

SOUTHWESTERN WISCONSIN COMMUNITY ACTION PROGRAM

149 North Iowa Street / Dodgeville, WI 53533

(608) 935-2326

www.swcap.org

Rental Property HOME Rehabilitation Program

Description:

- Maximum loan amount of \$24,999.00, typically
- Interest rate of 0%
- Repayment obligation of 50% of loan amortized over 60 months if loan is less than \$14,999.00. Loans exceeding \$14,999.00 may be amortized over 120 months.
- Owner must comply with program affordability restrictions for a minimum of 5 years following completion of rehabilitation activities.
- **Affordability restrictions include:** maximum rents may not exceed HUD fair market rents and tenant's household income must fall below established program income guidelines.
- Land contracts prohibited - Must be simple fee title
- Home must meet Housing Quality Standards after rehabilitation is complete

Activities May Include:

- Roof repair/replacement
- Siding repair/replacement
- Plumbing repairs
- Electrical updates
- Energy efficiency improvements (including window replacement)
- Accessibility for individuals with disabilities
- Lead paint remediation
- Energy Efficiency Improvements
- Other housing repairs

Service Area: Grant, Iowa, Lafayette, and Green Counties.

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