



EMPLOYEE HOMEBUYER ASSISTANCE PROGRAM

What is EHAP?

The City of Hartford's Employee Homebuyer Assistance Program provides no-interest forgivable loans to cover the cost of purchasing a home. The program is designed to help Hartford city employees affordably LIVE where they currently WORK and PLAY.

1. What is the amount of homebuyer assistance that I could receive?

Employees can receive up to \$10,000 per household to help with the cost of purchasing a home in *Hartford*.

2. Do I have to live in the home as an owner-occupant?

Yes, you will be required to live in the home as a primary resident for 3 years.

3. Who is eligible for City assistance?

Prospective homebuyers must:

- Be a City and/or Hartford Board of Education employee who is a Permanent, full time employees OR Part-time, permanent, employees scheduled to work 20 hours or more per week

AND

- Be a first time homebuyer (never have owned a home) **OR**
- Not have owned a home in 3 years **OR**
- Sell a current, non-Hartford home and purchase a home in Hartford
- Be in good standing as it relates to city taxes and/or other city obligations

4. Are there any income limits?

No, there are no income restrictions.

5. Are funds a grant or a loan?

Funds are loaned to buyers with a mortgage lien on the property. The loan is forgiven and becomes a grant as long as the home has served as a primary residence for 3 years.

6. What are the Eligible Uses for funds?

- Downpayment
- Closing Costs
- Moving expenses
- Furniture and/or Appliances
- Improvements, repairs post-closing
- Other expenses as determined by the homebuyer

7. Is there a cost to apply?

There is no cost to apply for assistance.

8. Can an investor apply for assistance through the program?

No.

9. How can I apply?

- Meet with a lender to obtain preapproval for a first/ purchase mortgage. Inform the lender that you would like to apply for EHAP assistance.
- Find a home and sign a sales contract.
- Submit the City's application, EHAP disclosure form, a copy of the sales contract, and lender pre-approval letter.
- If approved, your check will be available at your closing event!

10. I have additional questions...

- Contact us at 860 757-9022 or 860 757-9030
- Email us: lorie.lurtin@hartford.gov or whyon.robinson@hartford.gov
- Our website: www.hartfordct.gov/housing
- Visit us at 260 Constitution Plaza, Plaza Level