

**Congress of the United States**  
**House of Representatives**  
**Washington, DC 20515**

May 8, 2026

The Honorable Scott Turner  
Secretary  
U.S. Department of Housing and Urban Development  
451 7th Street S.W.  
Washington, D.C. 20410

Dear Secretary Turner,

We write to express our deep concerns regarding funding restrictions in the fiscal year 2025 (FY25) Notice of Funding Opportunity (NOFO) for the Housing Counseling grant program, which will significantly hinder the delivery of effective homeowner and rental counseling services. We urge the Department to immediately reconsider these restrictions and amend the NOFO to allow HUD-Approved Housing Counseling Agencies (HCAs) to continue providing essential pre-purchase, post-purchase, and tenant counseling services to our communities.

By eliminating funds for pre-purchase counseling and homebuyer education, the funding announcement will make it even harder for prospective homebuyers to achieve the dream of homeownership. Last year, 52% of all one-on-one counseling sessions at HCAs were for pre-purchase counseling. These services provide first-time homebuyers and low-to-moderate income individuals with tools for seeking, financing, and owning a home. Terminating this funding is especially harmful given that counseling is a requirement for receiving purchase assistance under the HOME Investment Partnerships Program.

Additionally, narrowing the scope of eligibility for post-purchase counseling to FHA, Rural Development and VA loans excludes roughly 70% of mortgages from critical foreclosure prevention services. While the federal government should seek to ensure a return on its investments, households and communities benefit from post-purchase counseling and reduced foreclosure rates regardless of who holds their mortgage. As foreclosure filings rise nationwide, it is essential that these services remain widely available.

Furthermore, the NOFO limits eligibility for tenant counseling services to those already receiving HUD vouchers or living in public housing, thus excluding many individuals and families struggling to keep up with rising rent and utility costs. While counseling services are a valuable tool to help HUD-assisted households pursue a path to self-sufficiency, only about 10%

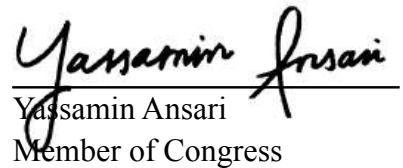
of renters receive rental assistance. This leaves out the vast majority of renters and exacerbates challenges in areas where voucher eligibility is high, but usage is low due to long waitlists.

We strongly urge HUD to reverse these harmful restrictions and issue an addendum to the FY25 Comprehensive Housing Counseling and Housing Counseling Training NOFO that restores eligibility back to the original scope. This will allow HCAs to continue providing vital housing support services to all homeowners and renters. As communities nationwide face skyrocketing housing costs, we are committed to ensuring that the Housing Counseling grant program continues helping families, seniors, and individuals achieve stable and affordable housing. We appreciate your attention to this critical matter.

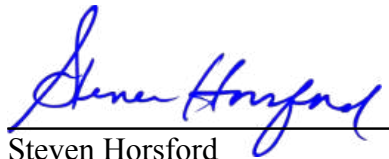
Sincerely,



Frank J. Mrvan  
Member of Congress



Yassamin Ansari  
Member of Congress



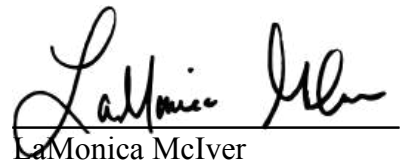
Steven Horsford  
Member of Congress



Mike Quigley  
Member of Congress



Dina Titus  
Member of Congress



LaMonica McIver  
Member of Congress



Raja Krishnamoorthi  
Member of Congress



Gwen S. Moore  
Member of Congress



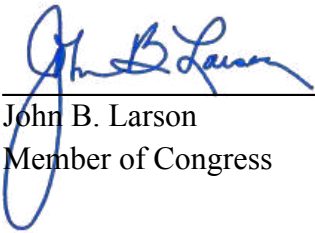
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Pramila Jayapal  
Member of Congress



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Ritchie Torres  
Member of Congress



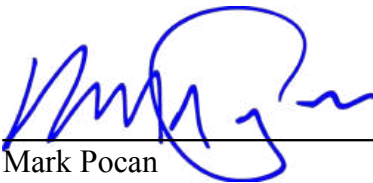
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John B. Larson  
Member of Congress



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Rashida Tlaib  
Member of Congress



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Mark Pocan  
Member of Congress



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Sean Casten  
Member of Congress



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Bonnie Watson Coleman  
Member of Congress



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Greg Landsman  
Member of Congress



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Robin L. Kelly  
Member of Congress



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Adam Smith  
Member of Congress



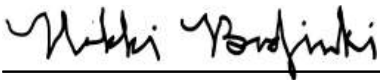
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Ed Case  
Member of Congress

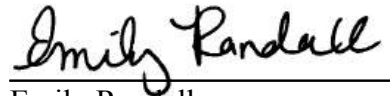


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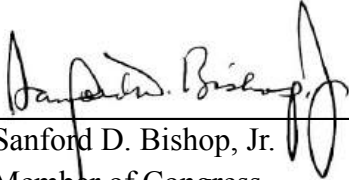
Bill Foster  
Member of Congress



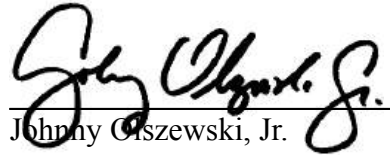
Nikki Budzinski  
Member of Congress



Emily Randall  
Member of Congress



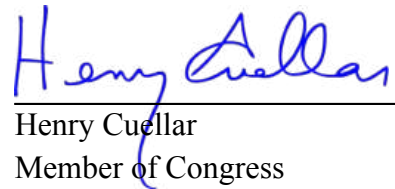
Sanford D. Bishop, Jr.  
Member of Congress



Johnny Giszewski, Jr.  
Member of Congress



Dwight Evans  
Member of Congress



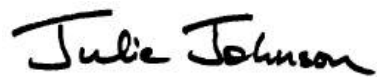
Henry Cuellar  
Member of Congress



Betty McCollum  
Member of Congress



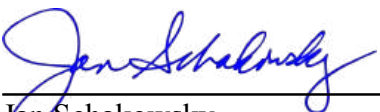
Robert J. Menendez  
Member of Congress



Julie Johnson  
Member of Congress



Debbie Wasserman Schultz  
Member of Congress



Jan Schakowsky  
Member of Congress



Adelita S. Grijalva  
Member of Congress



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Ted W. Lieu  
Member of Congress



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Steve Cohen  
Member of Congress



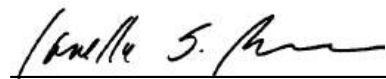
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Kathy Castor  
Member of Congress



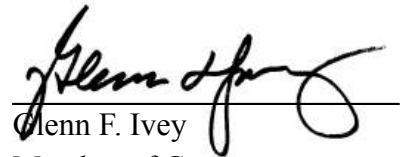
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Salud Carbajal  
Member of Congress



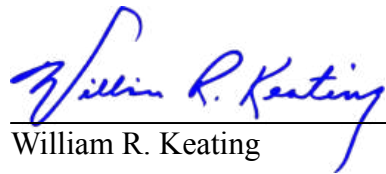
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Janelle S. Bynum  
Member of Congress



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Glenn F. Ivey  
Member of Congress



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William R. Keating  
Member of Congress



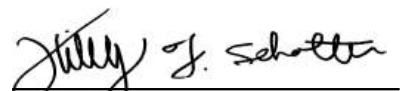
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Paul Tonko  
Member of Congress



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Val Hoyle  
Member of Congress



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Hillary J. Scholten  
Member of Congress



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Jahana Hayes  
Member of Congress



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Mike Thompson  
Member of Congress