

Congress of the United States
Washington, DC 20515

March 27, 2026

The Honorable Tom Cole
Chairman
House Appropriations Committee
United States House of Representatives
Washington, DC 20515

The Honorable Rosa DeLauro
Ranking Member
House Appropriations Committee
United States House of Representatives
Washington, DC 20515

Dear Chairman Cole and Ranking Member DeLauro:

I am requesting funding for the project named the “Affordable Housing Preservation: Virginia Village Subdivision” in fiscal year 2027. The entity to receive funding for this project is the City of Falls Church, located at 300 Park Avenue, Suite 203E, Falls Church, VA 22046.

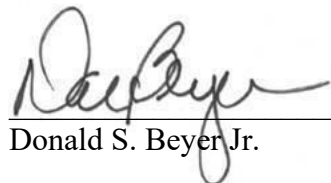
The funding will be used to secure and create more sustainable affordable housing within the City of Falls Church. The funding would be used to procure one building in the Virginia Village subdivision. As part of their affordable housing preservation plan in the Virginia Village subdivision, the City had already procured nine of the twenty quadplexes in the neighborhood, and this would help secure another. Each additional continuous quadplex the City is able to secure acts as a force multiplier to the long-term viability and success of the project. The intent by the City is to fully commit these properties as affordable housing.

The project is a valuable use of taxpayer funds because the City of Falls Church is experiencing rapidly rising housing costs. The combination of increasing demand and declining housing production has tightened the housing market and raised housing costs. The trend of rising home prices and rent that is occurring within the City exacerbates housing unaffordability and cost burdened households. Severely cost burdened households are more likely to experience food insecurity, child poverty, and poor health. In recent years, the City has seen a significant decrease in the number of market rate affordable (housing which is affordable due to market forces) rental homes. There are currently only 91 market rate apartments affordable to families at or below 60% of U.S. Department of Housing and Urban Development (HUD) Area Median Income (AMI). This is a decrease from the peak of 224 homes in 2012, a net loss of 193. To address this growing housing crisis, the City identified two priorities in its Affordable Living Policy: to preserve affordable living options and to create additional affordability solutions. The Virginia Village project addresses both.

This project has a federal nexus because the funding provided is for purposes authorized in 42 U.S.C. 5305(a)(1), 42 U.S.C. 5305(a)(2), and 42 U.S.C. 5305(a)(4).

I certify that neither I nor my immediate family has any financial interest in this project.

Sincerely,



Donald S. Beyer Jr.