

HOME PRESERVATION FUND -- PROVIDER AND PROPERTY ELIGIBILITY

SERVICE PROVIDER APPLICANT ELIGIBILITY

Our Preservation Home Fund is designed to assist in providing critical home repairs in Huntersville, Cornelius, or Davidson. Non-profit organizations are eligible to apply for the funds to carry out the repair work. The homeowners who need the repairs should meet the eligibility criteria set by the non-profit organization providing the repair service. Although homeowners do not apply directly to the LKNCDC, we help connect them to appropriate critical home repair providers. The LKNCDC also assists homeowners with the application process to the critical home repair provider.

Provider applicants must be able to provide the following documents and information:

- Proof of qualified 501(c)3 non-profit status.
- Completed LKNCDC Funding Application.
- Discrimination Policy.
- Housing Rehab Program Manual
- Record of successfully coordinating critical home repair projects.
- Documentation of property meeting LKNCDC property eligibility criteria.
- Documentation of ownership verification, building value, property tax status, age of structure, and any other relevant documentation requested.
- Lien and recapture related documents (copy of current homeowner agreement template for resale restriction, rental restriction; or other agreements with the homeowner.)
- Confirmation of homeowner's insurance coverage.
- Assurance work can be completed within 6 months of receiving funds.
- Before and after photos of the project.
- All requested homeowner demographic information.
- Agreement to list the Lake Norman CDC as a partnering organization on project materials.

PROPERTY ELIGIBILITY:

- The property is located within Huntersville, Cornelius or Davidson, NC town limits.
- The homeowner household income cannot exceed 80% AMI for the Mecklenburg County area.
- The home has been owned and occupied by the current homeowner for a minimum of 5 years.
- The property must be a single-family detached, townhome or modular home that is fixed on a permanent foundation on property owned by the homeowner. Homeowner has a deed to the parcel.
- The property must be owned by the current owner for at least 5 years.

- There are no outstanding property taxes.
- The property must have either a code violation or in need of critical repair including but not limited to:
 - Unsafe structures (failed or rotting roof or floor system, plumbing leak that will result in structural damage, water intrusion through windows or other areas, etc.)
 - Lack of heating or cooling.
 - Electrical or plumbing hazards.
 - Accessibility needs (limited to ramps, railings, bathroom accessibility, etc.)
 - Termite or rodent damage.
 - Asbestos/Lead/Mold removal.