



Program Summary

Home Repair Loans & Grants

LOAN AMOUNT, FEES, TERMS, PURPOSES	
Maximum Amounts	<ul style="list-style-type: none"> \$20,000—maximum amount of outstanding loan balance at any time \$7,500—maximum amount of lifetime grant assistance Both loans and grants are limited by applicant's repayment ability Loan and grant combinations are encouraged
Terms	<ul style="list-style-type: none"> Maximum 20 year term for loans; term of loan is based on repayment ability Grants do not have to be repaid unless property is sold within 3 years of grant approval
Interest Rate	<ul style="list-style-type: none"> Loans—1% fixed interest at closing No interest charged on grants
Purposes	<ul style="list-style-type: none"> Grants must be used to remove health and safety hazards Loan funds can be used to repair, improve or modernize borrower's residence

APPLICANT GUIDELINES*	
Credit	<ul style="list-style-type: none"> For grants, credit is not evaluated, however, applicant is ineligible if they have an outstanding judgment in US federal court (except tax court) No minimum credit score required by Rural Development. Non-traditional credit is allowed for applicants with less than two scores <ul style="list-style-type: none"> 3 sources are required (utilities, rent, insurance, etc.) Some instances of unacceptable credit <ul style="list-style-type: none"> Late payments Collections Judgements Bankruptcy w/in past 3 years Credit waivers are possible
Age Requirement	<ul style="list-style-type: none"> For grants, applicant must be 62 years of age or older For loans, applicant must be 18 years of age or older
Employment	<ul style="list-style-type: none"> No minimum history requirement. Income must be considered stable and dependable.

608-935-2791 ext. 4
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PROPERTY GUIDELINES*	
Property	<ul style="list-style-type: none"> Must be in a rural area; typically, less than 20,000 population Must be owned and occupied by applicant Must be modest <ul style="list-style-type: none"> Area Loan Limits apply (all counties are at \$251,862 or higher) No income producing property

* Refer to the following resources for additional program requirements.	
HB-1-3550	http://www.rd.usda.gov/publications/regulations-guidelines/handbooks
Income & Property Eligibility	http://eligibility.sc.egov.usda.gov/eligibility/welcomeAction.do
WI RD Direct Staff	715-345-7611 or SFHapplication@wi.usda.gov



HB - 1 -3550, APPENDIX 9
STATE:WISCONSIN

		A D J U S T E D I N C O M E L I M I T S							
P R O G R A M		1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON*
Burnett County, WI									
	GRANT INCOME	14250	16300	18350	20350	22000	23600	25250	26850
	VERY LOW INCOME	23750	27150	30550	33900	36650	39350	42050	44750
	LOW INCOME	38000	43400	48850	54250	58600	62950	67250	71600
	MODERATE INCOME	43500	48900	54350	59750	64100	68450	72750	77100
	38 YEAR TERM	28500	32600	36650	40700	44000	47200	50450	53700
Clark County, WI									
	GRANT INCOME	14250	16300	18350	20350	22000	23600	25250	26850
	VERY LOW INCOME	23750	27150	30550	33900	36650	39350	42050	44750
	LOW INCOME	38000	43400	48850	54250	58600	62950	67250	71600
	MODERATE INCOME	43500	48900	54350	59750	64100	68450	72750	77100
	38 YEAR TERM	28500	32600	36650	40700	44000	47200	50450	53700
Crawford County, WI									
	GRANT INCOME	14250	16300	18350	20350	22000	23600	25250	26850
FOR LOANS	VERY LOW INCOME	23750	27150	30550	33900	36650	39350	42050	44750
	LOW INCOME	38000	43400	48850	54250	58600	62950	67250	71600
	MODERATE INCOME	43500	48900	54350	59750	64100	68450	72750	77100
	38 YEAR TERM	28500	32600	36650	40700	44000	47200	50450	53700
Dodge County, WI									
	GRANT INCOME	15700	17950	20200	22400	24200	26000	27800	29600
	VERY LOW INCOME	26150	29900	33650	37350	40350	43350	46350	49350
	LOW INCOME	41850	47800	53800	59750	64550	69300	74100	78850
	MODERATE INCOME	47350	53300	59300	65250	70050	74800	79600	84350
	38 YEAR TERM	31400	35900	40400	44800	48400	52000	55600	59200
Door County, WI									
	GRANT INCOME	14350	16400	18450	20500	22150	23800	25400	27050
	VERY LOW INCOME	23950	27350	30750	34150	36900	39650	42350	45100
	LOW INCOME	38250	43700	49200	54650	59000	63400	67750	72150
	MODERATE INCOME	43750	49200	54700	60150	64500	68900	73250	77650
	38 YEAR TERM	28750	32800	36900	41000	44300	47600	50800	54100
Dunn County, WI									
	GRANT INCOME	14250	16300	18350	20350	22000	23600	25250	26850
	VERY LOW INCOME	23750	27150	30550	33900	36650	39350	42050	44750
	LOW INCOME	38000	43400	48850	54250	58600	62950	67250	71600
	MODERATE INCOME	43500	48900	54350	59750	64100	68450	72750	77100
	38 YEAR TERM	28500	32600	36650	40700	44000	47200	50450	53700

* ADD 8% OF 4 PERSON LIMIT FOR EACH PERSON IN EXCESS OF 8 EXCEPT FOR MODERATE INCOME FAMILIES, FOR WHICH \$5500 SHOULD BE ADDED TO THE RESPECTIVE LOW-INCOME LIMIT FOR 8+ PERSON FAMILIES