title: \_\_\_\_\_

This original, signed document and related supporting material must be retained on file by the Responsible Entity in an Environment Review Record (ERR) for the activity / project (ref: 24 CFR Part 58.38) and in accordance with recordkeeping requirements for the HUD program(s).



**Environmental Review  
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**Project Information**

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**HEROS Number:** 900000010432917

**Responsible Entity (RE):** CAGUAS, BOX 907 CAGUAS MUNICIPIO PR, 00726

**State / Local Identifier:**

**RE Preparer:** Carol Marquez

**Grant Recipient (if different than Responsible Entity):**

**Point of Contact:**

**Consultant (if applicable):**

**Point of Contact:**

**Project Location:** Pueblo Ward, Caguas, PR 00725

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Funding approval HOME 2024 2025.pdf

Aviso Distribución - Primera Hora(2024-05-15)\_page29.pdf

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Hoja de Proyecto- HOME first time buyers .pdf

**Level of Environmental Review Determination**

**Activity / Project is Exempt per 24 CFR 58.34(a):**


58.34(a)(2)

58.34(a)(3)

**Signature Page**

SIGNATURE FIRST HOMEBUYER 2024 25.pdf

**Funding Information**




<b>Grant / Project Identification Number</b>	<b>HUD Program</b>	<b>Program Name</b>	<b>Funding Amount</b>
M-24-MC-72-0203	Community Planning and Development (CPD)	HOME Program	\$704,407.06

**Estimated Total HUD Funded, Assisted    \$704,407.06**  
**or Insured Amount:**

**Estimated Total Project Cost [24 CFR 58.2 (a) (5)]:    \$528,305.00**

**Compliance with 24 CFR §50.4 & §58.6 Laws and Authorities**

<b>Compliance Factors:</b> Statutes, Executive Orders, and Regulations listed at 24 CFR §50.4 & §58.6	Are formal compliance steps or mitigation required?	Compliance determination (See Appendix A for source determinations)
<b>STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR §50.4 &amp; § 58.6</b>		
<b>Airport Runway Clear Zones and Clear Zones</b> 24 CFR part 51	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Based on the project description (allocation of funds for HOME First Time Buyers Program), the project includes no activities that would require further evaluation under this section. The project is in compliance with Airport

<b>Compliance Factors:</b> Statutes, Executive Orders, and Regulations listed at 24 CFR §50.4 & §58.6	Are formal compliance steps or mitigation required?	Compliance determination (See Appendix A for source determinations)
<b>STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR §50.4 &amp; § 58.6</b>		
		Runway Clear Zone requirements.
<b>Coastal Barrier Resources Act</b> Coastal Barrier Resources Act, as amended by the Coastal Barrier Improvement Act of 1990 [16 USC 3501]	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Puerto Rico is one of the areas with Coastal Barriers Resources System (CBRS). Although, the project is located in the Municipality of Caguas, which is more than 9 miles away from the nearest CBRS designated by USFWS and /or the Puerto Rico CZM Program. This project (allocation for funds for HOME First Time Homebuyers) is not located in a CBRS Unit. Therefore, this project has no potential to impact a CBRS Unit and is in compliance with the Coastal Barrier Resources Act.
 <b>Flood Insurance</b> Flood Disaster Protection Act of 1973 and National Flood Insurance Reform Act of 1994 [42 USC 4001-4128 and 42 USC 5154a]	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Based on the project description (allocation of funds for the HOME First Time Homebuyers Program) the project includes no activities that would require further evaluation under this section. The project does not require flood insurance or is excepted from flood insurance. While flood insurance may not be mandatory in this instance, HUD recommends that all insurable structures maintain flood insurance under the National Flood Insurance Program (NFIP). The project is in compliance with Flood Insurance requirements.

**Mitigation Measures and Conditions** [CFR 40 1505.2(c)]: Summarized below are all mitigation measures adopted by the Responsible Entity to reduce, avoid or eliminate adverse environmental impacts and to avoid non-compliance or non-conformance with the above-listed authorities and factors. These measures/conditions must be incorporated into project contracts, development agreements and other relevant documents. The staff responsible for implementing and monitoring mitigation measures should be clearly identified in the mitigation plan.

Law, Authority, or Factor	Mitigation Measure or Condition	Comments on Completed Measures	Mitigation Plan	Complete
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**Project Mitigation Plan**

**Supporting documentation on completed measures**

*One*



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## APPENDIX A: Related Federal Laws and Authorities

### Airport Runway Clear Zones

General policy	Legislation	Regulation
It is HUD's policy to apply standards to prevent incompatible development around civil airports and military airfields.		24 CFR Part 51 Subpart D

1. Does the project involve the sale or acquisition of developed property?

✓ No

Based on the response, the review is in compliance with this section.

Yes

### Compliance Determination

Based on the project description (allocation of funds for HOME First Time Buyers Program), the project includes no activities that would require further evaluation under this section. The project is in compliance with Airport Runway Clear Zone requirements.

### Supporting documentation

Are formal compliance steps or mitigation required?

✓

Yes

No

### Coastal Barrier Resources

General requirements	Legislation	Regulation
HUD financial assistance may not be used for most activities in units of the Coastal Barrier Resources System (CBRS). See 16 USC 3504 for limitations on federal expenditures affecting the CBRS.	Coastal Barrier Resources Act (CBRA) of 1982, as amended by the Coastal Barrier Improvement Act of 1990 (16 USC 3501)	

1. Is the project located in a CBRS Unit?

✓ No

Document and upload map and documentation below.



Yes

**Screen Summary****Compliance Determination**

Puerto Rico is one of the areas with Coastal Barriers Resources System (CBRS). Although, the project is located in the Municipality of Caguas, which is more than 9 miles away from the nearest CBRS designated by USFWS and /or the Puerto Rico CZM Program. This project (allocation for funds for HOME First Time Homebuyers) is not located in a CBRS Unit. Therefore, this project has no potential to impact a CBRS Unit and is in compliance with the Coastal Barrier Resources Act.

**Supporting documentation**Coastal Barrier 2.jpg**Are formal compliance steps or mitigation required?**

✓

Yes

No

**Flood Insurance**

General requirements	Legislation	Regulation
Certain types of federal financial assistance may not be used in floodplains unless the community participates in National Flood Insurance Program and flood insurance is both obtained and maintained.	Flood Disaster Protection Act of 1973 as amended (42 USC 4001-4128)	24 CFR 50.4(b)(1) and 24 CFR 58.6(a) and (b); 24 CFR 55.1(b).

1. Does this project involve financial assistance for construction, rehabilitation, or acquisition of a mobile home, building, or insurable personal property?

✓ No. This project does not require flood insurance or is excepted from flood insurance.

Based on the response, the review is in compliance with this section.

Yes

4. While flood insurance is not mandatory for this project, HUD strongly recommends that all insurable structures maintain flood insurance under the National Flood Insurance Program (NFIP). Will flood insurance be required as a mitigation measure or condition?

Yes

✓ No

**Screen Summary**

**Compliance Determination**

Based on the project description (allocation of funds for the HOME First Time Homebuyers Program) the project includes no activities that would require further evaluation under this section. The project does not require flood insurance or is excepted from flood insurance. While flood insurance may not be mandatory in this instance, HUD recommends that all insurable structures maintain flood insurance under the National Flood Insurance Program (NFIP). The project is in compliance with Flood Insurance requirements.

**Supporting documentation**

**Are formal compliance steps or mitigation required?**

Yes

✓ No