



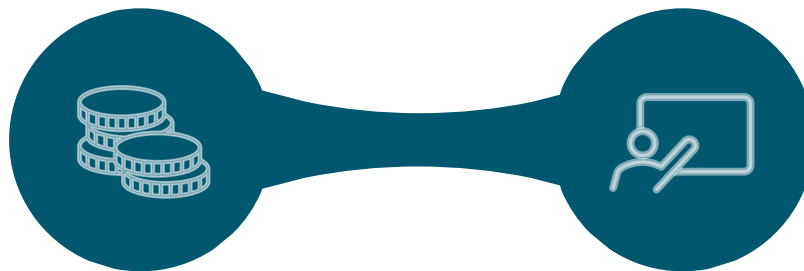
HOMEOWNER ASSISTANCE PROGRAM

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In early 2019, Nebraska suffered record-breaking damage from severe winter weather, straight-line winds, and its worst flooding event in 50 years, leading to a federal major disaster declaration ([DR-4420](#)). To support long-term recovery, the State received a \$108.9 million grant through the United States Department of Housing and Urban Development (HUD) Community Development Block Grant Disaster Recovery (CDBG-DR) program. The State is using a portion of this grant funding to support housing recovery.

PROGRAM OVERVIEW

In response to the housing damage from DR-4420, the Homeowner Assistance Program **will assist low- and moderate-income (LMI) households who lost their homes in the 2019 floods and must find new housing**. Specifically, this program provides funding for financial assistance, including down payment, closing cost assistance, and gap financing, and other homebuyer support, including housing counseling, training/homeowner education, and homebuyer program delivery.



Financial Assistance

- Down Payment Support
- Closing Cost Assistance
- Gap Financing

Homebuyer Support Services

- Housing Counseling
- Training/Homeowner Education
- Program Delivery

The Program will be implemented through grants to local governments and eligible non-profit organizations. The program will also provide forgivable loans to LMI homeowners who lost their homes in the disaster and have insufficient funds from other sources. Where appropriate, participating organizations will coordinate with developers funded through the Affordable Housing Construction Program to match displaced homeowners and prospective homeowners with new housing units.

A total of \$11,000,000 is available for the Homeowner Assistance Program.

APPLICANT ELIGIBILITY

Eligible Applicants for the Homeowner Assistance Program include units of local government and non-profit 501(c)3 or 501(c)4 organizations [HUD-certified](#) to provide housing counseling, homeownership education, and homebuyer programs. The [Housing Counseling Certification Requirements Final Rule](#) implemented statutory requirements that housing counseling required under or provided in connection with all HUD programs must be provided by HUD certified housing counselors.

PROJECT INFORMATION

Eligible project activities for the Homeowner Assistance Program include down payment and closing cost assistance, gap financing, and housing counseling. This program is intended to primarily serve LMI households purchasing a home within the HUD-identified most impacted and distressed (MID) areas. Structures within the one-percent annual chance (100-year) floodplain will not be eligible.

The maximum award for Subrecipients under the Homeowner Assistance Program is \$2,000,000. The amount of assistance available to the individual will depend on the financing affordability analysis of the Applicant.

STATE PROJECT PRIORITIES

The State will prioritize projects that serve LMI populations within the HUD-defined MID areas, applications from entities working in coordination with a project funded under the Affordable Housing Construction Program, projects addressing the needs of eligible homeowners whose homes were destroyed in the 2019 flood event, or projects that target impacted renters earning less than 80% of area median income (AMI). Individual Subrecipients will be required to develop program guidelines based on the parameters set forth in the State's Action Plan and individual Subrecipient Agreements.

The Homeowner Assistance Program **Frequently Asked Questions (FAQs)** are available in the project toolbox via the link [here](#). These FAQs will be periodically updated as additional program information becomes available. Should you have questions, please reach out to the Disaster Recovery Team at Nebraska Department of Economic Development.