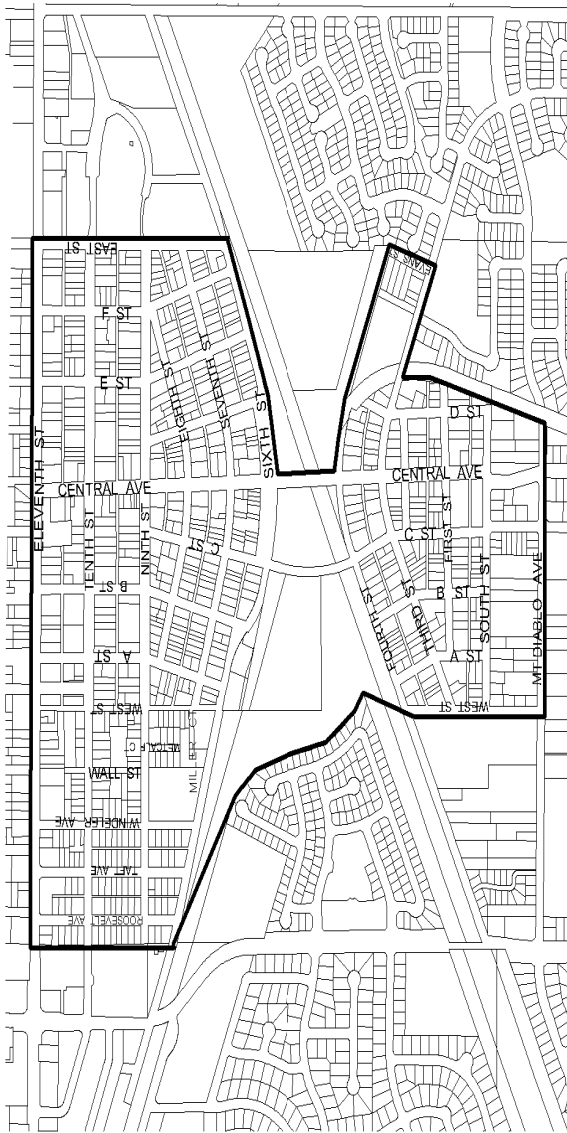


DOWNTOWN REVITALIZATION PROGRAM BOUNDARY MAP



*City Of Tracy*  
**Downtown Revitalization Program**  
**324 E. Eleventh Street, Suite D**  
**Tracy, CA 95376**  
**Phone: (209) 831-6490**  
**Fax: (209) 830-6837**  
**email: [dap@ci.tracy.ca.us](mailto:dap@ci.tracy.ca.us)**

**324 E. 11th Street, Suite D**  
**Tracy, CA 95376**  
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**"COMMUNITY  
DEVELOPMENT - IN PARTNERSHIP  
WITH THE COMMUNITY"**



Think Inside the Triangle™

**DOWNTOWN  
REVITALIZATION  
LOAN & GRANT PROGRAM**



**City of Tracy**  
324 E. Eleventh Street, Suite D  
Tracy, CA 95376

Phone: 209-831-6490  
Fax: 209-830-6837  
E-mail: [dap@ci.tracy.ca.us](mailto:dap@ci.tracy.ca.us)

## **DOWNTOWN HOUSING REHABILITATION LOAN & GRANT PROGRAM**

The City of Tracy Community Development Agency offers the following loan and grant programs to qualified, income-eligible, owner-occupied homeowners in the downtown area.

### **DOWNTOWN REHABILITATION HOME LOAN PROGRAM**

This program offers a low interest and, in some cases, deferred payment loans up to \$ 50,000 for needed home rehabilitation work.

Eligible improvements can include mechanical, electrical, plumbing, heating and structural systems repair or replacement; drainage improvements; roof repair; painting, siding and weatherizing.

### **WEATHERIZING AND HOME SECURITY PROGRAM**

This program offers grants up to \$2,000 for weatherizing and home security improvements. Grant funds are available on a first-come, first-served basis, after completion of the repair work. All grant eligible improvements must have prior approval from the City of Tracy.

Eligible improvements include insulation for attic and walls; weather stripping for doors and windows, security lighting, doors and screen doors; energy efficient windows; smoke and carbon monoxide detectors; residential security systems, and roof and siding repairs.

### **EMERGENCY HOME REPAIR ASSISTANCE PROGRAM**

This program offers grants up to \$ 2,000 for needed emergency repair or accessibility modifications.

Grant funds are available on first-come, first-served basis, after completion of the improvements. If prior approval cannot be obtained due to unforeseen emergency, the repair costs may be eligible under certain conditions.

Eligible improvements include mechanical, electrical, plumbing and structural systems; drainage improvements to prevent or correct flooding of structures and roof repairs.

This program offers grants up to \$ 2,000 for home exte-

### **EXTERIOR ENHANCEMENT PROGRAM**

rior improvements. Grant funds are available on a first-come, first-served basis, after completion of the work. All grant eligible improvements must have prior approval from the City of Tracy prior to funding.

Eligible improvements include exterior painting; new fencing; roof repairs or replacement; security screen doors; front yard landscaping, and driveway repair replacement.

### **DOWN PAYMENT ASSISTANCE PROGRAM**

Provides deferred, down payment assistance loans of \$ 75,000 for low income, first-time homebuyers for the purchase of newly built or existing homes.

### **PROPERTY OWNER ELIGIBILITY**

- Applicants must be owner- occupants of the home in need of improvement.
- Homes must be located within the downtown area bounded by Eleventh Street on the North, Mount Diablo Avenue on the south, Tracy Boulevard on the west and MacArthur Drive on the east.
- Money is handled in reimbursement stages: If work is being completed by homeowner; homeowner can not be paid for their own labor. Labor is only paid to contractors.
- Closing fees are as follows: CLTA Standard Lenders Policy is \$395.00 and Escrow Fees of \$227.00. (For Rehabilitation Loans).

- Grants are available to downtown Tracy residents whose income does not exceed the following limits.

#### Annual Household Size Income Limit

1	\$53,450
2	\$61,050
3	\$68,700
4	\$76,350
5	\$82,450
6	\$88,550

The Downtown Rehabilitation Loan and Grant Programs help to create a better place to live by enhancing the quality of life for low-income families and preserving the existing housing stock in the City of Tracy.

For additional information about this and other programs available to qualified homeowners in the downtown area, please contact the Downtown Revitalization Program Office at (209) 831-6490.



Think Inside the Triangle™

The City of Tracy  
is an equal opportunity lender

March, 2009