

How will the funds be provided to homeowner?

Funds will be provided to the homeowner in the form of a grant of up to \$25,000. Grant amounts not exceeding \$15,000 will have a fifteen (15) year affordability period, and amounts from \$15,001 to \$25,000 will have an affordability period of forty-five (45) years secured by a recorded Covenant Agreement.

Repayment?

Monthly payment is not required on the grant amount. However, if the homeowner no longer occupies the property as their primary residence, sells the property or refinances the original first mortgage loan prior to the completion of the fifteen (15) or forty-five (45) year term, the principal amount of the grant is payable in full to the Housing Authority.

Other restrictions include and are not limited to the following:

- Luxury improvements/repairs are not allowed.
- Funding is limited and is provided on a first-come, first-serve basis.
- Occupants are not eligible for temporary relocation benefits

For more information, contact:

Neighborhood Partnership Housing Services Inc.

Mailing Address:
9551 Pittsburgh Ave
Rancho Cucamonga, CA 91730

Phone: 909-988-5979

www.nphsinc.org



The Senior Home Rehabilitation Grant Program for the County of Riverside



What is the Senior Home Rehabilitation program?

The SHRP is a grant up to \$25,000 from the County of Riverside to assist qualified very low-income seniors or disabled homeowners with household incomes up to 50% of the Area Median Income. The grant will assist the homeowners correct health and safety hazards in their homes and improve their quality of life and safety.

What types of homes qualify under the program?

Only residential owner-occupied dwelling units are qualified which include single-family, duplex, manufactured homes, mobile homes or condominiums located within the former Redevelopment Project Areas and unincorporated communities of the County of Riverside.



Who is eligible for the grant?

Senior or disabled homeowners residing within the former Redevelopment Project Areas and unincorporated communities of the County of Riverside.

Program eligibility is based on household size and level of income. Households with incomes at or below 50 percent of Area Median Income may be eligible for a grant up to a \$25,000.

Household Size	Maximum Annual Gross Income
1	\$23,450
2	\$26,800
3	\$30,150
4	\$33,500
5	\$36,200
6	\$38,900
7	\$41,550
8	\$44,250

(2017- HCD income guidelines)

(To find out if you live within the former Redevelopment Project Areas and unincorporated communities of the County of Riverside, call NPHS at 909- 988-5979)



What repairs are allowed under the program?

Health and safety, building code, and accessibility, and some general property related repairs are eligible improvements and may include, but not limited to, the following:

- Plumbing
- Electrical
- Roofing
- Heating/cooling
- Structural issues (foundation)
- ADA improvements
- Energy efficiency upgrades
- Lead base testing and abatement

Who will perform the repairs to my home?

All repairs will be provided by qualified, licensed, insured and bonded contractors from an NPHS approved contractor's list. A minimum of three (3) bids will be required before the approved contractor is awarded the project.