

FUNDING SOURCES FOR WELL & SEPTIC REPLACEMENT IN HANCOCK COUNTY, MAINE



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FUNDING and TECHNICAL ASSISTANCE SOURCES FOR WELL & SEPTIC REPLACEMENT

2014-2015

Introduction

Many groups in Hancock County are working to replace or repair failed wells and septic systems. This brochure serves as a short summary of various funding sources and follow-up technical assistance resources. For more information contact Tom Martin at the Hancock County Planning Commission (667-7131 or tmartin@hcpcme.org). Also, visit the agency web site at: <http://www.hcpcme.org/comdev.html> *Please note that program rules are subject to change. Contact Tom Martin for the latest information.*

WASHINGTON HANCOCK COMMUNITY AGENCY

Telephone: (207-610-5957).

Website: <http://www.whcacap.org/house-and-home/home-repair-loans.php>

Agency Purpose:

WHCA brings community resources together to help people in Washington and Hancock counties to achieve self-sufficiency and a better quality of life. It offers a wide range of services including heating assistance, transportation, weatherization, small business assistance, tax preparation and more. It provides the following housing services:

Home Repair Program - The assistance may be used for a variety of home rehab needs, such as heating and electrical repairs, lead paint mitigation, roof and structural repairs, repair or replacement of substandard or failed septic systems, and other health and safety improvements.

Requirements:

- Client must be at or below 80% median income based on the funding source.
- Home must be an existing and habitable structure.
- Client must own and live in the home.
- Single-family homes only.
- Single-wide or double-wide trailers must be built after 1978 located on owned or leased land. In the case of leased land, the lease must be provided for assistance.

- Property can not have restrictions or encumbrances that would restrict the marketable nature of the owner's interest.
- All tax liens must be cleared before a loan or grant can be approved.

Property owner must be unable to provide or obtain financing for the improvements from other sources.

USDA HOUSING LOANS AND GRANTS

Telephone: 207-990-3676

Website: http://www.rurdev.usda.gov/ME_Home.html

Agency Purpose:

Rural Development works with state and local governmental entities and a variety of public and non-profit organizations to provide funding options to communities throughout rural America. Organizations eligible to apply for funds include state and local governmental entities; nonprofit groups, such as community development organizations; associations, private corporations, and cooperatives operating on a not-for-profit basis; and federally recognized Native American and Alaskan Native groups.

Its relevant housing programs in Maine include:

1. **[Section 502 Direct Loan Program](#)** - Low interest loans are made directly by Rural Development to applicants whose incomes are less than 80 percent of the median income for the area. This program is focused toward purchasing modest housing, constructing new homes, or repairing pre-owned dwellings, located in rural areas of Maine.
3. **[Section 504 Direct Loan Program](#)** - Loans are made at 1 percent interest rate to repair, improve, or modernize modest single family homes in rural areas, making homes safer or more sanitary, or to remove health and safety hazards. Applicants' incomes must be less than 50 percent of the median income for the area.
4. **[Section 504 Grant Program](#)** - For homeowners 62 years old or older who cannot repay a loan, grant funds are available to remove health or safety hazards, or remodel dwellings to make them accessible to household members with disabilities.

HANCOCK COUNTY HABITAT FOR HUMANITY

Telephone: 207-667-8484, 207- 667-3082

Website: <http://www.hancockcountyhabitat.org/>

Agency purpose:

Hancock County Habitat for Humanity is a locally run affiliate of [Habitat for Humanity International](#), a non-profit, ecumenical Christian housing organization. Habitat for Humanity works in partnership with people in need to build and renovate decent, affordable housing. The houses are sold to those in need at no profit and with no interest charged. While well and septic replacement are not normally among the primary services provided, they may be considered in unusual circumstances.

DEP SMALL COMMUNITY GRANT PROGRAM

Telephone: 207-287-7765

Website: <http://www.maine.gov/dep/water/grants/scgpara2.html>

Program purpose:

The Small Community Grant Program is a water pollution control program administered by the Maine Department of Environmental Protection. Its goal is to improve water quality, protect public health, and open shellfishing areas, which are affected by wastewater discharges. The program may provide financial and technical assistance in solving wastewater disposal problems in un-sewered areas. An actual pollution problem must be documented in order to qualify for funding. The highest priority is given to problems which are polluting a public drinking water supply or a shellfishing area.

Grants for 25 to 100% of the replacement costs of a year round residence, 25% to 50% of a business, and 25% to 50% of a seasonal or second home are available for qualifying systems. Property owners benefiting from the grants must have a taxable income of \$40,000 or less, although technical assistance is available to anyone. The maximum project size that can be funded in a single year is \$100,000.

Program Requirements:

Grant applications must be submitted by the municipality in which the property owner resides. Applications must be sent to the DEP by January 31 in order to receive funding in that year except under special circumstances. Individual families may qualify for the grant program if their federal taxable income for the previous year was \$40,000 or less. Commercial establishments may qualify if their gross profit for the previous year was \$100,000 or less. Potential applicants are not eligible for grant assistance if their income exceeds these figures. Applicants are required to show proof that they meet the income limit. A sliding-scale grant percentage applies depending on the amount of income or profit. Participants in the program are also required to grant an easement to the town allowing construction and inspection of the system.

OTHER TECHNICAL ASSISTANCE RESOURCES

A few resources are identified here. For more information contact the Hancock County Planning Commission or the various websites shown below.

1. Identifying Sources of Water Contamination

- Small Scale Waste Water Disposal Systems: <http://www.gro-wa.org/wastewater-resource-manual>
- Supplemental Plumbing Code:
<http://www.hpcme.org/comdev.html#CDBGWell>
- Model Wellhead Protection Ordinance:
<http://www.maine.gov/dhhs/mecdc/environmental-health/water/dwp-services/swp/sourcewaterprotection.htm>
- Google service for locating wells and protection areas at:
http://www.maine.gov/dep/gis/datamaps/DWP_Wells/index.html
- For recommendations on reducing the risk of groundwater contamination, see:

<http://www.maine.gov/dhhs/mecdc/environmental-health/water/dwp-services/swp/sourcewaterprotection.htm>

- How many and type of public water systems there are in town:
<http://www.maine.gov/dhhs/mecdc/environmental-health/water/sources.htm>
- For unsafe drinking water conditions, see:
<http://www.maine.gov/dhhs/mecdc/environmental-health/water/boilwaterorders.htm>

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