

Home Repairs Assistance Grant



Thank you for your enquiry about Home Repairs Assistance (HRA) Grants.

Home Repairs Assistance (HRA) is a grant which the Council may offer to help pay for essential repairs to the fabric of your home. The Council may also consider work that benefits your comfort (if you are over 60 years old).

A range of work may be considered including:

- Making your property weatherproof, for example roof repairs
- Repairing or replacing rotten windows
- Rewiring (we will ask you to obtain a Periodic Inspection Report to enable the Grant Officer to decide if grant should be offered)

Staying Put

Helping you to live independently

HRA will not be offered for:

- Repairs to drives and paths
- Repairs to retaining walls, fences, garages or outbuildings
- Decorating
- A repair or series of repairs which cost less than £500
- Repairs needed due to failure to insure the property

In order to qualify for HRA you must:

- Be the owner of a property which falls within Council Tax Bands A to D
- Be over 18 on the date of application
- Have owned and lived in the property for three years. This does not apply if you live in a Council approved targeted area.
- Be in receipt of an income-related benefit and have a limited income and/or savings: for example, Pension Credit Guarantee/Income Support or Council Tax Support.

HRA is discretionary, which means that the Council will decide whether to offer a grant and if so for how much. The maximum grant is £5,000 but there is no obligation to offer this amount. The Council will charge a fee which will be included in the overall grant amount. If the work costs more than the grant offered you will have to pay the difference. The Council reserves the right to prioritise which work it offers grants for.

Any previous grant for repairs/improvements paid either to you as the grant applicant when living at another property, or in respect of the property you are currently living in to a previous occupant, will be taken into consideration and you may not be entitled to further grant aid.

If you dispose of your property within 20 years of having the grant, you will have to repay all of the grant. The grant will be registered as a charge on your property.

You may ask the Staying Put Scheme to arrange all aspects of the work for you. Alternatively you may do this yourself using the Council's grant application process. In the latter case:

- If your quotes do not represent value for money, at best any grant will only pay for a proportion of the cost
- It will be up to you arrange for work to start once a grant approval is issued.
- You will be responsible for the standard of work

You should not carry out any repairs before you receive a written offer of a grant. If you do so, you will lose your entitlement to the grant and will have to pay for the work yourself.

If you would like help with your grant application and arranging the necessary work, please contact the Staying Put Scheme using one of the contacts below.

 **0161 474 4291**

 **0161 474 2617**

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