



# **2026 CDBG Application Workshop Housing Rehabilitation Roofing Grant**

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# **HOUSING REHABILITATION ROOFING GRANT**

## **AGENDA:**

**CDBG Overview**

**Scope of the Program**

**Funding Overview**

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# **COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) OVERVIEW**

**THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM WAS ESTABLISHED IN 1974 UNDER THE HOUSING AND COMMUNITY DEVELOPMENT ACT.**

**FUNDING FOR THE CDBG PROGRAM COMES FROM THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD).**

**THE IOWA ECONOMIC DEVELOPMENT AUTHORITY ADMINISTERS THE STATE OF IOWA'S CDBG PROGRAM.**

**THE FUNDS FOR THE STATE CDBG PROGRAM CAN ASSIST THOSE NON-ENTITLEMENT (SMALL/RURAL) COMMUNITIES THAT HAVE A POPULATION OF LESS THAN 50,000 PEOPLE.**

# HOUSING REHABILITATION ROOFING GRANT

## ❖ Scope:

- Support low-to moderate single-family owner-occupied households in Iowa to replace roofs on their homes that are either failing or pose a threat to the stability of the home's structure.
- This can be defined by conducting a visual assessment that should be completed to determine if more than 60% of the roof's life span has passed.
- The program ensures that lower income lowans will receive the necessary assistance in making repairs they have not had the resources to do on their own, as well as stabilizing the affordable housing stock.



# HOUSING REHABILITATION ROOFING GRANT

- ❖ Applications can be found at: <https://www.IowaGrants.gov>
- ❖ Total Housing Budget: \$2,905,037
- ❖ Roofing Budget: \$905,037
- ❖ 2 Year Contracts
- ❖ Funding Ceiling:
  - \$30,000 per project with a maximum number of 6 units making the total maximum grant not to exceed \$180,000. Not inclusive of admin which is capped at no more than 10% of the total CDBG amount.

# HOUSING REHABILITATION ROOFING GRANT

## ❖ Cost Caps:

- Admin: Not to Exceed 10%
  - Project Costs:
    - Hard Costs: \$24,000
    - Lead Hazard Reduction: \$ 2,000
    - Technical Services (PD): \$ 3,500
    - Lead Hazard Carry Costs: \$ 500
- TOTAL PROJECT COST \$30,000

## ❖ Eligible Applicants

- Units of general local governments (UGLGs) with a population of less than 50,000 people.
- UGLGs must work with their local Council of Government (COG) or procure for an IEDA approved consultant.

# HOUSING REHABILITATION ROOFING GRANT

## ❖ Environmental Requirements:

- This is a Tiered Environmental Review
- A Tier I Review must be submitted to receive Release of Funds.
- A Tier II Review (Section 106) must be conducted for each property.
- A radon test must be conducted on each home.
  - If the radon level exceeds 4 picocuries (pCi/L), then a Programmatic Agreement must be completed and mitigation must be conducted. No waivers will be allowed.
  - If the radon level is below 4 picocuries (pCi/L), then the property is “Exempt” from completing the Programmatic Agreement and mitigation is not required.

# HOUSING REHABILITATION ROOFING GRANT

## Programmatic Agreement

PA Exempt:

Exempt Date Signed:

Date

PA Exception

Exempt Form:

Select file

PA Finding

If not PA Exempt, this field is **required**.

:

Please upload documents supporting the finding in the section below.

# HOUSING REHABILITATION ROOFING GRANT

## Programmatic Agreement

PA Exempt:

No ▼

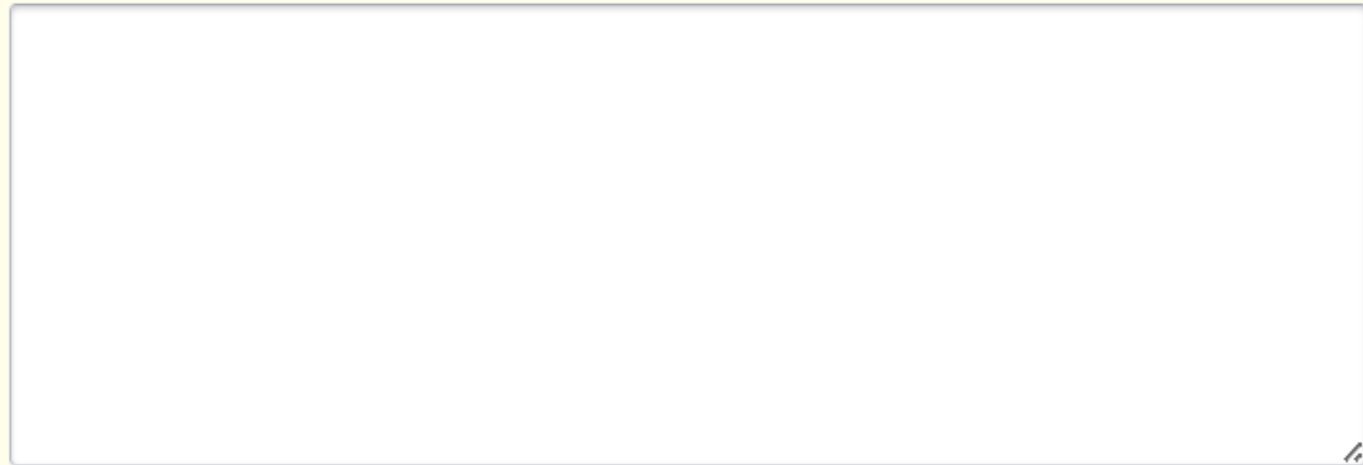
PA Finding

If not PA Exempt, this field is **required**.

:

Please upload documents supporting the finding in the section below.

**If No Adverse Affect or Adverse Effect, please describe what historic resources are in the APE and how the RE came to the finding.:**



# HOUSING REHABILITATION ROOFING GRANT

All activities must comply with applicable federal requirements under the Housing and Community Development Act (HCDA), CDBG regulations, and local code. The statutory authorities below establish the eligible activity framework for rehabilitation of single-family owner-occupied units.

## ❖ Eligible Activities – 24 CFR 570.202 (a), (b) and (f)

- Replace or repair roof deck if rotten or structurally compromised.
- Replace roof covering and underlayment.
  - Old shingles **MUST** be removed and may not be covered by new shingles.
- Replace soffit and fascia.
- Removal of a chimney.
- Replace gutters if damaged or deteriorated.



# HOUSING REHABILITATION ROOFING GRANT

- ❖ All installation and products must follow the National Green Build Standard to achieve a Silver Rating.
  - NGBS Aligned Roofing Specification (Silver Level)

All roofing systems must comply with the National Green Building Standard (NGBS ICC700) for mandatory requirements for durability, energy efficiency, water management, and indoor environmental quality. Roofing assemblies shall:

    1. Meet or exceed manufacturer's minimum warranty periods:
      - Pitched roofs: ≥20–25year shingles, Class A fire resistant
      - Low slope roofs: ≥15year membrane warranty
    2. Provide full moisture protection, including structural sheathing, underlayment, and flashing. Roofing repairs/replacements must prevent water intrusion at all penetrations and intersections, consistent with NGBS' moisture control requirements.

# HOUSING REHABILITATION ROOFING GRANT

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3. Incorporate energy efficient roofing features where feasible, such as reflective/cool roofing surfaces or above deck insulation, to support Silver level whole building performance.
4. Use resource efficient materials, such as recycled content shingles or roofing products with environmental product declarations (EPDs), where available.
5. Install gutters/downspouts directing water away from the structure and, where feasible, integrated with stormwater management systems (rain gardens, infiltration trenches).
6. Ensure attic ventilation is code compliant or design the roof as a conditioned unvented assembly with proper vapor control and insulation.
7. Manage roofing waste through recycling or reuse wherever possible, consistent with NGBS Resource Efficiency practices.

# HOUSING REHABILITATION ROOFING GRANT

- ❖ The property must be owned by the homeowner and be their principal place of residence. (No contract sales are allowed.)
- ❖ The homeowner must be current on their mortgage, taxes, and utilities.
- ❖ Homeowner's insurance must be current and active throughout the Period of Affordability.
- ❖ Homes must be on city sewer/water services. Those on septic systems or wells are not eligible for assistance.

# HOUSING REHABILITATION ROOFING GRANT

## ❖ Ineligible Activities:

- ❖ General governmental expenses

- ❖ Political activities

- ❖ Purchase of construction equipment

- ❖ New Construction (CDBG Housing Only)

# HOUSING REHABILITATION ROOFING GRANT

## ❖ Application Cycle:

- Application Submission Window is March 18, 2026 thru May 22, 2026

## ❖ National Objective:

- Must meet the Low to Moderate Income Housing objective under 24 CFR 570.208(a)(3).

## ❖ Applications are scored on a competitive basis.

## ❖ If an application is incomplete, it WILL NOT be reviewed. Complete means all required information is provided in the application AND all required attachments are uploaded.

# HOUSING REHABILITATION ROOFING GRANT

## ❖ Application Requirements:

- All UGLGs must work with a council of government or procure for an IEDA approved consultant
- The project description is complete and clearly describes the need for the project.
- The project is ready to proceed and has include milestone timelines.
- Any other sources of funding are well documented.
- The budget is comprehensive and reasonable for the scope of work.
- The Applicant demonstrates the capacity to manage the grant funding.

# HOUSING REHABILITATION ROOFING GRANT

## ❖ Application Uploads for all CDBG programs:

- Notification of Funding Availability (NOFA):  
Affidavit of Public Hearing, Public Hearing Minutes with 9 Points, Resolution Authorizing the CDBG App
- Public Hearing documentation that the Community Development and Housing Needs Assessment was discussed.
- HUD Form 2880 – Applicant Disclosures;
- Federal Assurances form;
- Required Acknowledgement of Environmental Review Requirements;
- Residential Anti-Displacement & Relocation Assistance Plan ('RARA');
- Prohibition of Excessive Force Policy;
- Equal Opportunity Policy;
- Code of Conduct;
- Procurement Policy;
- 2 CFR 200 Competition Certification of Compliance;
- Affirmative Fair Housing Policy;
- Project Budget;
- Project Team Identification;
- Administration Staffing Plan, that identifies all participating GA members;

# HOUSING REHABILITATION ROOFING GRANT

## ❖ Program Specific Documentation:

- Proof of procurement of Grant Administrator if applicable.
- Proof of procurement for a Technical Services provider.
- A Subrecipient Agreement if the Grant Administrator is acting in this capacity.



# HOUSING REHABILITATION ROOFING GRANT

## ❖ Threshold Criteria (Must be present to be scored.)

- Applicant must have an Active SAM.gov account and Unique Entity Identifier (UEI) number. Grant will be awarded to the entity belonging to the active UEI number.
- Grant amount does not exceed the program cap.
- Administrative fee does not exceed the program cap.
- Required uploads are provided, complete and fully executed.
- NOFA Public Hearing Minutes are complete with all 9 elements listed.
- Project Budget is correct.

# HOUSING REHABILITATION ROOFING GRANT

## ❖ General Scoring Criteria:

- Does the Applicant show the need for this type of activity for their low-to-moderate income residents.
- Does the Applicant show the degree to which the project is ready to proceed.
  - Grant Administrator has been identified
  - Technical Services provider has been identified
  - For this pilot round, requiring all homeowners to be identified and pre-determined eligible prior to application will be waived.
  - Trained and qualified contractors to work on projects have been identified.
  - Tier I Environmental Review is ready for publication.
- Are all units sited outside of the HUD-defined Federal Flood Risk Management Standard (FFRMS) Floodplain.
- Degree to which the project can be completed in a timely fashion.

# Questions?





**THANK YOU**

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Iowa Economic Development Authority