



FY 2025 NOFO Office Hours Questions & Answers

Posted: December 2, 2025

Please note, responses are in the order received, and questions are verbatim from recipients with small edits made to add context or clarity when needed.

For more information

Email coc.questions@kcrha.org for technical questions about Renewal/Transition Applications

Email rfp@kcrha.org for technical questions related to New Project (CoC & DV Bonus) Applications

[November 26, 2025 Office Hours Slides](#)

Is it okay to submit a renewal/ transition grant project and a new project?

It is up to organizations to determine what process is best for them.

If an organization is renewing a project and would like to fundamentally change what they are applying for or their budget, inform KCRHA and likely apply as a new project. Please note, there is a year allowed for transition, which may be a benefit.

If there are no significant changes, it is recommended to go through the renewal process.

Is it safe to assume no Rapid Rehousing (RRH) programs will be renewed due to the 30% permanent housing cap? In this case, should RRH programs apply as a transition to Transitional Housing (TH) Supportive Services Only (SSO), or apply as a new program type without transition?

If you a RRH project renewing in FY 2025, it is likely to not be ranked in the 30% cap. Applying as TH is best for likely sustained funding.

Will the 12/4/25 Office hours have new info or the same info as today?

December 4, 2025, 9:30am office hours will be similar, and include updates, but will be primarily used for Questions and Answers.

If an org is planning to transition, is it possible to split the transition budget across two programs, one new and one existing?

KCRHA would need to know more in order to provide a response. Please send detailed question to coc.questions@kcrha.org. An update will be posted to this Q&A document at a later date.

Of the 3 workshops offered, which one is best for new projects?

Office hours are for new projects/bonus dollars and workshops are for current grantees and renewing projects.

Will slides be available?

Slides are linked at the top of the document.

If we attest that we are able to abide by the 2024 renewal requirements, would you use our 2025 application materials, or just resubmit what was provided in 2024?

Renewing organizations need only to select “yes” on the document. Rating will be based off of HMIS data and other data sources. We will update you as more info is received. E-Snaps (HUD grant portal) does not have detailed instructions posted as of today (November 26, 2025), so KCRHA may seek supplemental information once that has been made available.

Is it correct that there won't be any Housing and Urban Development (HUD) funds for new housing projects?

For CoC funds, there will not be new funding available for Permanent Housing (PH). Transitional Housing and Supportive Services Only project types are the only ones being funded through this competition.

Based upon the cap that HUD has placed on all communities, only 30% of funding received can go towards to PH projects. The King CoC current funding is over 85% of PH projects. In order to not fully disrupt all projects, we are prioritizing the 30% cap for current projects. New projects submitted that are PH will not be accepted.

Should we assume current local match dollars move with transition grants?

At this moment, KCRHA believes so but doesn't have further information. We will update grantees as we receive information.

Have there been any updates on the current local dollars if a program is not renewed i.e. would they be pulled to become match for 2025 awarded projects?

KCRHA unfortunately does not have information at this time.



For new programs, what is the fiscal year, and when do funds have to be spent down? Do we base the budget on a prorated time frame, or just an annualized budget?

It is Fiscal Year 2025, and funds must be fully expended December 2027.

Project grants have a 12-to-18-month project period, with most having a 12-month period. An 18-month project may be possible, but must be coordinated with KCRHA and the local HUD office.

My understanding is that new projects will be prioritized after renewed projects. For transition projects, are they considered renewals or new projects?

The prioritization is renewal projects, then transition/replacement, and then new projects.

For participants in projects currently in RRH transitioning to TH, since, according to NAEH the participants cannot "transition in place", what is the plan for participants in RRH if the programs transition while the participants are still in the program?

Projects that transition will have a year to transition. RRH and TH both have a cap of 24-months of rental services.

There unfortunately has not been time to create a plan in place, and much of that will happen between now and May based on what projects will receive funding. Additionally, NAEH is developing toolkits that may be helpful for organizations.

KCRHA's role is to provide a strong local competition and response to the consolidated application, and for the Seattle-King County CoC to be as competitive on national stage as possible. KCRHA may not have clear answers at this time as the landscape continues to change.

How will the certifications/attestations removed per KC v. Turner be applied for direct recipients on renewing projects?

Direct recipients are included in the attestations removed, and are included as they are within King County.

Why did PSH get less funding? What happens if transition projects are not fully utilized?

KCRHA cannot speak to why PSH received less funding this as this is a decision made by HUD. If transition funding not utilized, KCRHA will assume a project is relinquishing dollars, and anything not asked for will go into bonus funding.



Do you all have any insight on how the AG's lawsuit announced yesterday (November 25, 2025) will impact this NOFO timeline? Would you recommend we continue to operate as if no changes or a TRO is granted?

KCRHA currently has no insight on the Attorney General's lawsuit and impact on the NOFO or the timeline. KCRHA will continue following current timeline at this time.

Under the Support Services type, would a Day Center or "Urban Rest Stop" for hygiene services (showers, laundry, etc.) be an allowed program model for that service type? If yes, can CoC funds pay to refurbish a property for this use, like paying to install showers/laundry?

A day center is an allowable allowed model, but CoC funds cannot be used to pay for refurbishment, installment, acquisition, or capital costs. Operating dollars are allowed.

How will PH projects be prioritized for the 30% cap? Is it purely based on rating/score, or are there other considerations (e.g., singles vs. family units)?

Projects will be prioritized based on rating & score. KCRHA has been thoughtful in consideration of what will be in the 30% cap and what has been placed in the rating criteria.

Harm reduction is prohibited in the NOFO, but does that mean all TH etc. need to be 'clean and sober'?

TH does not need to be 'clean and sober,' but there is an emphasis on onsite behavioral health and treatment supports. This does not prohibit units/projects that are not clean and sober from applying. It is suggested that there be a focus on available supportive services on reduction of use.

If the transition grant questions are now embedded in the renewal application, do we still need to notify KCRHA/King County of our intent to submit for both by December 1, 2025 and November 26, 2025 respective deadlines?

Renewing organizations do not need to provide notification. Notification is needed only if an organization is NOT submitting a renewal.

Confirming that for general CoC funds DV RRH programs can transition to either TH or Supportive Services, but only for DV Bonus, is the transition type limited to TH, correct?

DV bonus is only for Transitional Housing.

Does any of this impact FCS provider services?

FCS are not CoC Funded.



Could a tiny house village/micro-shelter be considered under Transitional Housing, if a lease is provided, RLTA followed, rent required, and general TH rules followed, etc.?

There does not appear to be anything that would preclude that being a possibility. Read carefully through allowed costs and to see if a project meets the model of TH as detailed by HUD. CoC funded programs are required to go through Coordinated Entry.

As there are difficulties with creating new/transition budgets, there is a large impact on organization's ability to meet 25% match. Is there more context on working with the city/county?

KCRHA recommends for renewing project to include in budget currently contracted local funds. There is a precedent of reallocated CoC funds to have previously matched local dollars included.

Can we provide rental assistance under TH? If allowable, how would that work - do we need to hold the lease in order to provide rental assistance in a transitional housing model?

Review the allowed eligible cost categories in the RFP. This includes leasing, supportive services, rental assistance, operating, and HMIS. TH and joint-component projects cannot have both leasing and rental assistance costs however.

For the TH requirements around 40/hours per week per household of services, is there a bit more clarity that can be provided? Does that roughly equate to 1 FTE per household?

There is not more clarity at this time, and KCRHA will update when more information is available. Other communities are looking at how groups and classes might be used to maximize time.

Would adding Housing Navigators or Behavioral Health Specialists to existing day centers and shelters be eligible expenses?

It would be an eligible project for standalone supportive services.

Are Transition grants also subject to the same requirements as new applications (e.g., mandatory service agreements, 40 hours/week of supportive services in TH, etc.)?

Yes.

If an org is master leasing for a TH project, is there a max amount of rent that can be collected from clients?

To determine the amount of resident rent:



- Calculate the following values:
 - 30 percent of Monthly Adjusted Income (divide the Adjusted Annual Income by 12 and multiply by 0.3)
 - 10 percent of Monthly Gross Income (divide the Total Annual Income by 12 and multiply by 0.1)
 - The portion of the family's welfare assistance, if any, that is designated for housing costs
- In TH or PSH supporting housing with rental assistance, the resident rent is the **highest of these figures**.
- In projects supporting housing with leasing, the occupancy charge, or resident rent, can be no **higher than the highest of the three figures**.

Any suggestions on how to approach the Housing Resource Commitments requirement?

Examples of housing resources that could be considered for leverage include those provided by (including match funds from):

- Private organizations
- State or local government sources
- Public housing agencies
- Faith-based organizations

Transition Grant Workshop FAQs

The renewal application templates reference “transition grants,” not replacement grants. Please clarify whether “replacement” refers to a different type of grant.

A “transition grant” is the process for converting project types for a regular CoC funded project. A “replacement” is the process for converting projects funded through the Youth Homelessness Demonstration Program (YHDP).

Do we need to demonstrate any specific activities during the transition period, or can we operate the existing project as-is for the remainder of the first year, provided the new project is fully operational on day one of the following grant year?

The primary requirements are as follows:

- Projects must be reallocated in their entirety; there are no partial reallocations allowed when applying for a transition project.



- The project application budget must reflect only the new project. If awarded, the HUD Field Office will work with the recipient to determine how the funds will be used to wind down the reallocated project(s).
- No more than 50 percent of the new project's budget may be used for activities eligible for the reallocated project.
- The reallocated project(s) must be fully transitioned within the one grant year.

How does the replacement process differ from the transition process?

A “transition grant” is the process for converting project types for a regular CoC funded project. A “replacement” is the process for converting projects funded through the Youth Homelessness Demonstration Program (YHDP).

Can we answer the transition questions on the renewal application form just in case our renewal doesn't get select in the 30% threshold? Or are we only answering transition grant questions if we absolutely want to transition?

All renewal rapid rehousing and joint component projects should answer the transition questions.

Can we use a scattered site approach with leases in client's names instead of agency master leasing? I see that the rental assistance dollars are allowed in TH, but wanted to make sure.

Yes, a scattered site approach with lease in a client's names is allowed.

From RRH to TH, with the transition grant, our current households that don't meet the eligibility criteria for TH (have been placed in permanent housing during program enrollment) would still be able to receive assistance past the end of the current contract year (ex. May 31st, 2026) to transition them out prior to the start of the next contract year (ex. May 31st, 2027)? Or will they still need to be exited prior to the end of the current contract year?

During the transition year, the RRH participants would need to sunset or be transferred to another RRH program if they are still eligible to receive RRH support. The project must be fully transitioned by the end of the new grant term and only 50% of the total budget can be used on the old project type.

For DV Bonus-funded programs undergoing reallocation that intend to functionally transition, what is the expected timeline for that transition? If the transition must happen immediately, does it follow the same timeline as a standard transition, or is it shorter?



There is contradictory language in the NOFO on pages 44 and 45 regarding DV Renewals. KCRHA has reached out to HUD for clarification.

If we converting a RRH project to a TH scattered site model but don't have formal commitments from housing partners (as we place with private landlords as we go), any suggestions on how to approach the Housing Resource Commitments requirement?

Examples of housing resources that could be considered for leverage include those provided by (including match funds from):

- Private organizations
- State or local government sources
- Public housing agencies
- Faith-based organizations

Will DV Bonus-funded programs that choose to transition locally and/or be reallocated at the CoC level be scored as “new” or “renewal” projects in the ranking and scoring process? Previously, our local prioritization was: (1) renewals as-is, (2) transitioning projects, and (3) new projects. Under this structure, would a DV Bonus-funded program be scored using the transition project methodology or the new/reallocation methodology?

Effectively, transitioning projects and applications for the new/reallocation RFP are all put into the same slate in the order they scored, though the way the score is calculated is different.

A new DV bonus project will be scored using the calculation for new projects. If an existing project seeks to go through the transition grant process, it will be scored in the same way as other transition grant projects.

For programs with RRH program not transitioning do have to complete the application questions for the renewal process. I'm not seeing it on Salesforce.

We encourage projects to submit the renewal application via [Smartsheet](#) (not Salesforce), even if you would not select becoming a TH through the transition grant process. You would just not check the portion in the form indicating you would go through the transition grant process.

Will there be a separate YHDP replacement project workshop?

We do not have a workshop for YHDP replacement set up at this time. Depending on the results of further verifications, we could end up adding one, but that is not expected at this moment. We encourage you to submit any questions we haven't addressed via coc.questions@kcrha.org



Can you please send me the Smartsheet we did not receive it. Or who do I contact to receive the Smartsheet for the renewal application for my RRH program

All items are on our website. Here is the page <https://kcrha.org/service-providers/funding-opportunities/>

Can you put the link to the tool in the chat?

<https://files.hudexchange.info/resources/documents/coc-program-sso-housing-component-decision-tool.pdf>

Which project type would a CEA Regional Access point be considered as?

Supportive Services Only

