



Community Opportunity News

► INFORMING THE COMMUNITY DEVELOPMENT FIELD

July 29, 2025

National Voice

FY25 Budget Law Expands LIHTC and Other Key Tax Incentives

President Trump signed the Fiscal Year 2025 reconciliation bill into law on July 4. This massive budget package includes notable wins for affordable housing and community development organizations. However, severe cuts to Medicaid will decrease housing developers' ability to provide social services, among other impacts.

The law permanently lowers the Private Activity Bond threshold from 50% to 25% starting in 2026, expanding access to 4% Low-Income Housing Tax Credits (LIHTC) for more developments. It also increases 9% LIHTC allocations by 12% and makes the New Markets Tax Credit permanent at \$5 billion annually. The Opportunity Zones incentive is now a permanent part of the tax code, with stronger eligibility rules and new transparency requirements. Funding for the Neighborhood Homes Investment Act — a priority for the Alliance and many of our partners — was not included.

Senate Appropriations Subcommittee Releases HUD FY26 Budget Proposal

The Senate Transportation-HUD Subcommittee proposed a \$73.3 billion overall HUD funding level on July 24. Their proposal is approximately \$5 billion more than the House's HUD budget proposal released earlier in July. The Senate Subcommittee proposed \$1.25 billion for HOME and \$3.1 billion for Community Development Block Grants, as well as near-level funding for many other programs relative to FY25. While the Senate proposal falls short on many funding levels that the advocacy community requested, it is much better than proposals earlier in the year from the House and the President. The next step is for the House and Senate to negotiate differences in their FY26 budget proposals. We will be watching the negotiations closely.

Members of Congress will be home for recess during the month of August. You can engage with them by attending a town hall meeting or scheduling a meeting in their district office. It's a good opportunity to tell them how specific federal programs like HOME and CDBG benefit your community.

Congress Weighs Updates to HOME Program

The House Subcommittee on Housing and Insurance held a hearing titled "*HOME 2.0: Modern Solutions to the Housing Shortage*" on July 16. Affordable housing developers shared how the HOME Investment Partnerships Program supports their work, emphasizing the need to keep the program flexible — particularly for smaller, rural, and nonprofit developers. The Alliance is actively engaging with the Chair and Ranking Member of the subcommittee. We are closely tracking upcoming developments, particularly as they relate to the set-aside for Community Housing Development Organizations.

Convening



Conference Sessions & Hill Day Trainings Announced

We are honored to partner with [four national networks](#) of community developers to co-host the People & Places Conference. Join peers from diverse racial, cultural, and geographic backgrounds as we help shape the future of the community development field. Together, we will explore strategies and resources for providing affordable housing, economic development, and services during these challenging times. View the [conference sessions](#).

By registering for the conference, you will be part of a united advocacy effort. You'll receive virtual training before arriving in DC, along with in-person preparation during the conference. Visit the [Capitol Hill Day](#) webpage to register for pre-conference training. **Register by August 15 for early-bird savings!**

[Register Now & Save](#)

Kadasha Hershey Takes On New Role As Program Associate



After two years of service as our Systems Change AmeriCorps VISTA, we are delighted to announce that Kadasha Hershey is now our Program Associate. In her new role, Kadasha will support the Alliance's capacity-building programs, member engagement, and convenings. "I'm thrilled to support impactful initiatives that bring the community development field together like our People & Places Conference and the Economic Development Peer-Learning Network," she said. Kadasha holds a Master of Social Work degree from Howard University, with a concentration in Community, Administration, and Policy Practice.

[Read Kadasha's Bio](#)



AUGUST 21 | 2 pm Eastern
Virtual Meeting

ECONOMIC DEVELOPMENT Peer-Learning Network

Nurturing Local Ecosystems for Economic Opportunity

Join Our Next Economic Development Peer-Learning Meeting

Are you working to expand economic opportunity in your community? Connect with peers from across the country through our [Economic Development Peer-Learning Network](#). Our August 21 meeting will feature Tim Green Jr. and Markuitta Washington of BLDG Memphis. They will showcase several strategies for supporting underserved entrepreneurs — a hub-and-spoke model that works through trusted community partners; a one-stop hub that connects small businesses to key resources; and their MEMFix temporary neighborhood transformation initiative that boosts visibility and investment. Participants will have the chance to ask questions, exchange strategies with fellow community developers, and explore how these approaches can be applied locally.

Register Now

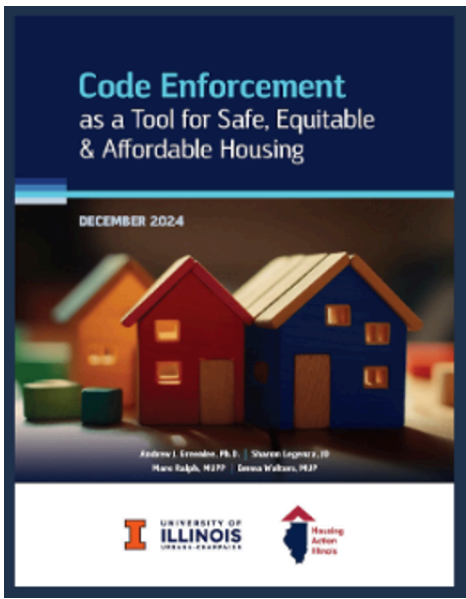
Training: Bridging Health Equity & Community Development

Are you curious about how to incorporate a health equity lens into your work? On September 16, the Mel King Institute is hosting a 3-hour virtual training for community development professionals, planners, and housing advocates with little or no formal training in health equity or public health. Participants will explore how housing, health disparities, and structural racism are interconnected — and how to apply a health equity lens to community development work.

Register Now

Research

Rethinking Housing Code Enforcement to Prioritize Health, Safety & Equity



A report by Housing Action Illinois and the University of Illinois at Urbana-Champaign examines how local code enforcement practices impact housing stability and health. Drawing on data and case studies from six Illinois cities, the report calls for a shift from punitive measures to proactive, equity-focused strategies. It finds that code enforcement practices often neglect interior conditions and disproportionately burden low-income communities of color.

Recommendations include strengthening connections with social services, promoting rental licensing programs, increasing citizen oversight and data transparency, and embedding equity in enforcement policies.

[Read the Report](#)

Funding

Rural Community Development Initiative | USDA Rural Housing Service

30 grants of \$10,000 to \$250,000 grants will be awarded to nonprofit housing and community development organizations, low-income rural communities, and federally recognized tribes. Funds can be used to support housing, community facilities and community and economic development projects in rural areas. Intermediaries must match the grant amount and can apply for funding between \$50,000 and \$500,000. Deadlines: August 7 for electronic applications; August 12 for paper applications.

Capital Grants to Strengthen Communities | Bolger Foundation

Grants of \$10,000 to \$250,000 are available to nonprofit organizations for capital projects that strengthen and uplift communities. Funding priorities include community development conservation, education, and mental and physical health for underserved populations. The grants may be used for construction, building improvements, capital equipment, furnishings, and other one-time physical needs. Deadline: September 1.

Funding Opportunities

- [Community development](#)
- [Affordable housing](#)
- [Creative places](#)
- [Healthy places](#)

Job Opportunities

View current [job postings](#).

To post a job opportunity on our website, contact Cierra Jones at Cjones@CommunityOpportunityAlliance.org. We request a \$25 donation from non-members.



[Click here to view the Community Opportunity News archive](#)

Support the Community Opportunity Alliance! [Become a member](#) and [donate now](#).