

RURAL SELF-HELP HOUSING PROGRAM

Pre-Application



Self-Help Housing is a group method of home construction available to limited-income households. Eligible households qualify for low-interest loans and work together in groups to build each others' homes. Approximately 65% of the construction labor is provided by the group under the direction of a construction coordinator — the remaining labor is subcontracted out. **Alaska Community Development Corporation has developed a Self-Help Housing Program in the Mat-Su Valley. Applications are being solicited for projects scheduled to begin in 2008 and 2009. See web site www.alaskacdc.org.**

The Rural Self-Help Housing Program is available to qualified households in the low-income and very low-income categories (see income guidelines below). Priority will be given to very low-income households.

Mat-Su Borough Income Guidelines 3/19/08

	<u>1 person</u>	<u>2 person</u>	<u>3 person</u>	<u>4 person</u>	<u>5 person</u>	<u>6 person</u>
Very Low Income	\$27,450	\$31,350	\$35,300	\$39,200	\$42,350	\$45,500
Low Income	\$43,900	\$50,200	\$56,450	\$62,750	\$67,750	\$72,800

Participant families must contribute at least 30 hours per week toward construction of participant family homes under the direction of a construction coordinator. A typical construction schedule would be from 3:00 p.m. to 9:00 p.m., Tuesday through Saturday. This schedule is subject to change based on the participant families' mutual agreement.

House plans—Various styles of 2-, 3-, or 4-bedroom homes with an attached garage, if affordable. Energy efficient design and construction—5 Star Energy Rating.

Lot Locations—Projects are planned for the Houston area (near the Big Lake Cutoff) in 2008 and the City of Palmer in late 2008. Lots are typically ½ to 1 acre with well & septic or city utilities.

This is a pre-application only, to help screen households for eligibility. Additional information may be requested, and completion of a Rural Development loan application will be necessary for final selection into the program. USDA Rural Development will determine final determination of eligibility and loan interest rates.

HOW CAN I APPLY?

Complete each question on the attached pre-application. Then, mail or deliver your pre-application to our Palmer office right away to secure your place on our wait list. **Preapplications are accepted year-round.**

Alaska Community Development Corporation
1517 S. Industrial Way, #8
Palmer, AK 99645

Phone 907 746-5680, 800 478-8080 (toll-free outside Mat-Su Borough)
Fax 907 746-5681, 800 478-1530 (toll-free outside Mat-Su Borough)

A non-profit funded through U.S. Department of Agriculture, Rural Development

Rural Self-Help Housing Program Pre-Application [Confidential]



APPLICANT INFORMATION

Please print clearly.

Applicant: _____ Soc. Sec. No.: _____
(Note: Applicant **must sign** below.)

Co-Applicant (if Applicable): _____ Soc. Sec. No.: _____

Applicant Mailing Address _____ City _____ State _____ Zip Code _____

Home Phone No.: _____ Work No.: _____ Msg. No.: _____

HOUSEHOLD INFORMATION

List all people living in the home. (They do not have to be related). Start with the Head of Household.

Attach another page if necessary.

Name (also write last name if different)	Gender	Age	Disabled		Ethnicity Mark One		Race (Mark all that apply for each person.)							
					Hispanic/Latino	Not Hispanic/Latino	American Indian or Alaska Native	Asian	Black or African-American	Native Hawaiian or Other Pacific Islander	White	Other: (Please specify.)		
	M F		Yes	No										
	M F		Yes	No										
	M F		Yes	No										
	M F		Yes	No										
	M F		Yes	No										
	M F		Yes	No										

Write the names of any adult household members who are **NOT** U.S. citizens or permanent resident aliens:

* **All disabilities must be verified. Submit proof**, such as a doctor's letter or report; a VA Letter of Disability; proof of receipt of Adult Public Assistance, Supplemental Security Income, Social Security-Disability; etc.

INCOME VERIFICATION

Complete the Household Income Worksheet and Infile Credit Report Form on Page 3, to determine if your household's gross income for the most recent 12 months falls within the guidelines. *Failure to complete Page 3 will delay processing of your pre-application.*

Write your household's gross income (from Page 3) here:

\$

I certify that all information furnished in support of this pre-application is true and correct to the best of my knowledge. I understand that this pre-application is the initial step toward participation in the Rural Self-Help Housing Program and that, upon approval of this pre-application, completion of a more extensive loan application will be required, which will include a more detailed look at assets, credit, income, and debt.

Signature: _____ **Date:** _____
 Alaska CDC will notify you of the status of your pre-application and any further steps needed on your part.

OTHER INFORMATION

Have you owned a home in the last 3 years? Yes No (circle one)

Do you currently own a home? Yes No (circle one)

If you currently own your home, how much equity do you have in your home? \$_____

If you currently rent your home, how much is your monthly payment? \$_____

Are you renting-to-own or buying your current home under a lease-purchase agreement? Yes No (circle one)

If you are currently own your home, what do you plan to do with it if your household qualifies for the Rural Self-Help Housing Program?

Net worth refers to the difference between what you own (cars, savings, investments, land, etc.) and what you owe (debts)? Roughly, what is your net worth? \$_____

What is the current approximate balance of your bank accounts (checking & savings)? \$_____

Do any household members have a history of **BANKRUPTCY** (in the last 7 years): **Yes No (circle one)**
JUDGMENTS: Yes No (circle one)
COLLECTION: Yes No (circle one)

If so, please write a brief summary of the situation, date(s) of occurrence(s), and date(s) paid:

Self-Help Housing projects are being planned in the Mat-Su Borough area over the next two years. Do you have a preference between: **Houston** or **Palmer** or **No Preference ? (circle one)** **Other area (list)**_____

STATEMENT OF COMMITMENT

Do you have reliable transportation available to get to and from the building site? Yes No (circle one)

Are you physically able to do light construction work? Yes No (circle one)

Are you able to provide consistent childcare for your children (if applicable)? Yes No (circle one)

Can your household realistically work a minimum of 30 hours per week on construction? Yes No (circle one)

Do you have other relatives or friends who could help volunteer with construction? Yes No (circle one)

Do you intend to make the home your household's primary residence? Yes No (circle one)

Do you intend to maintain the home and keep it in good repair? Yes No (circle one)

HOUSEHOLD INCOME WORKSHEET

Initial **income eligibility** will be determined by a review of all gross income received by all household members during the most recent 12 months. **Eligibility** for the **low-interest loan** will be based on current income and anticipated income for the next 12 months. Income is defined as gross income received from all sources, including, but not limited to wages (incl., overtime, COLA, commissions, tips, bonuses, etc.) unemployment, Public Assistance, net self-employment, net rental income, child support, alimony, pension/retirement benefits, annuity/interest/dividend income (inc. Alaska PFD & Native dividends), Workers Comp/regular insurance payments, student loans, etc.

- **Complete the worksheet on the next page for applicant and co-applicant. Show additional adults on reverse.**
- **Enter each type of income each member receives on a separate line. (Attach more pages as necessary.)**

Household Income Worksheet and Request for Infile Credit Report

Applicant Information

Applicant

Name

Address

City, State, Zip

Social Security Number

Marital Status	Race	Sex
<input type="checkbox"/> Engaged	<input type="checkbox"/> Am. Indian/Alaska Native	<input type="checkbox"/> Male
<input type="checkbox"/> Unknown	<input type="checkbox"/> Asian	<input type="checkbox"/> Female
<input type="checkbox"/> Married	<input type="checkbox"/> Black/African American	
<input type="checkbox"/> NA	<input type="checkbox"/> Nat. Hawaiian/Pac. Islander	Ethnicity
<input type="checkbox"/> Separated	<input type="checkbox"/> White	<input type="checkbox"/> Hispanic/Latino
<input type="checkbox"/> Unmarried		<input type="checkbox"/> Not Hisp./Latino

Co-Applicant

Name

Address

City, State, Zip

Social Security Number

Marital Status	Race	Sex
<input type="checkbox"/> Engaged	<input type="checkbox"/> Am. Indian/Alaska Native	<input type="checkbox"/> Male
<input type="checkbox"/> Unknown	<input type="checkbox"/> Asian	<input type="checkbox"/> Female
<input type="checkbox"/> Married	<input type="checkbox"/> Black/African American	
<input type="checkbox"/> NA	<input type="checkbox"/> Nat. Hawaiian/Pac. Islander	Ethnicity
<input type="checkbox"/> Separated	<input type="checkbox"/> White	<input type="checkbox"/> Hispanic/Latino
<input type="checkbox"/> Unmarried		<input type="checkbox"/> Not Hisp./Latino

Income Information

Income Source	\$ _____	Amount
Income Source	\$ _____	Amount
Income Source	\$ _____	Amount
Income Source	\$ _____	Amount
Income Source	\$ _____	Amount

Income Source	\$ _____	Amount
Income Source	\$ _____	Amount
Income Source	\$ _____	Amount
Income Source	\$ _____	Amount
Income Source	\$ _____	Amount

Debt Information

Description	\$ _____	Amount
Description	\$ _____	Amount
Description	\$ _____	Amount
Description	\$ _____	Amount
Description	\$ _____	Amount
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Description	\$ _____	Amount

Signed Authorization to Release Information Attached for

Applicant

Co-Applicant

