



Committed to the future of rural communities.

Mutual Self-Help Housing Program Pre-Application Packet

Parkview Place
Deed-Restricted
Wasatch County Workforce
Townhomes
1200 Southfield Rd. Heber City, Utah

*Mountainlands Community Housing Trust
1960 Sidewinder Drive Suite #107
Park City, UT 84060
Phone: (435)647-9719*

www.housinghelp.org



Mountainlands Community Housing Trust Mutual Self Help Housing Program

“Affordable Housing by Building Your Own Home with the Help of Other Families”

By working as a team with other families you will save thousands of dollars on the construction of each other’s townhome with the guidance of a construction supervisor. It is this “sweat equity” that allows families to qualify for a loan with no down payment. Also, payment assistance is available for those who qualify.

Now Accepting Applications for the Wasatch County Area Parkview Place Deed-Restricted Townhomes

Maximum Income Allowed Wasatch County 2024	
Household Size	Maximum Gross Income
1	\$60,400 - \$96,650
2	\$60,400 - \$96,650
3	\$60,400 - \$96,650
4	\$60,400 - \$96,650
5	\$79,750 - \$127,600
6	\$79,750 - \$127,600
7	\$79,750 - \$127,600
8	\$79,750 - \$127,600

- 3 bedroom Townhome
- 2 car garage
- 1,500 square feet
- 2 1/2 baths
- Instant equity
- Learn construction skills
- Build community
- Interest rates as low as 1%

****Contact Us****

*Mountainlands Community Housing Trust
Becky Cranney, Program Manager
becky@housinghelp.org
801.694.9880*

Prequalification Instructions

- Read and complete all sections for the application to be considered complete.
- Review the **income chart** and make sure you qualify under the income limits.
- Review **Indicators of Unacceptable Credit** page. This page is a list of credit eligibility requirements. If these items are found on your credit report, you are currently not eligible, but you are still encouraged to submit the application. Mountainlands Community Housing Trust can assist you in correcting the issues of concern so that you may become eligible for a Section 502 Loan.
- Fill out the **PREQUALIFICATION FORM**. This form must be filled out completely, with accurate information to be considered for the program.
- Legible copies (front and back) are attached to the application when returned.
 - **Driver's License or State ID's**
 - **Social Security Cards**
 - **Permanent Resident Alien card (if applicable)**
 - **Authorization to View Form (signed by all parties)**

*Email your Application to
becky@housinghelp.org*

Phone: (801) 694.9880

Please return your completed application. A representative from Mountainlands Community Housing Trust (MCHT) will review your information. After the application has been reviewed, MCHT will contact you and inform you if you have pre-qualified for the Mutual Self-Help 502 Loan. If you do qualify, you will then complete Rural Development's 502 Home Loan Application. MCHT or Rural Development can provide you with this form.

Indicators of Unacceptable Credit

- Little or no positive credit history. The lack of a positive credit history on the credit report may be mitigated if the applicant can document a willingness to pay recurring debts through other acceptable means such as third-party verifications or canceled checks. Due to impartiality issues, third party verifications from relatives of household members are not permissible.
- Payments on any installment account where the amount of the delinquency exceeded one installment for more than 30 days within the last 12 months.
- Payments on any revolving account which was delinquent for more than 30 days on two or more occasions within the last 12 months.
- A foreclosure that has been completed within the last 36 months.
- An outstanding Internal Revenue Service (IRS) tax lien or any other outstanding tax liens with no satisfactory arrangement for payment.
- Two or more rent payments paid 30 or more days late within the last 2 years. If the applicant has experienced no other credit problems in the past 2 years, only 1 year of rent history will be evaluated. This requirement may be waived if the program loan will reduce shelter costs significantly and contribute to an improved repayment ability.
- Outstanding collection accounts with a record of irregular payments with no satisfactory arrangements for repayment, or collection accounts that were paid in full within the last 6 months, unless the applicant had been making regular payments previously.
- Non-Agency debts written off within the last 36 months or are being considered for debt settlement.
- Agency debts that were debt settled within the past 36 months or are being considered for debt settlement.
- Delinquency on a federal debt.
- A court-created or court-affirmed obligation or judgment caused by nonpayment that is currently outstanding or has been outstanding within the past 12 months, *except*:
 - A bankruptcy in which:
 - Debts were discharged more than 36 months prior to the date of application; or
 - Where an applicant successfully completed a bankruptcy debt restructuring plan and has demonstrated a willingness to meet obligations when due for the 12 months prior to the date of application.
 - A judgment satisfied more than 12 months before the date of the application.

An applicant with an outstanding judgment obtained by the United States Federal court, other than the United States Tax Court, is *not* eligible for a Section 502 loan. This requirement is statutory and cannot be waived.

PREQUALIFICATION FORM

HEAD OF HOUSEHOLD INFORMATION

Name _____
SS# _____ DOB _____ Married ___ Single ___ Divorced ___
U.S. Citizen YES ___ NO ___ Permanent Resident Alien YES ___ NO ___
Physical Address: _____ Zip _____
PO Box: _____ Length of time at this address: _____
Home phone _____ Payment Shock/Rent Amount: _____
Cell/other phone: _____ Email: _____

HEAD OF HOUSEHOLD INCOME

WAGE: \$ _____ per hour X _____ hours per week TOTAL \$ _____
OVERTIME \$ _____ per hour X _____ hours per week TOTAL \$ _____
TIP INCOME \$ _____ per week FOOD STAMP/AFDC/TANF \$ _____
SSS/SSI _____ FOSTER CARE _____ STATE ASSISTANCE _____
CHILD SUPPORT/ALIMONY _____ OTHER _____
EXPLANATION OF OTHER INCOME _____

CO-APPLICANT INFORMATION

Name _____
SS# _____ DOB _____ Married ___ Single ___ Divorced ___
U.S. Citizen YES ___ NO ___ Permanent Resident Alien YES ___ NO ___
Mailing Address: _____ Zip _____
Length of time at this address: _____
Home phone _____ Cell/other phone: _____

CO-APPLICANT INCOME

WAGE: \$ _____ per hour X _____ hours per week TOTAL \$ _____
OVERTIME \$ _____ per hour X _____ hours per week TOTAL \$ _____
TIP INCOME \$ _____ per week FOOD STAMP/AFDC/TANF \$ _____
SSS/SSI _____ FOSTER CARE _____ STATE ASSISTANCE _____
CHILD SUPPORT/ALIMONY _____ OTHER _____
EXPLANATION OF OTHER INCOME _____

DEBTS:

	MONTHLY	ACCOUNT BALANCE
RENT	_____	
CREDIT CARDS	_____	_____
CAR/TRUCK	_____	_____
SCHOOL DEBTS	_____	_____
CHILD CARE EXPENSE	_____	
OTHER DEBT	_____	

HOUSEHOLD MEMBERS

CHILDREN AGE _____ MO INCOME _____ F/T STUDENT _____
CHILDREN AGE _____ MO INCOME _____ F/T STUDENT _____
CHILDREN AGE _____ MO INCOME _____ F/T STUDENT _____
_____ AGE _____ MO INCOME _____ LOAN-SIGNER _____ F/T STUDENT _____

****How did you hear about us?** _____

HEAD of HOUSEHOLD SIGNATURE _____ **DATE:** _____

CO-APPLICANT SIGNATURE _____ **DATE:** _____

United States Department of Agriculture
Rural Development
Rural Housing Service

AUTHORIZATION TO RELEASE INFORMATION

TO: _____

RE: _____
Account or Other Identifying Number

Name of Customer

I, and/or adults in my household, have applied for or obtained a loan or grant from the Rural Housing Service (RHS), part of the Rural Development mission area of the United States Department of Agriculture. As part of the process or in considering my household for interest credit, payment assistance, or other servicing assistance on such loan, RHS may verify information contained in my request for assistance and in other documents required in connection with the request.

I, or another adult in my household, authorize you to provide to RHS for verification purposes the following applicable information:

- Past and present employment or income records.
- Bank account, stock holdings, and any other asset balances.
- Past and present landlord references.
- Other consumer credit references.

If the request is for a new loan or grant, I further authorize RHS to order a consumer credit report and verify other credit information.

I understand that under the Right to Financial Privacy Act of 1978, 12 U.S.C. 3401, et seq., RHS is authorized to access my financial records held by financial institutions in connection with the consideration or administration of assistance to me. I also understand that financial records involving my loan and loan application will be available to RHS without further notice or authorization, but will not be disclosed or released by RHS to another Government agency or department or used for another purpose without my consent except as required or permitted by law.

This authorization is valid for the life of the loan.

The recipient of this form may rely on the Government's representation that the loan is still in existence.

The information RHS obtains is only to be used to process my request for a loan or grant, interest credit, payment assistance, or other servicing assistance. I acknowledge that I have received a copy of the Notice to Applicant Regarding Privacy Act information. I understand that if I have requested interest credit or payment assistance, this authorization to release information will cover any future requests for such assistance and that I will not be renotified of the Privacy Act information unless the Privacy Act information has changed concerning use of such information.

A copy of this authorization may be accepted as an original.

Your prompt reply is appreciated.

Signature (*Applicant or Adult Household Member*)

Date

According to the Paperwork Reduction Act of 1995, no persons are required to respond to a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0575-0172. The time required to complete this information collection is estimated to average 5 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information.

RHS Is An Equal Opportunity Lender

SEE ATTACHED PRIVACY ACT NOTICE