

Increased Rental Assistance Is Now Available for Homeowners in RREM Program

Dear RREM Homeowner:

This email alert is to inform you that the State of New Jersey's Rental Assistance Program has increased the monetary amount and the number of months of rental assistance it can provide to eligible applicants. The program is designed to help homeowners in RREM pay the rent for temporary housing while their homes are undergoing repair, rebuilding or elevation.

Eligible homeowners in RREM may receive up to \$825 in assistance for the first month and then up to \$1,300 a month for all subsequent payments. Also, eligible homeowners will receive three months of rental assistance and then up to six additional months of rental assistance if an extension is necessary and provided program funds are available (for a total of up to nine months). Previously, the program provided up to \$825 in assistance per month for up to three months of rental assistance, and homeowners could receive help for up to an additional three months (for a total of up to six months).

A program application form is available online at <http://www.njhousing.gov/homeownership/owners/ssbg>. Applicants who do not have access to computer resources can contact 1-800-NJHOUSE for assistance.

Funds for the program are limited and will be distributed on a first-come, first-served basis to approved applicants.

To be eligible for assistance, you must have signed your RREM grant agreement and must not have completed the construction, rehabilitation or elevation of your home.

There is no income restriction for participation. However, there are other eligibility criteria, which are dictated by federal regulation. These eligibility requirements include the following:

- Your primary residence must be located in Atlantic, Bergen, Cape May, Essex, Hudson, Middlesex, Monmouth, Ocean, or Union county.

- You must be a United States citizen or a qualified alien.
- You must have an outstanding mortgage on your primary residence.

You must have an executed lease for a rental property in New Jersey during the time of your primary residence's construction/rehabilitation/elevation.

Any rental assistance received through this program is paid to the rental property owner, not to the homeowner, as required by program regulations. It is advised that you speak to your landlord before you begin the application process. Please view the Program Details at <http://www.njhousing.gov/homeownership/owners/ssbg> for complete information. Also, Rental Assistance Program funds are only available to assist with rent going forward and may not be used as a reimbursement for previously paid or incurred rent.

If you have not yet signed your RREM grant agreement, you are not eligible for the Rental Assistance Program at this time. However, upon signing your grant agreement, you may apply for assistance provided you meet the program's other eligibility criteria noted above.

Please review the SSBG Rental Assistance Program details in the Program Details PDF posted at <http://www.njhousing.gov/homeownership/owners/ssbg>. This document includes a Program Overview, Applicant Frequently Asked Questions, and Landlord Frequently Asked Questions.

If you have questions, please contact the New Jersey Housing and Mortgage Finance Agency, at 1-800-NJHOUSE or via email at SSBGRental@njhmf.state.nj.us.

Please note that the Rental Assistance Program is separate and distinct from any contractual obligation your builder may have to provide rental compensation while construction occurs on your home. By federal law, you cannot receive both Rental Assistance Program funds and rental compensation from your builder.