GREELEY HOME OWNERSHIP PROGRAM & EMPLOYEES

Home Ownership is a goal of many of Greeley's residents and newcomers. And for good reason. Besides the satisfaction of one's own place and the security it represents to a homeowner, higher rates of home ownership benefit the whole community as well. Studies show home ownership promotes: higher academic achievement, more cohesive communities, better connected families, improved health and safety, and a stronger economy.

Through a community leadership group organized as the "University District" the City of Greeley has established a pilot program to promote more home ownership in Greeley's Redevelopment District and around the UNC campus (see map on reverse side). Within this area, down payment assistance is available to regular full-time employees of the major employers in this area: the City of Greeley, University of Northern Colorado, School District Six, Banner Health/NCMC, North Range Behavioral Health, Salida del Sol Academy, Sunrise Community Health, High Plains Library District and Frontier Academy.

> greeleygov.com/ specialprograms



Getting Started:

- Meet with your HR Department to be sure you qualify as a regular full-time employee;
- Enroll in homeowner education classes if this is your first home or a lender requirement
- Interview lenders
- Get pre-qualified for a mortgage amount that is comfortable
- Interview real estate professionals
- Advise your lender you intend to use the G-HOPE assistance program
- Shop for a home in the District
- Complete the home loan approval process
- Lender will forward application materials to the G-HOPE program administrator for approval
- Close on the property and move in!



Program Overview:

- Single-family homes only (no rental units); buyers must occupy the principal residence
- Homes must be located within either the University or Redevelopment District (see map on back)
- Only one loan per employee household and lifetime
- Buyer must contribute at least \$1,000 of their own funds toward the home purchase
- No income limits; buyers must qualify for a conforming or government loan to purchase the home
- Loan Assistance: \$2,500 down payment assistance anywhere in the District; or, \$4,000 if home is on or east of 11th Ave.; or \$6,000 if home is on or east of 8th Ave.
- UNC Employees who purchase a home within the University District boundary are eligible for an additional \$1,500 in down payment assistance.
- G-HOPE loan at 0.00 % APR is forgiven at a rate of 20%/year; once the buyer has lived in the home for 5 years there is no repayment due upon sale of the home.

The Greeley Urban Renewal Authority (GURA) is the contact for this program. Call 970-350-9383 or email: j.r.salas@greeleygov.com for more information.

highplains Library District





HOUSING INCENTIVE AREA D St Island C St Grove Park C St Centennial B St Village Hoshiko A St Ramseier A Street Rd Farm Park Habitat Ln Park 1st St 20th Ave Ct 19th Ave Ct 19th Ave 18th Ave 2nd St 22nd Ave Corridor 2nd St 3rd St 3rd St 4th St Ave Billie 4th St Ave Ct Martinez Elem. Ave Houston 5th St Gardens 5th St 5th St Rd st 6th Franklin Broadview Madison 6th St 6th St 2 Elem Park 7th St Rd 7th St 7th St 7th St 7th St Field 8th St Ave 8th St 8th St Lincoln 25th Ave Park 9th St Ave 0 10th St Ave 35th Ave 34th Ave 4th Ave 3rd Ave Luther Park 4th 11th St # 11th St 10th St Rd 11th St 11th St Maplewood 11th St Rd 12th St Elem. 18th Ave 24th Ave Ct 12th St 12th St 12th St 12th St Rd 12th Street Rd 12th St Rd 13th St Jefferson HS 14th St 14th St Heath Ave 14th 14th St Rd St Rd Ave Ct 15th St 15th St 15th St Ave PI Ave Ct 21st Greeley 30th 29th 29th 28th 28th 27th 16th St 17th St ■7th St 18th St 18th St 18th St Rd Woodbrian Montview Blvd Cranford Pl Cottonwood Park Glenfair Dr Park Ave 1st Ave Glenfair Rd 19th St 19th Street Dr 6th 20th St 20th St 20th St 20th Street Rd 5th Ave 85 Sanborn 21st St Park Centennial 21st St Rd 22nd St Park 22nd St 22nd St Meeke 23rd St 23rd St Saint 23rd St Greeley Mary Catholic № Elem West HS 24th School 24th St Leavy h St 24th St Park nue Ct 24th St Rd 5 24th St Ro 25th St 10th Ave 12th Brentwood 26th St Middle 21st Ave Ct Elem. 26th 25th St Brentwood 26th St Park Farr Park 27th St 28th St 34 28th St Rd Cemetery Sunset 16th Ave 29th St Memorial 29th St Union Colony Gardens Academy 29th St Rd Elem. K-6 35th Ave 30th St 30th St Rd Ave 30th St Rd 31st St 31st St Rd REDEVELOPMENT DISTRICT UNIVERSITY DISTRICT CREATED 12.20.2017 CITY OF GREELEY