Grantee: Arkansas

Grant: B-19-DF-05-0001

January 1, 2026 thru March 31, 2026 Performance

Grant Number:
B-19-DF-05-0001

Obligation Date:

Award Date:

Grantee Name:
Arkansas

Contract End Date:
12/17/2029

Review by HUD:
Submitted - Await for Review

Grant Award Amount:
$8,940,000.00

Grant Status:
Active

QPR Contact:
No QPR Contact Found

LOCCS Authorized Amount:
$8,940,000.00

Estimated PI/RL Funds:

Total Budget:
$8,940,000.00

Disasters:

Declaration Number

FEMA-4441-AR

Narratives

Disaster Damage:

In December 2019, the U.S. Department of Housing and Urban Development (HUD) allocated over $2.3 billion in Community Development Block Grant Disaster Recovery (CDBG-DR) funding to support long- term disaster recovery in communities impacted by disasters occurring since 2017. Of this allocation, the State of Arkansas was allocated $8,940,000 in CDBG-DR funds to support disaster recovery efforts following flooding of the Arkansas River in May of 2019. This funding is tied to Federal Emergency Management (FEMA) Major Disaster Declaration DR-4441, declared on June 8, 2019. The Arkansas Development Finance Authority (ADFA) is the responsible entity for administering CDBG-DR funding allocated to the State of Arkansas.
HUD requires all CDBG-DR grantees to submit an Action Plan detailing the proposed use of all funds. The plan must describe unmet needs, the programs to be implemented in addressing those unmet needs, the budget allocated for those programs, and how the programs and activities will meet HUD requirements. This Action Plan covers the $8.94 million in CDBG-DR funds appropriated in Public Law 116-20 and the document follows requirements outlined in the Federal Register Notice published on January 27, 2020.
During the week of May 21, 2019, a ridge of high pressure built over the southeastern United States. In that week, six to 12 inches of rain fell in parts of the Plains and Midwest, impacting northeast Oklahoma requiring releases from already high lakes. This resulted in widespread flooding and produced record- breaking crests downstream along the Arkansas River. A river flood of this magnitude has never happened before and had significant and widespread impacts along the Arkansas River according to inundation models released by the Army Corps of Engineers. Additional rainfall over Northwest Arkansas prolonged major flooding by several days, putting prolonged pressure on river levees.
It is estimated that flooding in the Arkansas River basin caused $3 billion in damage. Five deaths were reported in Arkansas. After the storming and flooding ended, 17 of Arkansas's 75 counties were declared Federal disaster areas. More than 1,147 residences homes were initially assessed as damage, destroyed, or affected. In addition, there were initial estimated damages of $8,582,911 million to roads, bridges, and other public infrastructure. This assessment would increase in size to just under $50 million when final FEMA Project Worksheets were tallied. FEMA deployed its host of tools in the Individual Assistance and Public Assistance Programs.

HUD signed the grant agreement with the Arkansas Economic Development Commission (AEDC) in 2021. Subsequently, in 2025 HUD allocated additional CDBG-DR funding to Arkansas in response to severe storms (DR 4698 & DR 4788) that occurred in 2023 and 2024. Those funds were allocated to ADFA. To ease administrative burdens, the allocation received in 2020 in response to the 2019 severe storms and flooding (DR-4441), was transferred under the administration of the ADFA.

Recovery Needs:

Unmet needs, as defined by HUD, are needs that are not covered by other funding sources and can be covered by CDBG-DR funds. The 2020 Action Plan contained an Unmet Needs Assessment (UNA) that analyzed the impact of DR-4441, and unmet recovery needs related to housing, infrastructure, and the economy. The State estimated a total of $19,912,799 in unmet needs, including $8,189,313 for housing, $7,466,792 for infrastructure, and $4,256,694 in economic recovery needs.
The UNA shaped the development and prioritization of recovery activities as outlined in the original Action Plan, and programs and allocations were developed to address the most severe unmet needs at that time, in full compliance with the Federal Register Notices. With limited funding available, and the requirement to address unmet housing needs before

addressing other unmet recovery needs, Arkansas prioritized housing unmet recovery needs first to utilize 100% of the funding and implemented two Housing Assistance Programs:
1) The Voluntary Local Residential Buyout Program is designed to assist local governments with meeting the non-federal local match for voluntary buyout projects, or to assist with buyouts that do not include matching federal funds, and to help support low- and moderate- income households.
2) The Multi-family Rental Recovery Program was designed to address the needs of impacted low- and moderate- income renter households and address the cost burden faced by renters in DR-4441 impacted Counties.
Although the remaining unmet need was well documented, CDBG-DR funding was not needed for the Voluntary Local Residential Buyout Program. The Arkansas Department of Emergency Management (ADEM) administers the Federal Emergency Management Agency (FEMA) Hazard Mitigation Grant Program (HMGP). As of March 20, 2024, over $7 million was obligated to acquire and demolish 15 properties impacted by flooding. ADEM does not anticipate buying out more properties and therefore does not need the CDBG-DR funding to provide the non-federal match for the HMGP program. However, the demolition of 15 properties impacted by the disaster has exacerbated the existing housing shortage, making the case for new, affordable housing.

The need for clean, affordable rental housing still exists nearly five years after the flood. The financial burdens created by disasters such as the flooding of 2018 and 2019, have left many Arkansas residents without the financial means to afford homeownership, creating additional need for rental housing. In addition, an acute housing shortage exists in these disaster affected areas, despite the initial emergency funding from other sources such as FEMA and private insurance. Based on Comprehensive Housing Affordability Strategy (CHAS) data, the HUD identified Most

Impacted and Distressed (MID) areas of Jefferson and Perry Counties have a large percentage of rental housing stock built before 1980; a high percentage of low income households; and areas within each county have high rental housing needs, especially for low-to moderate income households.
The majority of rental housing built before 1980 is between 45% and 64%. Therefore, the construction of modern, affordable rental housing in Jefferson and Perry County is needed. Advances in building materials as well as energy efficiency will make this new rental housing more resilient and will also help mitigate impacts from future disaster events.
In addition to an older rental stock, the HUD MID area of White Hall (zip code 71602) in Jefferson County shows between 23 and 44 percent of moderate-income households have substandard housing, with the majority of the households (between 55 - 75%) being renter occupied.
Although Perry County does not have a high percentage (4.5%) of moderate-Income households that are experiencing substandard housing, and only 22 percent of the housing is renter occupied; the area still shows a need for rental housing.
The HUD MID area of Bigelow (zip code 72016) in Perry County shows between 39% and 54% of the population are low-income households. These populations would benefit from new affordable rental housing stock.
To address the remaining rental housing needs, and provide the most impact per dollar, ADFA proposes to make modifications to the Multi-family Rental Recovery Program. The remaining unmet housing need is strongest in the HUD identified MID areas of Jefferson and Perry Counties. Therefore, the Multi-family Rental Recovery Program will focus any new awards within these HUD MID areas.
To create program efficiencies and mirror existing practices, ADFA will award funding directly to developers and not units of general local government also referred to as sub-applicants in the current Action Plan.

Overall	This Report Period	To Date
Total Projected Budget from All Sources	$0.00	$8,940,000.00
Total Budget	$0.00	$8,940,000.00
Total Obligated	$0.00	$342,840.00
Total Funds Drawdown	$21,812.50	$62,955.07
Program Funds Drawdown	$21,812.50	$62,955.07
Program Income Drawdown	$0.00	$0.00
Program Income Received	$0.00	$0.00
Total Funds Expended	$62,955.07	$62,955.07
HUD Identified Most Impacted and Distressed	$0.00	$0.00
Other Funds	$ 0.00	$ 0.00
Match Funds	$ 0.00	$ 0.00
Non-Match Funds	$ 0.00	$ 0.00

Funds Expended

Overall	This Period	To Date
ADFA	$ 62,955.07	$ 62,955.07
ARKANSAS DEVELOPMENT FINANCE AUTHORITY	$ 0.00	$ 0.00

Progress Toward Required Numeric Targets

Requirement	Target	Projected	Actual
Overall Benefit Percentage	70.00%	100.00%	.00%
Minimum Non Federal Match	$.00	$.00	$.00
Overall Benefit Amount	$5,945,100.00	$8,493,000.00	$.00
Limit on Public Services	$1,341,000.00	$.00	$.00
Limit on Admin/Planning	$1,788,000.00	$447,000.00	$62,955.07
Limit on Admin	$447,000.00	$447,000.00	$62,955.07
Most Impacted and Distressed	$7,152,000.00	$8,493,000.00	$.00

Overall Progress Narrative:

ADFA HOSTED DEVELOPER TRAINING ON NOVEMBER 12, 2025. (UPDATE TO PREVIOUS QPR)
ADFA is actiiviely requesting applications for these funds to benefit Perry and Jefferson county.
NOFA-2020-CDBG-DR-Multi-Family-Program.pdf
ADFA continues to work with HUD TA Consultants. We are currently accepting appplications for MFNC Projects - we have had at least one application, however we are considering publishing an additional NOFA, for more applicaitons.
The applicants have had issues with finding an acceptable site in Jefferson County, but continue to work with the City of Pine Buff.
Staff has had meetings with other potential applicants for MFNC projects.

Project Summary

Project #, Project Title	This Report	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
1 - 2019/2020 Admin, 1 - 2019/2020 Administration	$21,812.50	$447,000.00	$62,955.07
2 - 2019/2020 Multi-Family, 2 - Housing - Multi-Family	$0.00	$8,493,000.00	$0.00
9999, Restricted Balance	$0.00	$0.00	$0.00

Activities

Project # / 1 - 2019/2020 Admin / 1 - 2019/2020 Administration

Grantee Activity Number: 1.1 - 2019 Administration
Activity Title: State Administration

Activity Type:
Administration

Activity Status:
Under Way

Project Number:
1 - 2019/2020 Admin

Project Title:
1 - 2019/2020 Administration

Projected Start Date:
12/17/2021

Projected End Date:
12/17/2027

Benefit Type:
N/A

Completed Activity Actual End Date:

National Objective:
N/A

Responsible Organization:
ADFA

Overall	Jan 1 thru Mar 31, 2026	To Date
Total Projected Budget from All Sources	$0.00	$447,000.00
Total Budget	$0.00	$447,000.00
Total Obligated	$0.00	$342,840.00
Total Funds Drawdown	$21,812.50	$62,955.07
Program Funds Drawdown	$21,812.50	$62,955.07
Program Income Drawdown	$0.00	$0.00
Program Income Received	$0.00	$0.00
Total Funds Expended	$62,955.07	$62,955.07
ADFA	$62,955.07	$62,955.07
Most Impacted and Distressed Expended	$0.00	$0.00

Activity Description:

The ADFA Federal Housing Programs, Disaster Division will be dedicated to the administration of the CDBG-DR funding and complying with the significant federal requirements related to financial management and control, programmatic compliance and monitoring, affirmative fair housing, and the prevention of fraud, waste, and abuse. These staff members will be responsible for administering all aspects of the State's CDBG-DR Program, including oversight of any ADFA contractors, overseeing Subrecipients, processing the necessary payments, tracking projects and program activities, reporting in the federal Disaster Recovery Grants Reporting (DRGR) system, as well as coordinating the activities of other state agencies in relation to disaster recovery.

Location Description:

Activity Progress Narrative:

Accomplishments Performance Measures

No Accomplishments Performance Measures

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources

No Other Funding Sources Found

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Activity Supporting Documents: None