

Curb Appeal Assistance Program

The Curb Appeal Assistance program offers funding for homeowners to renovate and update the exterior of their home. The City will provide no less than \$500 and no more than \$3,000 towards curb appeal projects.

Eligible projects include, but are not limited to, the following...

- 1) Siding, Exterior cladding, Exterior brickwork, etc.
- 2) Windows
- 3) Roofing
- 4) Front doors and garage doors
- 5) Driveways
- 6) Front yard decks, sidewalks, and porches

To be eligible...

- 1) Applicant must own and occupy your home as your principal residence
- 2) The home must be located within the corporate limits of the city of Carbondale
- 3) The household cannot earn more than 180% of the median area income (see table below)
- 4) The applicant must provide matching funds towards the project proportionate to the household income (see table below)
- 5) Applicant must enter into a grant agreement with the City and place a restrictive covenant on the home which will require a portion of the grant funds to be repaid in the event the home is no longer maintained as the applicant's principal residence. The grant funds will be prorated and forgiven in equal amounts each month the home remains owner-occupied, with all funds being forgiven five years after the grant.

2021	Household Members							
Income Limit	1	2	3	4	5	6	7	8
180%	85,680	97,920	110,160	122,220	132,120	141,840	151,560	161,460
100%	47,600	54,400	61,200	67,900	73,400	78,800	84,200	89,700
80%	38,050	43,450	48,900	54,300	58,650	63,000	67,350	71,700
50%	23,800	27,200	30,600	33,950	36,700	39,400	42,100	44,850
30%	14,250	17,420	21,960	26,500	31,040	35,580	40,120	44,660

To determine the percentage of matching funds you'd be required to provide:

1. Find the column that corresponds with the number of individuals that live in the home (adults, seniors, and children).
2. Determine your total household income by adding the income of all the individuals in the home ages 18+ (even if they do not contribute to the household).
3. Find the figure in the column that is greater than the figure determined from step 2.
4. The percentage at the end of the row of the figure selected in step 3 is your matching percentage.
5. If you are still unsure, refer to the table below.

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Income Level	Owner Match
>80% MAI	100%
50% - 80% MAI	80%
30% - 50% MAI	50%
<30% MAI	30%

The agreements and restrictive covenants will be executed at the time the application is approved. The applicant will be responsible to complete the proposed scope of work within 45 business days of the execution of all necessary documents and submit all receipts and invoices. City staff will complete an inspection of the project upon completion to verify that the project was completed as proposed. Afterwards, the City will provide the grant funds.