

These programs are available to all businesses located in Nassau and Suffolk Counties. Employers will be required to provide a benefit contribution, which may be in the form of a grant, matched saving and/or interest rate buy-downs to name a few.

The Long Island "HOMEWORKS," State AHC program and the Senate Long Island Delegation HELP Program are stand-alone individual programs. If an employee qualifies, they may combine any or all of the programs.



We are available to help you design a program to meet your company's specific needs.



Your program can help your business:

- ▶ Improve employee retention
- ▶ Reduce training costs
- ▶ Increase your competitive edge
- ▶ Reduce recruitment costs
- ▶ Stabilize your workforce

New and pre-existing homes in Nassau and Suffolk Counties may qualify to be purchased according to the program guidelines. Employees must qualify before entering into contract of sale for the home.



Call us to set up a convenient time for an appointment to discuss how we can help your business continue to grow on Long Island with the help of these housing programs.

Long Island Housing Partnership

180 Oser Avenue
 Hauppauge, NY 11788
 (631) 435-4710
 (631) 435-4751 fax
 www.lihp.org



Nassau County

*Employer Assisted
 Housing Program*

**Protecting Long Island's
 Economic Future**



**Recruit and Retain
 Long Island's
 Highly Skilled
 Workforce**

*In Cooperation with:
 New York State
 Long Island Housing
 Partnership and
 The Senate Long Island Delegation*

Employer Assisted Housing Program Criteria*



Nassau County

Long Island “HOMEWORKS” Program

Senate Long Island Delegation “HELP”

Nassau

NYS AHC

Employee Income for Eligibility <i>(2009 Maximum incomes for a family of 4)</i>	Up to 80% AMI (\$81,400)	Up to 120% AMI (\$122,200)	Up to 130% AMI (\$132,350)
Employer “NET” Employee Contribution	Minimum \$3,000	Minimum \$3,000	1 - 49 employees \$3,000 50 + employees \$5,000 <i>(Maximum of \$10,000)</i>
Home Prices <i>(Vary by jurisdiction)</i>	Nassau - \$410,000	\$425,000* <i>*Including rehab amount</i>	\$410,000
Type of Home <i>Must be Principle Residence No Rental unit allowed</i>	New and Pre-existing Single Family, Condos, Co-ops, and Manufactured	<u>No new</u> —ONLY Pre-existing Single Family, Condos, Co-ops, and Manufactured	New and Pre-existing Single family, Condos Co-ops, and Manufactured
Grant Assistance	\$12,000	\$5,000	3x Employer contribution
Limited to First-time Homebuyer	NO	NO	NO
Asset Test/Minimum % of Family Income	Yes/Yes	No/No	Yes/Yes
Homebuyer Counseling Required	Yes	No	Yes/Yes
Rehabilitation Grant for Necessary Repairs	-0-	\$15,000	\$20,000
Terms for Grant	Forgiven after 5 years	Forgiven after 10 years	Forgiven after 10 years
Minimum Employee Funds Required	\$3,000	\$3,000	\$3,000

*When combining programs, the most restrictive criteria apply

(revised 7-21-2009)