

Neighborhood Revitalization Strategy Areas

Should the NRSAs change, and if so, how?

NRSA Intent

HUD encourages communities to establish NRSAs. NRSAs should:

- . Lay the groundwork for community growth;
- . Make neighborhoods attractive for investment;
- . Ensure that the benefits of economic activity remain in the neighborhoods for long-term development;
- . Support the use of neighborhood intermediary institutions (e.g., Community Development Corporations and Community Development Financial Institutions) to bridge gaps between local government agencies, the business community, community groups, and residents; and
- . Foster the growth of resident-based initiatives to identify and address their housing, economic and human services needs.

NRSA Incentives

HUD has created incentives for NRSAs. A brief summary follows below.

- . **Aggregation of Housing Units**—Allows CDBG funds to be used in mixed-income developments.
- . **Job Creation/Retention as Low/Moderate Income Area Benefit**— Makes it easier for the City to monitor and report on CDBG-funded job creation and job retention programs and projects.
- . **Aggregate Public Benefit Standard Exemption**—Increases the flexibility of certain economic development activities and makes it easier for the City to monitor and report on them.
- . **Public Services Cap Exemption**—Certain public services conducted by a Community Based Development Organization in an NRSA do not count against the 15% public services cap.

NRSA Considerations

- . HUD requires that NRSAs are primarily residential in nature and have a high percentage of low- and moderate-income households.
- . HUD requires that the NRSA geographical area comprises a neighborhood and its distinguishing characteristics.

NRSA Questions

Map 1 shows low- and moderate-income Census tract block groups. **Map 2** shows Omaha's Racially/Ethnically Concentrated Areas of Poverty and **Map 3** shows the current NRSA boundaries.

- . Do you think the current NRSA boundaries are suitable or adequate?
- . How well do the current boundaries represent a neighborhood?
- . Should there be more or less NRSAs?
- . Do you have other thoughts?
- . Should the CNI target neighborhood be an NRSA of its own?

Please provide your comments on the provided forms.