



On Bill Financing Water/Sewer Program Guidelines

Income Guidelines Based on Household Size:

2019	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
100% AMI	\$58,800	\$67,200	\$75,600	\$84,000	\$90,800	\$97,500	\$104,200	\$110,900

- Single family residential properties only.
- City of Grand Haven residents only. Must be primary residence of applicant.
- Verification of income will be conducted by NHS using income for all persons 18 and over in the household.
- Property taxes, home owner’s insurance and mortgage must be current.
- Homeowner will need to demonstrate the inability to receive traditional financing through a financial institution. For example, the current interest rate is unaffordable, they lack access to traditional banking, their credit score does not meet financial institution’s requirement, or they cannot wait the amount of time it takes to obtain traditional financing due to lack of functioning water or sewer. This determination will be made at the NHS department by the Neighborhood Development Coordinator.
- Maximum amount financed is \$12,000.
- Homeowner can select a 5 or 10 year special assessment based on affordability.
- The special assessment interest rate will be fixed and will match current Wall Street Journal prime rate as of January 2 of the current year.
- There is no prepayment penalty.
- The special assessment payment is added to City of Grand Haven monthly water/sewer bill. Nonpayment of monthly bill could result in water services being shut off and/or the unpaid balance being added to property tax bill pursuant to City ordinance Chapter 37, Article IV Section 37-82, 37-83, and 37-84.
- The special assessment is required to be paid in full upon transfer of ownership of property.
- A homeowner will be allowed one special assessment at a time.
- Eligible repairs for on bill financing program are installation or replacement of water line or sewer lateral from public main to the outside wall of house.

- A list of approved contractors will be provided to the homeowner by City staff. The homeowner will be required to get quotes from two of the licensed companies provided. The homeowner will be allowed to select the contractor. If the chosen contractor's costs exceed the maximum special assessment amount of \$12,000 the homeowner will be required to pay the overage. Any overage will be paid to the City of Grand Haven by the homeowner in one lump sum at the time special assessment documents are executed.
- Selected contractors will bill directly to the City of Grand Haven per project. One half of the project costs can be paid at the start of the project and the other half will be paid upon successful completion of the project. The project shall require inspection by City of Grand Haven staff before final payment is made to the contractor.
- Homeowner will be required to sign easement rights to the City of Grand Haven for the portion of property containing water lines and sewer lateral from public main to outside wall of house. The easement will remain in effect until special assessment is paid in full.
- Maintenance of water and sewer lines will be 100% responsibility of homeowner.
- Homeowner is required to restore all landscaping to condition required by City ordinance.
- Special assessment agreement and easement will be recorded with the Register of Deeds office, the City Treasurer's office, DPW and the City Utility billing department.
- Homeowner is required to pay the assessment filing fee.

I have read and understand the guidelines presented in this document:

Homeowner Signature

Printed Name

Date

Homeowner Signature

Printed Name

Date