



October 22, 2025

North Carolina Housing Finance Agency  
Attn: Tara Hall  
3508 Bush Street  
Raleigh, NC 27609

Subject: 2026 Qualified Allocation Plan Comments

Dear Ms. Hall,

MountainTrue is an environmental nonprofit organization that champions clean waters, resilient forests, and healthy communities across the Southern Blue Ridge. We are very committed to supporting the construction of affordable housing that can not only address our region's dire housing shortage, but that can also help mitigate negative impacts to our natural environment by being strategically located closer to town and city centers.

While it is obviously beneficial to residents to live within very close proximity of amenities like shopping and parks, we recognize that there are ways to meet daily needs for groceries, medications, and recreation opportunities that can rely on other access strategies. Here in the mountains, many such amenities in our small towns are either currently closed due to impacts of Hurricane Helene or have closed for other longer term reasons. We do not want residents in our small towns to be penalized by not being eligible for tax credit housing projects due to such factors. We hope your plan will maintain both the extra point for Helene impacted critical counties and also stretch the amenity distance for small towns.

Finally, we ask that you follow national best practice housing policy and reduce or eliminate parking requirements that make building housing more expensive and use land inefficiently.

We thank you for your consideration of our requests.

Sincerely,

Bob Wagner  
Executive Director, MountainTrue

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