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Risk Share Program
State of Rhode Island
Rhode Island Housing and Mortgage Finance Corporation

ENVIRONMENTAL REVIEW STATEMENT

To: Environmental Review Record (ERR)

Re: Environmental Assessment
(24 CFR Part §58)

The following activity has been reviewed under Section 58.36 Environmental Assessment, and it is A Finding of No Significant Impact (FONSI) activity based on Section 58.36 that has been reviewed for compliance with the laws and authorities listed in Section 58.5 and 58.6.

24 CFR Part 58 - Types of Activities (§58.36)

- New residential building construction into five or more multi-family residential units.

Compliance with any applicable requirements of Section 58.5 is required. Documentation consisting of the Statutory Checklist and a Request for Release of Funds Certification for the review supporting the determination is attached to the Environmental Review Record file.

South Kingstown Housing Authority & Women's Development Corporation
Champagne Heights Apartments – Phase 1 & 2
364 Curtis Corner Road
South Kingstown, RI 02879

The South Kingstown Housing Authority and Women's Development Corporation have proposed the redevelopment of Champagne Heights Phase I & II Apartments that involves the demolition of the 1970's current buildings, with forty (40) existing units, and the creation of twenty-three (23) newly constructed buildings with a total of eighty-five (85) multi-family units, consisting of twenty-nine (29) two-bedroom, forty-two (42) three bedroom, twelve (12) four-bedroom, and two (2) five-bedroom apartments for low-income households earning between 30%-80% AMI and four (4) market rate apartments to develop a multi-family housing community in a village type setting.
The phases of the development project must be completed simultaneously due to the relocation needed for existing tenants and the infrastructure proposed for the entire site. The project proposal is for a financing loan insured under the HUD Multifamily FHA Risk Sharing Program.

RIH 1st Mortgage Amount: $9,600,000 Total Development Cost: $48,033,509

DocuSigned by:
Carol Ventura
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November 4, 2026

Carol Ventura
Executive Director

Date

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TO: All Interested Parties

FROM: Development Division, RIHousing

DATE: November 12, 2026

RE: Environmental Legal Notice

For your information, the enclosed Legal Notice will notify all interested parties of Rhode Island Housing and Mortgage Finance Corporation's ("RIHousing") intent to request the release of funds for HUD Multifamily FHA Risk Share Insurance. This is being done in compliance with HUD's Environmental Review process in accordance with 24 CFR Part 58.

Please post this Notice for eighteen (18) days in an area readily accessible to the public.

Any comments may be sent to the address contained in the Notice.

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Invest. Build. Believe.

NOTICE OF FINDING OF NO SIGNIFICANT IMPACT AND NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

November 12, 2026

Rhode Island Housing and Mortgage Finance Corporation
44 Washington Street
Providence, RI 02903
(401) 457-1129

This Notice shall satisfy two separate but related procedural requirements for an activity to be undertaken by Rhode Island Housing and Mortgage Finance Corporation ("RIHousing").

REQUEST FOR RELEASE OF FUNDS

On or about December 1, 2026, RIHousing will submit a request to the U.S. Department of Housing and Urban Development for the approval of FHA Risk Share Insurance for the following project:

South Kingstown Housing Authority & Women's Development Corporation
Champagne Heights Apartments – Phase 1 & 2
364 Curtis Corner Road
South Kingstown, RI 02879

The South Kingstown Housing Authority and Women's Development Corporation have proposed the redevelopment of Champagne Heights Phase I & II Apartments that involves the demolition of the 1970's current buildings, with forty (40) existing units, and the creation of twenty-three (23) newly constructed buildings with a total of eighty-five (85) multi-family units, consisting of twenty-nine (29) two-bedroom, forty-two (42) three bedroom, twelve (12) four-bedroom, and two (2) five-bedroom apartments for low-income households earning between 30%-80% AMI and four (4) market rate apartments to develop a multi-family housing community in a village type setting. The phases of the development project must be completed simultaneously due to the relocation needed for existing tenants and the infrastructure proposed for the entire site.

FINDING OF NO SIGNIFICANT IMPACT

Rhode Island Housing has determined that this project will have no significant impact on the human environment. Therefore, Environmental Impact Statements under the National Environmental Policy Act of 1969 (NEPA) are not required. Additional project information is contained in the Environmental Review Record (ERR) on file at Rhode Island Housing and may be examined or copied weekdays from 9 A.M. to 4 P.M., and available to the public for review either electronically or by U. S. mail.

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The ERR Statement can be accessed online at the following website: www.rihousing.com/public-information

Please submit your request by U.S. mail to RI Housing, 44 Washington Street, Providence, RI 02903 to Melanie Brewer, Director of Real Estate Development or by email to mbrewer@rihousing.com
The Environmental Review Record report may be viewed at: https://cpd.hud.gov/cpd-public/environmental-reviews

PUBLIC COMMENTS

Any individual, group, or agency wishing to comment on the project may submit written comments on the ERR to RIHousing. All comments received by November 30, 2026, will be considered by RIHousing prior to authorizing submission of a request for release of funds.
Comments should specify the Notice they are addressing.

RELEASE OF FUNDS

RIHousing certifies to HUD that Carol A. Ventura, 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 RIHousing to use Program funds.

OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of funds and RIHousing's certification 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 RIHousing (b) RIHousing 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 development process have committed funds, incurred costs or undertaken activities 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 via email in accordance with the required procedures (24 CFR Part 58, Sec. 58.76) and shall be addressed to HUD at Department of Housing and Urban Development, Office of Community Planning and Development, at: CPDRROFBOS@hud.gov.

Potential objectors should contact HUD at Department of Housing and Urban Development, Office of Community Planning and Development, via email to verify the actual last day of the objection period.

DocuSigned by:
Carol Ventura
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Carol A. Ventura
Executive Director

November 12, 2026
Date