

How to Apply

- ε **Step 1:** Contact the City of Lawndale Community Development Department at **(310) 970-2100** and request an application. The application will be mailed to you **or** you may pick up an application at **14717 Burin Avenue, Lawndale**. Once received, your application will be placed on the waiting list.
- ε **Step 2:** Once your application reaches the funding stage you will be notified to submit additional documentation in order to determine the correct program you will be placed in.
- ε **Step 3:** Once Staff reviews the required documentation, Staff will arrange for an inspection of your property to determine the necessary repair work.
- ε **Step 4:** Staff will then provide you with a description of eligible repair work that may be completed. You will be required to obtain at least 3 bids for the work from a licensed and insured contractor.
- ε **Step 5:** You will then enter into a contract with the contractor of your choice. The City will disburse payment to the contractor upon completion.

It's that easy! So call or stop by our office today.

City of Lawndale
Community Development Department
14717 Burin Avenue
Lawndale, CA 90260

GREAT NEIGHBORHOODS PROGRAM



**COMMUNITY DEVELOPMENT
DEPARTMENT
(310) 970-2100**



What's Available?

City residents who are between 0%-120% of the Los Angeles County median income, as adjusted by family size, are served through these programs:

Family	0-50%	51-80%	81-120%
1	\$19,100	\$30,500	\$45,800
2	\$21,800	\$34,900	\$52,300
3	\$24,550	\$39,250	\$58,850
4	\$27,250	\$43,600	\$65,400
5	\$29,450	\$47,100	\$70,650
6	\$31,600	\$50,550	\$75,850
7	\$33,800	\$54,050	\$81,100

Critical Need Housing Grant (\$10,000 grant)

This program is a 100% grant repayment is not necessary after the first year.

- Qualifications-** You must be the owner-occupant of the home and earn at 50% or below the area median income.
- Repayment-** If you sell your home, refinance, or transfer title within one year of completing the work the funds must be repaid.
- Lien-** A one-year lien (Deed of Trust) will be filed against your property.

Home Improvement Deferred Loan (\$15,000 loan)

This program has a zero percent (0%) interest and **no** monthly payments.

- Qualifications-** You must be the owner-occupant of the home and earn between 51%-80% of the area median income.
- Repayment-** Loans are amortized over 20 years with a proportional amount of

the principle forgiven each year of ownership. Any remaining loan balance (before 20 years has passed) is 100% repayable upon sale, transfer of title, when the residence ceases to be the borrower's principle residence, or when the borrower refinances the property for cash out.

- Lien-** The City will file a lien (Deed of Trust) against your property to secure the loan.

Home Improvement Repayable Loan (\$15,000 loan)

This program has a 3% interest rate **with** monthly payments.

- Qualifications-** You must be the owner-occupant of the home and earn between 81%-120% of the area median income.
- Repayment-** Loan funds are 100% repayable at a 3% interest rate (estimated monthly payment for this loan at \$15,000 maximum is approximately \$92.00 for 20 years).
- Lien-** The City will file a lien (Deed of Trust) against your property to secure the loan.

Home & Gardens Beautification Grant (\$3,000 grant)

This program is a 100% grant repayment is not necessary.

- Qualifications-** You must be the owner-occupant of the home, earn between 81%-120% of the area median income, and live within the Lawndale Economic Revitalization Area. Grant and deferred loan recipients are not eligible.

The City of Lawndale, through its Community Development Department, provides the following residential rehabilitation programs under the Great Neighborhoods Program to improve housing conditions for Lawndale residents. The programs were established to help low and moderate income residents with health and safety repairs to their multi-family owner occupied homes (three or fewer units), condominiums, and mobile homes. Funding is available for the purpose of:

- Correcting HUD, health, safety building, and planning code violations,
- General interior and exterior improvements,
- Enhancing the visual appearance of the neighborhood.

