

## **Scituate Affordable Housing Trust Scituate Small Repair Grant Program Frequently Asked Questions (FAQs)**

### **How much funding is available to me?**

Grants of up to \$3,500 are available through the Program per applicant.

### **Will I have to repay the grant?**

Grants are unsecured and no repayment is required unless you do not comply with Program terms or conditions or you sell or transfer your home within one year.

### **Can I apply again in the future?**

There is a cap of no more than \$7,000 over the lifetime of the Program for a household at a given property address. A one-year waiting period is required from the date the last payment was issued before you may re-apply to the Program. This waiting period can be waived in an emergency situation that poses a danger to the health/safety of the applicant/homeowner.

### **What happens if the estimate for my repairs is more than the maximum grant amount?**

The applicant is obligated to pay all project costs in excess of the maximum grant amount.

### **What happens if there are more requests from eligible participants than funding available?**

Town Meeting has approved an initial allocation of \$25,000. If there are more funding requests from eligible applicants than funds available, grant applications will be evaluated and prioritized based on the extent of health and safety problems and financial need. Those eligible participants who do not receive monies as part of this initial round, will be put on a waitlist and contacted should Town Meeting provide further funding to support the Program.

### **How can I get an application?**

To obtain an application or for any questions, contact the Scituate Affordable Housing Trust at [scituateaffordablehousing@scituatema.gov](mailto:scituateaffordablehousing@scituatema.gov) or the Town Administrator's Office at 781-545-8741. Hard copies of the application will also be available at Town Hall outside the Town Clerk's Office and the Planning Office at 600 Chief Justice Cushing Highway. Information is also available on the Town's webpage at <https://www.scituatema.gov/affordable-housing-trust/pages/small-repairs-grant-program>

### **How can I qualify?**

To be eligible for this grant, you must meet the following requirements:

- Your property must be your primary residence and located in Scituate.
- Your combined household income is no more than the median income limits for the Boston area including: Household of 1: \$98,140, Household of 2: \$112,160, Household of 3: \$126,180, Household of 4: \$140,200, etc.

- You must intend to remain living in your home for at least 12 months following receipt of the grant funds.
- Your property's assessed value must be below the Town's median assessed value for a single-family home of \$605,700 in 2022.
- In accepting a grant from this Program, you must sign a Grant Agreement and notify the Scituate Affordable Housing Trust at least 60 days prior to listing your home for sale.

#### **How is income calculated?**

Income includes all sources of regular income from all members of the household such as: earnings, Social Security, pension, and interest income. Income is calculated from the most recent IRS 1040 form, adding all non-taxable amounts to the Adjusted Gross Income.

#### **When is the application due?**

The application deadline is October 31, 2022 to [scituateaffordablehousing@scituatema.gov](mailto:scituateaffordablehousing@scituatema.gov) or submitted to the attention of the Scituate Affordable Housing Trust at 600 Chief Justice Cushing Highway, Scituate MA 02066.

#### **When will I be notified about whether I qualify?**

You will be notified within one month of the application deadline or by December 31, 2022.

#### **What types of home improvements are eligible?**

The Program is intended to cover modest health and safety improvements including, for example:

Small Jobs and/or Contractor Work: Plumbing, carpentry, window repairs, gutters or downspouts, door repair or replacement, step or porch repair, lock repair or replacement, cement work or masonry repair, tiling, plaster patching, sheet-rock repair, smoke/CO2 detectors, weather stripping, electrical, heating, interior painting, floors, installation, masonry, siding, roofing, and the like.

Adaptations: Bathroom grab bars, raised toilets or toilet seats, step-through tubs, hand-held shower heads, tub transfer bench, tub seats/rails, bed transfer bars, railings throughout the house, change door knobs to levers, hook-up bells to light switches, hook-up flashing light to phone, various phone volume control devices, intercom entryway buzzer system, light switch height.

The Program is not intended to support strictly cosmetic or aesthetic changes to the residence.

#### **When will I expect to receive payment for the work?**

The Program will pay your contractor directly within a couple of weeks after receiving the necessary documentation including an invoice from your contractor, the contractor's W-9 tax form, photos of the completed work, and an indication that the work was completed to your satisfaction.