

# Adams County Housing

## Central Wisconsin Community Action Council, Inc. (CWCAC)

The Main Office is located at - 1000 Hwy 13 P.O. Box 430 Wisconsin Dells, WI 53965

Phone: (608) 254-8353 Fax: (608) 254-4327

<http://cwcac.org/>

### **The CWCAC Adams County Contact information is:**

CWCAC Adams County

1874 Hwy 13

P.O. Box 647

Friendship, WI 53934

Phone: 608-339-4900

Fax: 608-339-2310

CWCAC is a private not-for-profit corporation that uses a variety of state and federal programs to assist low-income families. They offer numerous programs –

### **Homeless and Housing Programs**

- **The Crisis Assistance Program** is a **one-time** only program that can provide **rental assistance** to individuals or families with a **five-day eviction notice** and verification of employment or motel stays to **homeless individuals or families**. Assistance is limited to food, meals, shelter (motel/hotel vouchers), rent/mortgage assistance and utility assistance. Assistance is based on a number of criteria; including funding availability and the ability to positively resolve the crisis
- **United Way/United Fund** funds from the United Way provide for **emergency shelter stays and rent/mortgage assistance for families or individuals**.  
Verification of homelessness needed for motel stay.  
Verification of employment needed for rent/mortgage assistance.
- **Emergency Shelter Grant (ESG)** funds from the State of Wisconsin's Department of Commerce – Bureau of Housing.  
**Residents at River Haven Homeless Shelter in Portage can apply for security deposit funds and/or first month's rent.**

- **Project Chance (PC) Scattered Site Transitional Housing** funded by a HUD Continuum of Care Grant. PC is a housing program for homeless families or individuals. Case Managers work with program participants for up to 24 months to help connect them with **housing**, employment and benefits such as Food Stamps or SSI, W-2, education/job skills training, counseling for mental health or AODA issues, childcare, transportation, medical/dental/physical exams/prescriptions and household goods.
- **Section 8 Housing Choice Voucher Program** this program is contracted through WHEDA and provides **rent assistance** to eligible households at or below 50% of County Median Income (CMI). The number of vouchers we are authorized to fill may fluctuate during the contract period based on available funds. We maintain a waiting list; the wait time averages between one and four years to receive assistance. Eligible families pay between 30-40% of their adjusted income for rent; the balance is subsidized by the U.S. Department of Housing and Urban Development (HUD). Resident portions of the rent are re-evaluated at least once a year. Applications may be requested by contacting our main office and speaking to the receptionist. Applications may be downloaded from the link below and or picked up at our main office.

Placement on a waiting list is based on the time and date of application. Unreasonably long waiting lists will be closed; when a waiting list is opened announcements are published in the local newspapers. Open waiting lists have a link below to download an application.

Please download and fill out the application and return to the address below. Once the wait list is closed we will no longer be accepting applications.

Adams County – is currently **Closed**

Please Mail All Completed Applications To:

CWCAC

P.O. Box 680

Friendship, WI 53934

### **Apartment Space**

#### **Kirk-Wood Apartments, Adams, WI**

6 unit apartment building serving low-income individuals and families.

#### **Pine Grove Apartments, Adams, WI**

8 unit apartment building serving those with disabilities.

# **Foundation for Rural Housing**

888-400-5974

[www.wisconsinruralhousing.org](http://www.wisconsinruralhousing.org)

We serve all Wisconsin counties except Dane, Milwaukee or Racine. Since we are a state-wide organization, we require that you check with any local agencies to see if they can help you first. For a list of agencies by county click below.

<http://www.wisconsinruralhousing.org/links/16localresources.pdf>

If you have dependent children and an eviction notice, please contact your local Emergency Assistance agency.

For a map of agencies by county click below.

<http://dcf.wisconsin.gov/w2/locator/w2locator.htm>

If they cannot help or are out of funds, then contact us.

- **Mortgage Payment-Critical Assistance** assists income-eligible clients (must include proof of income) who are 3 months or more behind in mortgage payments and in imminent risk of foreclosure and homelessness. **Click below for application form.**  
<http://www.wisconsinruralhousing.org/applications/mortgage.pdf>
- **Property Tax-Critical Assistance** assists income-eligible clients (must include proof of income) who are 2 years or more behind on your property tax payments and in imminent risk of foreclosure and homelessness. **Click below for application form.**  
<http://www.wisconsinruralhousing.org/applications/taxes.pdf>
- **Security Deposit-Critical Assistance** assists income-eligible clients (must include proof of income) also your landlord must fill out and sign the bottom half of page 6 before the application is returned to us. **Click below for application form.**  
<http://www.wisconsinruralhousing.org/applications/securitydeposit.pdf>
- **Delinquent Rent-Critical Assistance** assists income-eligible clients (must include proof of income) who have late rent payments, also your landlord must fill out and sign the bottom half of page 6 before the application is returned to us.  
**Click below for application form.**  
<http://www.wisconsinruralhousing.org/applications/rent.pdf>

# **Renewal Unlimited - Housing Assistance Program**

**800-344-7543 Toll free**

Director of Housing Services

Renewal Unlimited, Inc.

2900 Red Fox Run

Portage, WI 53901

608-742-5329 ext. 42

**<http://www.renewalunlimited.net/>**

- **The Tenant Based Rental Assistance Program**

The Tenant Based Rental Assistance Program (TBRA) produces housing opportunities for households that earn not more than 80% of County Median Income (CMI). It is designed to provide assistance for individuals and families who have a member with a documented disability. Assistance is provided in the form of a grant for a period of up to 12 months for rent and/or security deposit.

- **HOME Homebuyer Program** is designed to **assist low to moderate income families with the purchase and/or rehabilitation of a home.**

Renewal Unlimited, Inc. provides assistance in the form a 0%, deferred loan as a second mortgage to be used for down payment and closing costs associated with the purchase. A homebuyer's household income must fall below 80% of the County Median Income in order to be eligible for the program.

Homebuyers must not have owned a home within a three year period.

The homebuyer must also make a contribution to their purchase between \$250.00 and \$1,000.00 depending on their income. Homebuyer Counseling is also provided for all Homebuyer Program applicants using a one-on-one approach with each household looking for assistance. Counseling will address home buying issues including affordability, refinancing and budgeting

- **The Neighborhood Stabilization Program (NSP)** allows Renewal Unlimited, Inc. to purchase foreclosed properties within Portage and Pardeeville. After the homes are purchased directly from the lender, the homes are rehabbed and then sold to an income eligible family who falls under 120% of the County Median Income. Families who are eligible to purchase the home and fall under 80% County Median Income are also eligible to utilize down payment and closing cost assistance dollars through the HOME Homebuyer Program.

- **The Rapid Re-Housing Program** provides assistance to low to moderate income families with rental costs and utility costs. It is designed to provide assistance to move individuals and families out of homelessness. Assistance is provided for up to 12 months. The loan is to be paid back using an affordable payment plan. Please call Wendy at 608-742-5329 ext.42, or 1-800-344-7543 Toll-Free, to set up an appointment.
- **The Homeless Prevention Program** provides assistance to low to moderate income families who are behind in their rent or utility bills. Assistance is provided in the form of a grant or 0% Interest Loan. The loan is to be paid back using an affordable payment plan. Please call Wendy at 608-742-5329 ext.42, or 1-800-344-7543 Toll-Free, to set up an appointment.

For a brochure of the renewal unlimited housing programs click below

[http://www.renewalunlimited.net/wp-content/uploads/2013/08/HPP-and-Rapid-Re-housing-08\\_13.pdf](http://www.renewalunlimited.net/wp-content/uploads/2013/08/HPP-and-Rapid-Re-housing-08_13.pdf)

## **Forward Services**

139 S. Main St, Adams WI 53910

(800) 771-8420

(608) 742-1089

Corporate Office 4600 American Parkway, Suite 301, Madison, WI 53718

(608)244-3526

<http://www.fsc-corp.org/our-services/>

**Emergency Assistance** is available if you:

- can't pay your rent or mortgage
- have received an eviction notice
- have received a foreclosure notice
- if your family is living in a shelter or temporary place
- have received a disconnect notice for your utilities
- heat or electricity is shut off
- lost your home through fire, flood, or natural disaster

For a copy of the Emergency Assistance application click below:

<HTTP://WWW.FSC-CORP.ORG/WP-CONTENT/UPLOADS/2016/05/ENGLISH-EA-APPLICATION.PDF>

