

**UNION COUNTY**  
**HOME IMPROVEMENT**  
**&**  
**SENIOR**  
**HOME IMPROVEMENT**  
**PROGRAM**



ADMINISTERED BY  
**Developmental Directions, LLC**  
2 City Hall Plaza, 2nd Floor  
Rahway, NJ 07065 (732) 382-8100

A SERVICE OF THE UNION  
COUNTY BOARD OF  
CHOSEN FREEHOLDERS



**UNION COUNTY**  
*We're Connected to You!*



## What is the Union County Home Improvement Program?

The Union County Home Improvement Program was created to help you rehabilitate your home. It is funded by Union County with Community Development Block Grant Funds.

The program is available to low and moderate income homeowners in Berkeley Heights, Clark, Cranford, Fanwood, Garwood, Hillside, Kenilworth, Mountainside, New Providence, Roselle, Roselle Park, Scotch Plains, Springfield, Summit and Westfield. Several municipalities, Elizabeth, Linden, Plainfield Rahway and Union have housing rehabilitation projects independent of this program.

## What type of properties are eligible to participate in the program?

Owner-occupied 1 and 2 family homes.

## What type of assistance is available through the program?

A deferred payment loan of up to \$24,999 is available through this program.

In addition, program staff will prepare a detailed work write-up, review the contractor bids, perform in-progress inspections to assure quality work and a final inspection at the completion of work.

### Eligible Communities

Berkeley Heights	Hillside	Roselle Park
Clark	Kenilworth	Scotch Plains
Cranford	Mountainside	Springfield
Fanwood	New Providence	Summit
Garwood	Roselle	Westfield

## What type of improvements are eligible?

The repair or replacement of substandard heating, electrical and plumbing systems, structural repairs, repairs to correct code violations, lead based paint remediation and stabilization measures, energy saving measures such as insulation, new windows and storm doors. Those improvements that will upgrade the home to standard condition.

## What is the Deferred Payment Loan?

The Deferred Payment Loan is a non-interest bearing loan in which payment is deferred until the sale or transfer of the property.

## Who is eligible for the Deferred Payment Loan?

Homeowners residing in participating communities who's incomes are below 80% of Median Area Income. The U.S. Department of Housing and Urban Development publishes the limits on an annual basis. The limits are available at the Program office.

## What is the Senior Home Improvement Grant?

Like the Home Improvement Program described above, the Senior Home Improvement Grant is available to eligible (see guidelines above) Union County residents to assist with home rehabilitation. The grant is capped at \$5,000. Unlike the Home Improvement Program, the grant does not have to be repaid.

## How do I apply?

The Union County Home Improvement Program and Senior Home Improvement Grant are administered by Development Directions, LLC. Please contact them at 732-382-8100 to arrange for an appointment. Program staff will meet with potential applicants and will explain the program guidelines, complete the program application and schedule the property inspections.

*For more information contact*

**Developmental Directions, LLC**  
**2 City Hall Plaza, 2nd Floor**  
**Rahway, NJ 07065 (732) 382-8100**