

Housing Resource List – Spring/Summer 2009

County Repair Program

Income is verified by looking at last year's income tax return and/or benefit or payment statements. If the person is physically disabled – 100% is a grant for accessibility work. For the home repair loan, there is a 0 to 3% interest rate. For both of these resources, the homeowner's household must meet 80% of the County Median Income (CMI). There is no minimum for the loan and the maximum will depend on the amount of equity in the home.

An emergency loan may be able to go outside of the equity requirements.

They can do garages if the work is combined with a house. For the loan, generally a 5-year payment plan is structured to meet the needs of the homeowner. There is no age requirement for this resource.

- The application is taken over the phone. Interested parties should **contact Gary Bottani at 289-6780.**

Minor Home Repair

Matching Grant up to \$750 for exterior repairs such as roofs, siding, etc. or existing interior mechanicals.

Income under \$50,800 for family of four.

- Housing Resources Inc., 1407 W. Lincoln Ave., Joe Castillo – 383-7071

Window Replacement Program

Up to \$160 per window replacement, to be done by lead abatement certified contractors.

Target area 1st-35th, Pierce-Cleveland

Must be rental property or have children under 6 yrs. present in home on a regular basis

- Milwaukee Health Department, 286-5025

Community Warehouse

Home improvement materials such as doors, windows, flooring, cabinets, etc. at 75% discount.

\$25 annual membership

Must be sponsored by member community organization like LBWN

- 521 S. 9th Street, 383-7792, Hours: Tues., Th. & Fri. 9am-5pm, Wed. 9am-8pm, Sat. 8am-1pm

MCC: Neighborhood Improvement Project (NIP)

Forgivable loans up to \$30,000 for owner occupants to make houses code compliant.

Income under \$31,750 for family of four

Owner occupant for 5 years

Repairs for code violations

- Milwaukee Christian Center (NIP), 1223 S. 23rd Street, 643-7704

SDC: Neighborhood Improvement Program

The NIP program is a home maintenance and repair program designed to correct building code violations, to make building component repairs, and to address lead-based paint hazards. It consists of two parts: Maintenance work and mechanical work. The maintenance portion of NIP is a forgivable grant which requires the homeowner to own and occupy their home for five years after completion of the work. At the end of five years, the loan is forgiven. The mechanical portion consist of work on plumbing, electric, HVAC, and concrete service walks. Costs for mechanical work are not forgivable, rather, they become a zero interest deferred payment loan to the homeowner. The homeowner may repay the mechanical costs at any time, but must repay the cost of repairs if and when the house is ever sold. The average NIP budget is approximately \$24,500 per home. Mechanical costs are typically less than 1% of the budget.

- SDC Southside Neighborhood Center, 931 W. Madison Street, Milwaukee (53204) (414) 344-9010

Home Rehabilitation

The program is designed to correct damaged, defective, and/or unsafe conditions, not to remodel for aesthetic purposes, or to replace old, but otherwise good windows. Typical work includes roofing, gutters, siding, painting, porch repair/replacement and/or window and door repair/replacement. Plumbing, electrical or masonry work can be completed via a deferred non-interest loan.

Applicant must have been an owner occupant of a single family home or duplex for the last five years

Applicant cannot be in arrears on mortgage, taxes, or utility payments

- Milwaukee Christian Center (NIP), 1223 S. 23rd Street, 643-7704

Graffiti Removal

Graffiti removal is a citywide service provided for both residential and commercial structures. The removal process may include repainting, chemical removal, pressure washing, or soda blasting. The services provided depend upon ownership and use of the building, as well as age and health of the owner.

To receive free graffiti removal services the applicant must be an elderly or disabled City of Milwaukee owner occupant of a single family home or duplex.

To receive free paint or chemical removal products for self-removal (do it yourself), the property must be a single family home or duplex in the City of Milwaukee

- Milwaukee Christian Center (NIP), 1223 S. 23rd Street, 643-7704

Ramp Program

NIP's Ramp program is dedicated to increasing the freedom and quality of life of physically challenged Milwaukee residents designated as low-income under HUD guidelines. The program provides custom-designed ramps for City of Milwaukee homeowners requiring wheelchair access for themselves or their family members

- Milwaukee Christian Center (NIP), 1223 S. 23rd Street, 643-7704

Home Buying Help

\$2,500-\$6,000 for down payment and closing cost assistance for program participants.

1st time homebuyers in the City of Milwaukee

Income under \$50,800 for family of four

- Housing Resources Inc., 383-8831
- Lincoln Neighborhood Redevelopment Corp., 671-5619
- WHEDA, 227-4039
- United Community Center, 384-3100
- Select Milwaukee: (414) 562-5070
- LBWN (must buy a home between Layton Boulevard and Miller Park Way and Pierce St. and Lincoln Ave.): 383-9038 – Barbara McKillop

Energy Assistance

Financial assistance to help pay your home heating costs.

Income under \$30,000 for family of four

Proof of income, social security cards, current energy bill

- Social Development Commission, 931 W. Madison St., 344-9010

SDC: Weatherization

As the administrator of weatherization services in the City of Milwaukee, the SDC works with sub-contractors to weatherize homes of income-eligible residents.

Income under \$30,000 for family of four

- Social Development Commission, 931 W. Madison St., 344-9010

Targeted Home Performance

Energy Efficiency improvements for your home – water heaters, furnaces, insulation – at 10% of the cost.

Income under \$40,000 for family of four

Owner-occupied, or rental property w/income qualifying tenants

- Targeted Home Performance w/Energy Star, 1-800-762-7077

Landlord Tenant Counseling

Information on rights and responsibilities of landlords and tenants.

- Southside Organizing Committee, 672-8090

Tool Loan Center

Variety of power and hand tools available for use by members

\$35 annual membership fee, \$25 for seniors

Call for tool availability

Some tools require deposit or nominal rental fee

- Housing Resources, Inc., 1407 W. Lincoln Ave., 383-7071, Hours: Tues. & Th. 10am-6pm, Weds. & Fri. 10am-5pm, Sat. 9am-2pm

Not Available for our Neighborhood

NIDC – TIN

The Home Rehabilitation Loan, Rental Rehabilitation Loan, and Buy In Your Neighborhood Programs are available only in these target areas:

Bay View map brochure

KK to Greely (railroad embankment), Becher to Rosedale/Russell

Partner: Bay View Community Center

Contact: Linda Niefert 482.1000

Bishop's Creek map

38th to RR/river, from Hampton to river

Partner: Bishop's Creek Community Development

Contact: Gwen Albritton 466-1800 Ext. 5242 or Adam Rose 466-1800 Ext. 5161

Brooks – Bronzeville map brochure

Martin Luther King to 7th from Garfield to Center

Contact: NIDC, David Weber 286-5626

Clock Tower Acres map brochure

2nd to 4th from Greenfield to Burnham

Partner: Hope House

Contact: Stephanie Saniter 389-3834,
stephanies@hopehousemke.org

Eaton Neighborhood (near Eaton Corporation) ***map brochure***

Teutonia/Roosevelt/Atkinson/24th St. to Soo Line RR from Capitol

to Ruby

Partner: Safe and Sound Community Partners

Contact: Paula Butler 221-6705

Grasslyn Manor *map* *brochure*

51st to 60th from Capitol to Vienna

Partner: Grasslyn Manor Block Club

Contact: 461-2625

Harambee Great Neighborhoods *map*

1st to 3rd, Keefe to Ring

Partner: Harambee Ombudsman

Contact: 264-7822

Metcalfe Park *map* *brochure*

27th to 38th from North to Center

Partner: North Avenue CDC

Contact: Kathie Walker 873-9999

Sherman Park *map* *brochure*

40th to 45th from Hadley to Burleigh

Partner: Sherman Park Community Association

Contact: Wendy Washington 444-9803

Thurston Woods *map* *brochure*

35th to 43rd from Florist to Douglas

Partner: Agape Community Center

Contact: Claudiare Motley 464-4440

Weed and Seed *map* *brochure*

16th to 24th from Pierce to Greenfield

Partner: Journey House/Weed and Seed Initiative

Contact: Minerva Santiago 647-0548 Ext. 2231

Woodlands *Woodlands owner occupied units only* *map*
brochure

95th to Swan Blvd from Brown Deer Rd. to Allyn

Partner: YMCA

Contact: Nicole Crust 586-9622

- NIDC – 286-5608

Weatherization, Rehab, and Asset Preservation Partnership Program (WRAP)

The purpose of the WRAP program is to help eligible homeowners in target area to preserve a value of their homes, to reduce homeowner costs, and make them more energy efficient.

Homeowner of owner occupied units

Income level of 250% of Federal Poverty Guidelines or less.

Home must be located in target area: between South 13th Street, South 21st Street, W. Mineral Street and W. Burnham Street

- SDC - 2460 W. Clybourn Street, Milwaukee (53233), (414) 344-9010