
DATE: September 15, 2023
TO: ALL INTERESTED HOMEOWNERS
FROM: Brenda Wade, Grants Administration Manager
SUBJECT: Grady County and City of Cairo's Community HOME Investment Program (CHIP) Grant
CALL-IN Event

The Southwest Georgia Regional Commission along with the Grady County and City of Cairo is sending you this letter to inform all interested homeowners that that County and City have received a Community HOME Investment Program (CHIP) grant in the amount of \$300,000. The grant will make needed repairs to the homes of eligible low- and moderate- income residents living in a targeted areas of the city limits of Cairo and unincorporated areas of the Grady County.

If you are still interested in obtaining housing rehabilitation assistance, **you will need to participate in the CALL-IN EVENT by calling 1-888-467-7814 on Tuesday, October 10, 2023, from 8:00AM until NOON, to receive a copy of the CHIP Grant Application Form. This process does not guarantee eligibility**; you will still need to complete an application once the funding is received. **Priority will be given to eligible applicants 62 years of age and older. Repairs CANNOT be made on mobile homes or manufactured homes and if a homeowner has received CDBG/CHIP Housing Rehabilitation funds within the last ten (10) years, the homeowner is not eligible to participate in the CHIP Grant Program.**

Enclosed are copies of the CALL-IN Event flier, the list of streets in the target area and income limits for Grady County/City of Cairo residents that will be placed in the community and social media platforms to inform citizens of the C's CHIP grant program. **NO CALLS will be accepted before OCTOBER 10, 2023.**

If you have any questions, about the **CALL-IN Event** please call Ms. Dana Barfield, Cairo City Clerk at Cairo's City Hall (229) 377-1722, Mr. John White, Grady County Clerk at the Grady County Commissioners' office (229) 377-0324 or Ms. Brenda Wade at the Southwest Georgia Regional Commission (229) 522-3552 Extension 105.

Enclosures

GRADY COUNTY/CITY OF CAIRO CHIP GRANT

The Grady County Board of Commissioners and The City of Cairo have been awarded a Community HOME Investment Grant (CHIP) to make needed repairs to the homes of eligible low- and moderate-income homeowners living in a target area (see map) within the unincorporated areas Grady County and in areas within Cairo's city limits. Priority will be given to eligible applicants 62 years of age and older. Repairs cannot be made to mobile homes or manufactured homes.

CHIP enables access to safe, adequate, and sanitary housing for families with low to moderate income. Rehabilitation assistance includes:

- Repair and replacement of deteriorated roof systems
- Deteriorated structural components
- Inadequate electrical systems (includes updating 200-amp service installation)
- Faulty plumbing
- Substandard heating systems
- Energy conservation-weatherization activities
- Lead hazard removal (as needed)



CALL-IN EVENT

Tuesday, October 10, 2023
8am until Noon

Interested applicants please dial:

1-888-467-7814

Call to receive the Rehabilitation Housing Assistance application. This process does not guarantee eligibility; you will need to complete the application process to receive CHIP funds.

Dana Barfield, Cairo City Clerk

(229) 377-1722, Extension 113
119 N. Broad Street, Cairo, Georgia 39828
dbarfield@cairocity.net
www.syrupcity.net
facebook.com/cairomainstreet

John White, Grady County Clerk

(229) 377-0324
33 17th Avenue, Cairo, Georgia 39827
jwhite@gradyco.org
www.gradycountyga.gov
facebook.com/gradycountyga



BEFORE CONSTRUCTION PHOTO



AFTER CONSTRUCTION PHOTO

COMMUNITY HOME INVESTMENT PROGRAM (CHIP)

The **CHIP** Program is funded by U.S. Department of Housing and Urban Development (HUD) and HOME Investment Partnership Program to assist local governments, non-profits, and public housing authorities.

The Georgia Department of Community Affairs (DCA) administers these federal funds to help communities meet housing needs and connect people with housing assistance.

ITEMS NEEDED:

- ✓ **Completed Application Form**
- ✓ **Proof of Household Income**
- ✓ **Proof of Property Ownership – Warranty Deed**
- ✓ **Proof of Property Taxes – 2022 tax receipt**
- ✓ **Proof of Property Hazard/Fire Insurance**
- ✓ **Proof of Utility/Electric Service**
- ✓ **Proof of Identification**

See Target Map Area

City of Cairo & Grady County ELIGIBLE HOMEOWNER REQUIREMENTS

What is the Community Home Investment Program (CHIP)?

CHIP funds may be used to assist existing low-income homeowners with repairs for rehabilitation or reconstruction of their homes. Homes must be brought up to state codes. The total grant amount for CHIP is \$300,000 per grant cycle.

Who is Eligible?

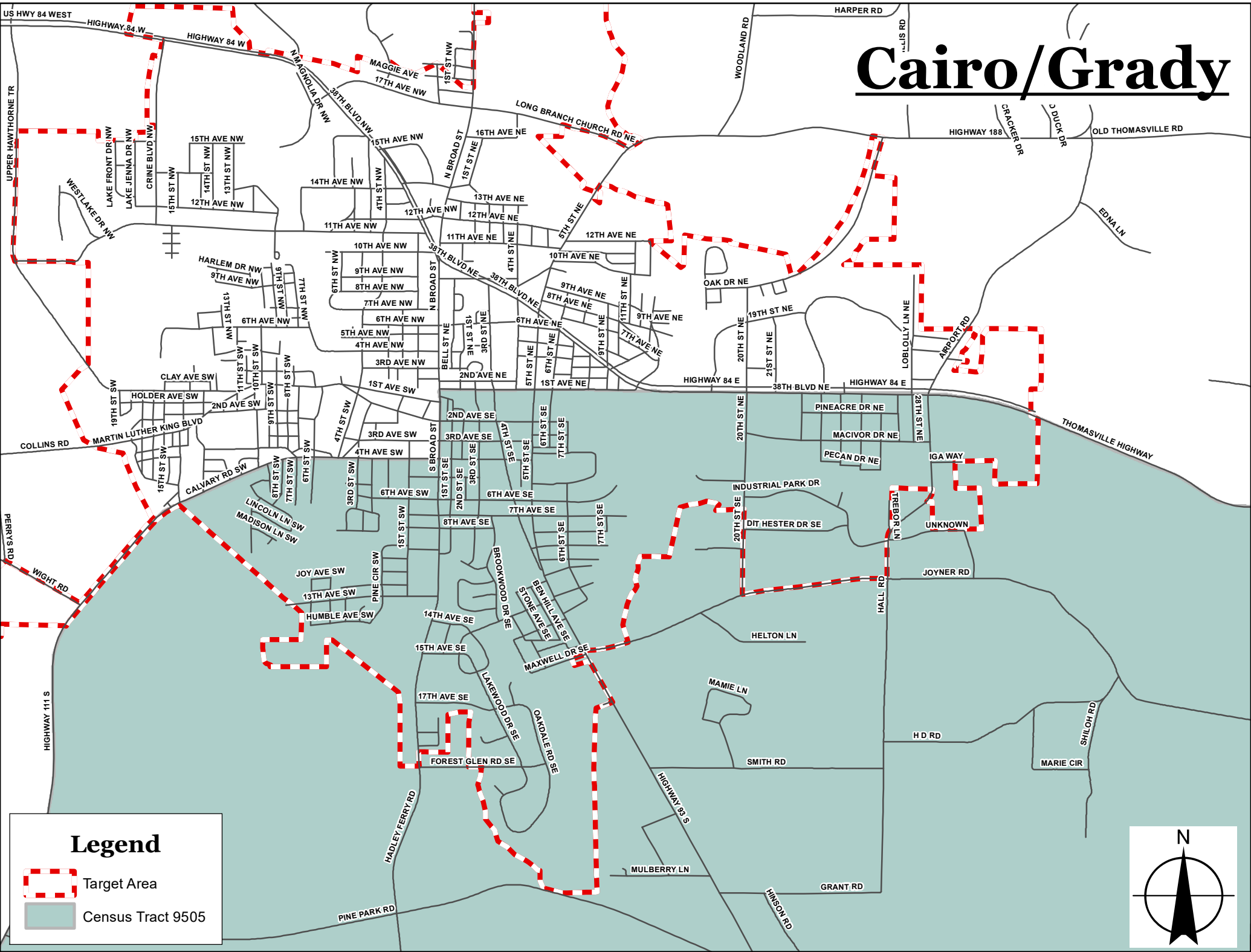
- Must be a single family Owner-Occupied, Stick Built or Modular Housing Unit.
- Must be Property Owner.
- Must have at least one (1) household member 62 years of age or older at the time of application.
- Must be a homeowner that lives within the City of Cairo & Grady County- Census Tract 9503 – (See attached Target Area Maps)
- Must have and maintain House/Fire Insurance.
- Must have Property Taxes Paid Up to Date

How much total income can my household earn?



- Total household income must be below the low limits established by HUD/DCA per family size.

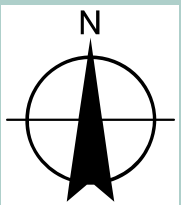
Grady County CHIP Applicants Housing & Urban Development (HUD) Income Limits	
If your total household income exceeds the limits below you are NOT eligible for the program	
Total People In Your Household	Household Income Limit
1 Person	\$36,400
2 People	\$41,600
3 People	\$46,800
4 People	\$52,000
5 People	\$56,200
6 People	\$60,350
7 People	\$64,500
8 People	\$68,650

Cairo/Grady



Legend

-  Target Area
-  Census Tract 9505



STREET NAME	STREET NAME
10TH AVE SE	CA2:B48RESCENT CIR SW
11TH AVE SE	CRESTWOOD DR SW
12TH AVE SE	CULPEPPER DR SE
12TH AVE SW	DIT HESTER DR SE
13TH AVE SW	E WASHINGTON DR
14TH AVE SE	EMERSON AVE SE
17TH AVE SE	FOREST GLEN RD SE
1ST AVE SE	GRADY ST SE
1ST AVE SW	GRANT AVE SW
1ST ST SE	HALL RD
1ST ST SW	HANSELL ST SE
20TH ST NE	HIGHWAY 84 E
20TH ST SE	HIGHWAY 93 S
22ND ST NE	HORSESHOE BEND SE
23RD ST NE	HUMBLE AVE SW
24TH ST NE	IGA WAY
25TH ST NE	INDUSTRIAL PARK DR
26TH ST NE	JOY AVE SW
27TH ST NE	JOYNER RD
28TH ST NE	LAKewood CIR SE
2ND AVE SE	LINCOLN LN SW
2ND ST NE	LOVE AVE SW
2ND ST SE	LULLWATER CIR SE
2ND ST SW	MACIVOR DR NE
38TH BLVD NE	MADISON CIR SW
3RD AVE SE	MADISON LN SW
3RD AVE SW	MARTIN LUTHER KING BLVD
3RD ST SE	MAXWELL DR SE
3RD ST SW	MEADOW BROOK DR SE
4TH AVE SE	MIDLAND PL SE
4TH AVE SW	MILD AVE SW
4TH ST NE	MUGGRIDGE LN SE
4TH ST SE	N WASHINGTON DR
5TH AVE SE	OAKDALE RD SE
5TH AVE SW	OLIVER LN SE
5TH ST NE	ORIAC AVE SW
5TH ST SE	PEACE ST SW
6TH AVE SE	PECAN DR NE
6TH AVE SW	PINE CIR SW
6TH AVE SW	PINEACRE DR NE
6TH ST NE	PINEACRE DR NE
6TH ST SE	PLATT AVE SE
6TH ST SW	RAMBLE CIR SW
7TH AVE SE	REST ST SW
7TH AVE SW	RIDGECREST DR SE
7TH ST SE	S BROAD ST
7TH ST SW	SLEEPY HOLLOW SE
8TH AVE SE	STERLING DR SE
8TH AVE SW	STEVENS ST SE
8TH ST SW	STONE AVE SE
9TH AVE SW	SYRUPMAKER DR SE
9TH ST SW	TREBOR LN
ALLEY ST	WEYT AVE SW
BEN HILL AVE SE	WILLIE C HARRIS DR
BRIDGE DR	WOODRIDGE PL
BROOKWOOD DR SE	
BUCHANAN ST SE	
CAKEBREAD DR SE	
CHURCH ST SW	
COMMERCE CT	