



# Safely Home in Santa Ana Eviction Prevention Program

## Grant Eligibility & Criteria

The City of Santa Ana seeks to keep families *Safely Home in Santa Ana* by providing eviction prevention assistance to those facing the threat of eviction and homelessness due to a financial crisis. One-time rental assistance sponsored by the City of Santa Ana, is available until funds are expended through two nonprofit partner agencies: **The Salvation Army of Orange County** and **Catholic Charities of Orange County**.

### Grant Maximums

- Santa Ana households facing eviction are eligible for up to one-month’s rent as stated in their lease agreement\* up to the Fair Market Rent for their unit size (see FY 2019 Fair Market Rents table for maximums).

### FY 2019 Fair Market Rents

Year	<u>Efficiency</u>	<u>One-Bedroom</u>	<u>Two-Bedroom</u>	<u>Three-Bedroom</u>	<u>Four-Bedroom</u>
<u>FY 2019 FMR</u>	\$1,415	\$1,632	\$2,037	\$2,862	\$3,304

\*agreement between tenant and Landlord. Acceptable documentation of the agreement will be determined by TSA or CCOC and may include third party verification by a nonprofit agency in cases where there is an oral lease or domestic violence.

### Grant Maximums (cont’d)

- Families facing a financial crisis because of an emergency situation or crisis due to 1) unexpected/unpaid medical expense(s), 2) job loss, 3) nonworking vehicle, or 4) forced reduction of income are eligible for rental assistance up to \$1,500 based on need.
- A Santa Ana household is eligible for rental assistance one-time only through the *Safely Home in Santa Ana* Eviction Prevention program during the program year (PY): October 1, 2019 through June 30, 2020
- A family/household may NOT apply for eviction prevention through Catholic Charities (CCOC) after receiving a grant from The Salvation Army (TSA) or vice versa.

### Grant Payment

The emergency grant is paid to the Landlord on behalf of the resident by the nonprofit organization.





## Safely Home in Santa Ana Eviction Prevention Program

### Eligibility Criteria

1. Santa Ana resident
2. Notice of eviction for nonpayment of rent (no other reasons may be listed) or proof of financial crisis due to 1) unexpected/unpaid medical expense(s), 2) job loss, 3) nonworking vehicle, or 4) forced reduction of income.
3. Documentation as required by the nonprofit organization to determine family size, income, proof of address, and payment to Landlord
4. Verification that the family is low-income below 50% AMI (e.g. paystubs, SSI/SSDI, SNAP benefits verification, or Income Verification Affidavit).
5. Household must provide proof that they can pay next month's rent after receiving assistance.
6. Higher priority will be given to individuals who have previously been homeless.
7. Family income must meet the following Area Median Income (AMI) Limits:

Family Size	Maximum Family Income (50% AMI)	Family Size	Maximum Family Income (50% AMI)
1	\$41,500	5	\$64,100
2	\$47,500	6	\$68,850
3	\$53,450	7	\$73,600
4	\$59,350	8	\$78,350

### FY 2019 Income Limits

FY 2019 Income Limit Area	Median Family Income	FY 2019 Income Limit Category	Persons in Family								
			1	2	3	4	5	6	7	8	
<b>Santa Ana-Anaheim-Irvine, CA HUD Metro FMR Area</b>	\$97,900	Very Low (50%) Income Limits (\$)	41,550	47,500	53,450	59,350	64,100	68,850	73,600	78,350	
		<a href="#">Explanation</a>									
		Extremely Low Income Limits (\$)*	24,950	28,500	32,050	35,600	38,450	41,300	44,150	47,000	
		<a href="#">Explanation</a>									
		Low (80%) Income Limits (\$)	66,500	76,000	85,500	94,950	102,550	110,150	117,750	125,350	
		<a href="#">Explanation</a>									





## **Safely Home in Santa Ana Eviction Prevention Program Process and Requirements**

The following is an explanation of the process and requirements you must meet in order to be a candidate for receiving assistance.

You must have ALL the required documents listed for the specific assistance you are requesting in order to be considered a candidate for an in-person interview.

### **Eviction Prevention Emergency Assistance:**

**Qualifications:** (Check all that apply)

- Have not received rental assistance previously from Catholic Charities or The Salvation Army through the Safely Home in Santa Ana Program.
- All prior rent amounts from lease are paid in full (up-to-date)
- Notice of Eviction for nonpayment of rent (no other reasons may be listed on the notice)
- Proof of financial crisis including:
  - Unpaid/unexpected medical bills for services rendered within the last 90 days (invoice or receipts)
  - Verification of job loss (layoff notice, termination notice, EDD benefit) including application for unemployment, if applicable.
  - Estimate for the cost to repair a nonworking vehicle that became inoperable within the last 30 days
  - Other proof of a forced reduction in income or loss of income due to various factors including illness, injury, death, incarceration, family emergency, reduction in benefits, or reduction in working hours.
- Household must provide proof that they can pay next month's rent after receiving assistance.
- Meet income limit requirements (50% AMI)

### **Process:**

After a preliminary interview, we will contact the Owner/Landlord to confirm your place of residence and rental amount, explain the rental assistance process, and verify the acceptance of a payment or partial payment from our organization.

If the Owner/Landlord agrees, he/she must sign our Rental Assistance Agreement letter (once they have received your portion of the rental payment) and complete the W-9 form before payment processing can begin from our organization. This entire process may take up to 7-10 business days.

