

DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

Office of Policy Development and Research

Research and Technology

SUMMARY OF RESOURCES

(Dollars in Thousands)

	Enacted/ Requested	Carryover	Supplemental/ Rescission	Total Resources	Obligations	Net Outlays
2023 Appropriation	145,400	83,559	-	228,959	178,774	121,680
2024 Annualized CR	145,400	50,125	-	195,525	121,125	138,000
2025 President's Budget	155,500	74,900	-	230,400	195,300	165,000
Change from 2024	10,100	24,775	-	34,875	74,175	27,000

Note: The 2025 Carryover, Total Resources, and Obligation include an anticipated \$400,000 transfer from the Department of Justice in support of Pay for Success.

PROGRAM PURPOSE

The Research and Technology (R&T) account, administered by the Office of Policy Development and Research (PD&R), provides fundamental evidence to support the mission of the Department through policy analysis, research, surveys, and program evaluations, as authorized in Title V of the Housing and Urban Development Act of 1970, as amended. R&T funds research and evaluation, data infrastructure development, information management, and technical assistance. PD&R's work enables the Secretary, the Congress, and principal staff at HUD and other agencies to make informed decisions on budget and legislative proposals and to strengthen housing and community development policy. In addition to sustaining Core R&T data collection and research dissemination, the requested level reflects priority research identified in HUD's Fiscal Year 2022 – 2026 Learning Agenda and 2023 Learning Agenda Supplement. Technical Assistance (TA) provided through the R&T account helps improve implementation of most of HUD's existing programs, as well as launching new programs and program expansions so HUD's partners and customers have the knowledge, skills, tools, capacity, and systems needed to successfully implement HUD programs and be effective stewards of Federal funding. The R&T account is the only source of TA resources for many HUD programs. R&T also supports HUD's eviction prevention efforts through grants, research, and technical assistance.

BUDGET OVERVIEW

The 2025 President's Budget requests \$155.5 million for the Research and Technology account, which is \$10.1 million more than the 2024 Annualized CR level. This includes:

- \$71.5 million for **Core R&T** to support the American Housing Survey and other national surveys, knowledge management, data acquisition, research dissemination, housing technology and innovation, housing finance, research partnerships, and university-based research centers.
- \$24 million for **Research, Evaluations, and Demonstrations (RED)** to support experimental demonstrations of innovative policies and programs, evaluations of current programs, and other policy-focused research (Research, Evaluations, and Demonstrations).
- \$50 million for **TA** to ensure that HUD program partners and practitioners have access to research-informed and evidence-based guidance and best practices to improve capacity, accountability, efficiency, and outcomes for all of HUD's programs and customers; and

- \$10 million for the **Eviction Protection Grant Program** to provide legal assistance to low-income tenants at risk of or subject to eviction.

PD&R's R&T account supports all the goals and strategic objectives in the HUD 2022-2026 Strategic Plan. R&T is also the key account within HUD advancing the Administration's priority of Evidence, Evaluation and Capacity-building to Advance Evidence-Based Policymaking.

JUSTIFICATION

Investments in Research and Technology play a critical role supporting HUD's mission by providing the data, research, and technical assistance needed to ensure that HUD's housing and community development programs are effective, innovative, and advance equity. The requested funding level for R&T provides support for three critical functions that support innovation and evidence-based policymaking at HUD and improve outcomes for HUD's program partners: Core R&T, RED, and TA. It also supports the Eviction Protection Grant Program, which is critical to helping low-income Americans facing eviction stay housed. The primary stakeholders for the R&T account are HUD program offices, HUD grantees, local, State, Federal, and international policymakers, researchers and advocates, and beneficiaries of HUD programs.

Core Research and Technology

Core R&T requires the largest share of R&T resources, with a request of \$71.5 million for 2025. Core R&T comprises three components: Housing Data Infrastructure; Knowledge Management, Dissemination, and Outreach; and Technical Expertise and Innovation. The funding request for 2025 will allow PD&R to continue to fund critical surveys, support research partnerships and housing technology research, and conduct knowledge management activities, housing finance research, data purchases, and innovation events. Core R&T makes significant contributions to presidential priorities by producing reliable data to document the needs of underserved communities and inform policy; advancing equity in research through collaborations with minority-serving institutions; cooperative research with international organizations on common housing and urban development issues; and investing in housing technology innovations to support greater durability, resilience, energy efficiency, accessibility, and affordability in housing.

Housing Data Infrastructure

The largest component of Core R&T is support for the surveys that constitute the backbone of the Nation's housing data infrastructure. Reliable and well-structured housing survey datasets inform policymakers about homeowner and rental units, HUD-assisted and unassisted populations, and the nature of affordable housing problems. The largest of these data sources is the American Housing Survey (AHS), which covers the Nation's housing stock, housing finance, and characteristics of markets, neighborhoods, and occupants, and supports national, regional, and metropolitan area estimates. In response to the rapidly increasing cost of data collection, PD&R is working with the Census Bureau to fundamentally change the way the AHS data have been collected. Rather than collecting the data during an approximately six-month window every two years, HUD and Census will transition the AHS to a continuously collected survey with data releases made after sufficient cases have been collected, every two years. This change will allow the Census Bureau to conduct the AHS with a smaller, more professional staff and avoid the expense of surge hiring of field representatives needed for the short time-frame data collection. PD&R is working with Census on developmental activities necessary to extend data collection to Puerto Rico in a future AHS and plans to continue these activities pending funding availability.

Other surveys funded under Core R&T provide important data necessary to monitor housing needs, housing finance topics, and local housing market conditions. These surveys include the Survey of Construction (SOC), the Survey of Market Absorption of Apartments (SOMA), the Manufactured

Homes Survey (MHS), and the Rental Housing Finance Survey (RHFS). Housing data infrastructure also includes the acquisition of private sector data, and other data such as Low-Income Housing Tax Credit (LIHTC) and U.S. Postal Service vacancy data, that are used in PD&R research and for numerous policy-relevant purposes. To make this research and data analysis possible, PD&R utilizes several important information technology systems funded by the IT Fund account, such as the Policy Analysis and Research Information System (PARIS), the Enterprise Geographic Information System (eGIS) system, and the Geocode Service Center (GSC) system. PD&R is also engaged in numerous partnerships with Federal agencies to link and analyze complementary administrative data—activities that greatly enhance the value of these public investments.

HUD's survey activities are overseen by HUD's Statistical Official, located in PD&R. The Statistical Official leverages HUD's housing data assets through linkages with administrative data and external surveys; analyzing data to produce key program parameters, such as income limits and fair market rents; and to inform key policy initiatives. In addition, PD&R houses HUD's Chief Data Officer, who works to strengthen HUD's data governance, enhance privacy protections, and generate open data.

Knowledge Management, Dissemination, and Outreach

Knowledge management is a multidisciplinary effort to ensure that knowledge is created, organized, and shared effectively to advance HUD's mission. The second component of Core R&T supports dissemination of research to inform evidence-based policy and to ensure equitable access to knowledge and convenes stakeholders for shared learning opportunities. Key beneficiaries of knowledge management activities include HUD program staff, HUD grantees, researchers and policy analysts, and policy makers at all levels—local, State, national, and international. Along with formal research reports and the Cityscape journal, several shorter-format periodicals such as U.S. Housing Market Conditions, The Edge, and Evidence Matters make data and research freely accessible to broad audiences. The Comprehensive Housing Market Analyses produced by PD&R economists provide in-depth looks at economic, demographic, and housing inventory trends of specific housing markets to guide builders, lenders, and others. PD&R stakeholders have access to more than 10,000 full abstracts of research reports, articles, books, and data sources, and during 2023, users downloaded an average of 988,300 files per month from the HUDUSER.gov research portal. In accordance with PL 115-336, 21st Century Integrated Digital Experience Act, PD&R continues to improve on its delivery and design of its HUDUSER.gov website, which allows PD&R stakeholders to access new and historical research studies, HUD periodicals, HUD data sets, and HUD's Learning Agenda, among other resources.

Technical Expertise and Innovation

Core R&T also supports housing technology research, including research on factory-built housing and building technologies related to climate resiliency; housing finance research, including analysis that reduces risk to the FHA Mutual Mortgage Insurance Fund and supports housing finance reform; innovation housing design research and events such as the Innovative Housing Showcase on the National Mall; and research partnerships and grants that complement HUD's direct research efforts and advance equity in funding for housing research. The Research Partnerships program provides matching funds for external researchers who propose research on topics that address the Department's Learning Agenda and that use innovative methods. Centers for Excellence grants support minority serving institutions in building capacity to research and build evidence on topics that impact housing, community and economic development, and the built environment in and for underserved communities. While previous Centers for Excellence grants have been limited to Historically Black Colleges and Universities (HBCUs) and Hispanic Serving Institutions (HSIs), HUD intends to broaden eligibility to include other minority-serving institutions including Tribal Colleges and Universities and Alaska Native and Native Hawaiian Serving Institutions. Broader eligibility for the Centers of Excellence offers HUD a larger pool of applicants and facilitates knowledge sharing across funded institutions.

Research, Evaluation, and Demonstrations

Funding of \$24 million for Research, Evaluation, and Demonstrations (RED) will allow PD&R to continue existing multi-year program evaluations and conduct new evaluations, demonstrations, and policy-focused research that advance Departmental priorities, respond to congressional directives, and promote strategic evidence-building. The \$24 million includes up to \$5 million to fund research on energy efficiency, disaster preparedness, recovery, and resilience.

PD&R's discretionary research and evaluation is guided by HUD's Fiscal Year 2022-2026 Learning Agenda, which PD&R developed through extensive consultation with internal and external stakeholders to identify the highest priority needs for research and data to inform evidence-based policymaking. In 2023, PD&R revisited the Learning Agenda to ensure that the Department's research priorities reflect new legislation, changes in market or environmental conditions, and emerging research. PD&R will soon release the Fiscal Year 2022-2026 Learning Agenda Supplement, which reflects the Department's updated priorities.

HUD will work with the Congress to identify the specific new projects to be supported by the 2025 Budget requests. HUD's top research priorities are: identifying effective approaches to increase the supply of affordable housing, including through land and zoning reforms; assessing efforts to address homelessness, particularly unsheltered homelessness; evaluating policies and programs to increase housing quality, supply, and choice in rural and Tribal areas; applying and expanding innovative approaches to track housing discrimination; and supporting HUD's efforts to mitigate the effects of climate change and natural disasters on assisted populations and the housing stock.

Technical Assistance

Funding of \$50 million for the TA program provides TA resources to meet the critical needs of HUD customers identified by program offices as well as support for cross-cutting priorities. PD&R will continue to work with HUD program offices that receive dedicated TA funding to coordinate efforts, including for TA to improve service delivery for youth experiencing homelessness.

TA resources provided through this account are the only source of TA funds for most programs at HUD. Every program area at HUD has identified a critical need for TA funds to provide more in-depth implementation support to grantees. Crosscutting and program specific TA priorities include support to:

- Improve equitable program delivery and outcomes for vulnerable and marginalized populations, especially youth experiencing homelessness and survivors of domestic and gender-based violence.
- Build internal capacity around affordable housing planning and development to increase housing supply, including meeting goals for affordable developments in high opportunity areas, energy efficiency, and climate resiliency in housing supply.
- Leverage new opportunities for States to implement new Medicaid-covered housing-related services and supports.
- Develop supports for place-based preventive interventions on a risk-basis, including a focus on HIV response strategies and reducing harm caused by violence (including gun violence).
- Develop supports for grantees to implement the housing provisions of the Violence Against Women Act (VAWA).
- Provide support for stable tenancy, mortgage support, and promoting financial health of individual program participants.

- Improve grantees' understanding of how to combine Federal, State, and local funding sources in projects to maximize achievement of program goals, reduce barriers to access, and streamline requirements in program implementation.
- Effectively integrate Federal cross-cutting requirements such as Environmental Review, Uniform Relocation Act, and the new Section 3 requirements into programs and projects.
- Provide technical assistance through guidance and expertise to grantees in support of program expansions, to ensure eligibility and utilization of clean energy and energy efficiency incentives, through the Inflation Reduction Act, including the Green and Resilient Retrofit Program (GRRP).
- Provide support for grantees fulfilling their duty to Affirmatively Further Fair Housing, pursuant to the forthcoming final rule.
- Expand resources to support integration and implementation of Limited English Proficiency outreach and language access, cultural sensitivity and racial equity awareness, and the Equal Access Rule.

In addition to meeting these critical needs, the requested funding will support implementation of the congressionally directed spending for Community Project Funding and the Thriving Communities program, as well as the ongoing development of the HUD Exchange website (a central TA platform for grantees to access resources).

HUD will continue awarding TA funds on a competitive basis through a two-year Community Compass Notice of Funding Opportunity (NOFO) because of the balance it offers between stability, flexibility, and administrative burden. HUD may also award a portion of these funds through a separate TA NOFO to continue to support units of general local government experiencing long-term economic hardship, whose residents have been underserved due to limited local capacity.

Eviction Protection Grant Program

Funding of \$10 million for the [Eviction Protection Grant Program](#) will support continued legal assistance to low-income tenants at risk of or subject to eviction. Eviction affects some 3.7 million households annually, is most common among low-income communities and people of color, and carries severely negative consequences for the physical and mental health, employment, and housing stability of the families who experience it.¹ With eviction filings rising in many parts of the country, there is an urgent need for the no-cost legal assistance the Eviction Protection Grant Program can provide.²

First funded in 2021, the program has scaled up quickly with 21 grantees in 19 States. As of September 30, 2023, grantees have provided legal assistance to nearly 25,000 households through the program. Early data suggests that grantees have been able to provide a robust range of legal services to underserved populations. Approximately 2 in 3 tenants served by the program have extremely low incomes and a majority are people of color. Narrative reports of tenant and grantee experiences reveal the program is preventing evictions, preventing discriminatory displacement, helping tenants reach solutions with landlords, and mitigating the destabilizing effects of eviction. To comprehensively evaluate the program's implementation and impact, HUD is funding an independent evaluation that will be completed in 2025.

HUD is currently finalizing a new NOFO to award 2023 funds. HUD expects the number of highly qualified, eligible applicants for these awards to exceed available funding. Funding requests from applicants to the previous NOFO totaled \$224.7 million.

¹ <https://www.huduser.gov/portal/eviction-protection-grant.html#overview>

² Eviction Lab at Princeton University: <https://evictionlab.org/eviction-tracking/#tracker>

SUMMARY OF RESOURCES BY PROGRAM

(Dollars in Thousands)

Budget Activity	2023 Budget Authority	2022 Carryover Into 2023	2023 Total Resources	2023 Obligations	2024 Annualized CR	2023 Carryover Into 2024	2024 Total Resources	2025 President's Budget
Core Research & Technology	71,000	25,652	96,652	81,167	71,000	15,485	86,485	71,500
Demonstrations	10,000	16,907	26,907	20,831	10,000	6,076	16,076	24,000
Eviction Protection Grant Program	20,000	-	20,000	-	20,000	20,000	40,000	10,000
Technical Assistance	44,400	41,000	85,400	76,776	44,400	8,564	52,964	50,000
Total	145,400	83,559	228,959	178,774	145,400	50,125	195,525	155,500

a/ The 2022 Carryover into 2023 includes \$291.6 thousand in funds recaptured in 2023, of which \$250 thousand is Core R&T and \$41.6 thousand is RED. In addition, carryover into 2024 excludes \$59.8 thousand of expired technical assistance funds.

LEGISLATIVE PROPOSALS AND GENERAL PROVISIONS**Appropriations Language Changes**

The 2025 President's Budget includes the following continuing proposals:

- **Funding Research at International Organizations:** This proposal expands PD&R's ability to partner with international organizations by allowing contractual agreements with and/or grants for international organizations for housing and economic development-related research projects.
- **No Research Match Requirement for International Organizations:** This proposal facilitates partnering with international organizations in support of PD&R's research by excluding international organizations from match requirements.
- **Reduce Research Match Requirement:** This proposal will increase opportunities for highly qualified applicants by decreasing the cooperative agreements match requirement from 50 percent to 25 percent, increasing the number of applicants.

General Provisions

The 2025 President's Budget re-proposes the following general provision:

Unobligated Research Funds: This provision gives HUD the ability to re-obligate research funds left unexpended at the conclusion of an agreement. (Sec. 218)

APPROPRIATIONS LANGUAGE

The 2025 President's Budget includes the appropriations language listed below.

For contracts, grants, and necessary expenses of programs of research and studies relating to housing and urban problems, not otherwise provided for, as authorized by title V of the Housing and Urban Development Act of 1970 (12 U.S.C. 1701z-1 et seq.), including carrying out the functions of the Secretary of Housing and Urban Development under section 1(a)(1)(i) of Reorganization Plan No. 2 of 1968, and for technical assistance, \$145,500,000, to remain available until September 30, 2026: Provided, That with respect to amounts made available under this heading, notwithstanding section 203 of this title, the Secretary may enter into cooperative agreements with philanthropic entities, other Federal agencies, State or local governments and their agencies, Indian Tribes, tribally designated housing entities, colleges or universities, or international organizations for research projects: Provided further, That with respect to the preceding proviso, such partners to the cooperative agreements, with the exception of international organizations, shall contribute at least a 25 percent match toward the cost of the project: Provided further, That for non-competitive agreements entered into in accordance with the preceding two provisos, the Secretary shall comply with section 2(b) of the Federal Funding Accountability and Transparency Act of 2006 (Public Law 109-282, 31 U.S.C. note) in lieu of compliance with section 102(a)(4)(C) of the Department of Housing and Urban Development Reform Act of 1989 (42 U.S.C. 3545(a)(4)(C)) with respect to documentation of award decisions: Provided further, That an additional \$10,000,000, to remain available until September 30, 2027, shall be for competitive grants to nonprofit or governmental entities to provide legal assistance (including assistance related to pretrial activities, trial activities, post-trial activities and alternative dispute resolution) at no cost to eligible low-income tenants at risk of or subject to eviction: Provided further, That in awarding grants under the preceding proviso, the Secretary shall give preference to applicants that include a marketing strategy for residents of areas with high rates of eviction, have experience providing no-cost legal assistance to low-income individuals, including those with limited English proficiency or disabilities, and have sufficient capacity to administer such assistance.

Note.--A full-year 2024 appropriation for this account was not enacted at the time the Budget was prepared; therefore, the Budget assumes this account is operating under the Continuing Appropriations Act, 2024 and Other Extensions Act (Division A of Public Law 118-15, as amended). The amounts included for 2024 reflect the annualized level provided by the continuing resolution.