

Program Basics

The Lincolnville Redevelopment Plan outlines two home repair programs:

1. The *Fix-it-Up Program* is a grant providing up to \$7,000 for minor repair services.
2. The *Emergency Assistance Program* provides funding up to \$10,000 for immediate emergency repairs.

Both programs are intended to assist low-income, owner-occupied households with essential home repairs. The home must be located within the boundaries of the Lincolnville CRA and the applicant must meet all eligibility requirements. These requirements are consistent with the income limits set forth by the U.S. Department for Housing and Urban Development (HUD).

The program is funded by the Lincolnville CRA for eligible households. Eligibility review and construction services are provided by St. Johns Housing Partnership, Inc.

For application information, call St. Johns Housing Partnership at (904) 824-0902.



For questions contact:

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The Fix-it-Up & Emergency Assistance Programs





Fix-it-Up

The Fix-it-Up Grant Program awards up to \$7,000 per home. The owner must be shown on the warranty deed recorded in the Official Records of St. Johns County and must be currently living in the single family residence on the property. This program affords priority to Shotgun Style dwellings listed on the National Register or contributing to the historic character of Lincolnville.

Eligible repairs include:

- ◆ Beams, Joists or Rafters as needed
- ◆ Cornices, eaves and fascia boards
- ◆ Doors
- ◆ Electrical service and panel boxes (convert from fuses to breakers only)
- ◆ Electrical wiring, dwelling and garage
- ◆ Floor coverings (replace what is removed as needed)
- ◆ Furnace/heaters
- ◆ Garage repair (per inspection only)
- ◆ Gas lines
- ◆ Gutters and down spouts
- ◆ Light fixtures (replace what is removed as needed)
- ◆ Painting or protective covering (exterior, if paint is chipping, flaking, etc.)
- ◆ Plumbing and fixtures
- ◆ Porches or steps (if dangerous)
- ◆ Replacement/removal/relocation of hot water heater and metal housing as needed
- ◆ Plumbing and fixtures
- ◆ Porches or steps (if dangerous)

(Fix-it-Up Continued)

- ◆ Replacement/removal/relocation of hot water heater and metal housing as needed
- ◆ Roof, dwelling and garage
- ◆ Screens
- ◆ Sewer lines and service
- ◆ Shut-off valves (gas and water)
- ◆ Sinks
- ◆ Sub flooring in dwelling (where needed)
- ◆ Tree work/hazard tree limb removal
- ◆ Termite work
- ◆ Walls (plaster, patching, drywall)
- ◆ Water lines
- ◆ Windows

Emergency Assistance

The Emergency Assistance Program provides up to \$10,000 per home. Like Fix-it-Up, eligible properties must be a single-family residence with the owner being shown on the warranty deed, and Shotgun Style dwellings or those contributing to the historic character of Lincolnville are given priority. No regular payments would be required, however a **lien will be placed against the property for three (3) years**, during which time if the homeowner sells, refinances, transfers title, or the property is no longer owner occupied, the full loan amount must be repaid.

Eligible repairs include:

- ◆ Electrical service and panel boxes (convert from fuses to breakers only)
- ◆ Electrical wiring, dwelling and garage
- ◆ Furnace/heaters
- ◆ Gas lines
- ◆ Light fixtures (replace what is removed as needed)
- ◆ Plumbing and fixtures
- ◆ Replacement/removal/relocation of hot water heater and metal housing as needed
- ◆ Roof, dwelling and garage
- ◆ Sewer lines and service
- ◆ Shut-off valves (gas and water)
- ◆ Water lines
- ◆ Windows (emergency only)

How does it work?

1. The interested homeowner will submit one application form to St. Johns Housing Partnership, Inc. specifying the requested repair items.
2. St. Johns Housing Partnership will first verify the eligibility of the resident, and then complete an inspection of the home.
3. St. Johns Housing Partnership will work with LCRA Staff to determine which Program to place the homeowner into (Fix-it-Up or Emergency Assistance), depending on the severity of the repairs needed, and then prioritize the repairs based on life and safety concerns.
****All applications must be approved by the City before any project is started.**
4. St. Johns Housing Partnership, Inc. will perform the repair work as an independent contractor.

