



**JOINT
NOTICE OF FUNDING AVAILABILITY (NOFA)/
REQUEST FOR PROPOSAL (RFP)**

The Housing Authority of the County of Santa Clara (**HACSC**), the City of San José Housing Department (**CSJHD**) and County of Santa Clara Office of Supportive Housing (**OSH**), in partnership with the Veterans Administration Palo Alto Health Care System (**VA**), jointly invite qualified affordable housing developers to submit written proposals for affordable multifamily rental housing projects that will provide housing to a range of special needs residents.

This invitation makes available \$48 million in development capital funding—**\$40 million from CSJHD** and **\$8 million from OSH**. Additionally, HACSC is designating this invitation as its Public Notice of a competitive request for the award of **477 Project-Based Vouchers (PBVs)** and **126 Veterans Affairs Supportive Housing (VASH or HUD-VASH) vouchers**.

Applicants must demonstrate their project's eligibility, qualifications, and interest in securing project-based vouchers and capital funds. This Notice of Funding Availability / Request for Proposals (**NOFA/RFP**) from the three agencies (collectively, **Agencies**) explains the process by which applications will be accepted and evaluated.

The purpose of this joint issuance is to collectively make available capital and rental assistance through project-based vouchers (**PBVs**) to potential project developers through a single application and evaluation process. The goal is to incent development of new and newly-affordable permanent housing with a priority on housing with supportive services. While each Agency has its own individual priorities, the Agencies' highest joint priority is the creation of permanent affordable apartments for extremely-low income (ELI) and very-low income (VLI) households, particularly those experiencing homelessness—including veterans—and those with other special needs as defined in Exhibit A of the Joint NOFA/RFP.

The NOFA/RFP packets are available for download beginning **Thursday, July 21, 2016**. To download the NOFA/RFP packets and all addendums, proposers must register at <https://www.bidsync.com/>. Proposers and service providers are invited to attend the pre-proposal conference on **Wednesday, August 10, 2016**. The details of the pre-proposal conference are published in BidSync.

HACSC must receive all proposals by **Tuesday, September 20, 2016, 4:00 PM**. Proposals (proposal forms and all required additional documentation), and all questions must be submitted through BidSync.