City of La Crosse Housing Rehabilitation Program HOUSING REHABILITATION APPLICANT SUMMARY

Application Number: 127618 **Date Completed:** Nov 13, 2018

A. APPLICANT

Household Size: 1 Members Age(s): 60

B. PROPERTY

Location: 612 Liberty St **Type of Property:** Single Family

Fair Market Value: \$117,100 Age of House: 1880

C. INSPECTION REPORT FINDINGS AND RECOMMENDATIONS

The HQS Inspection determined that there are minor electrical issues that need to be addressed to satisfy both HQS and Code Compliance, lead based paint repairs and entry stair railings. Improvements beyond the aforementioned are homeowner options and include HVAC replacement and painting exterior stucco surfaces.

D. REHABILITATION WORK TO BE COMPLETED

- 1. Replacement Insert Windows
- 2. Window Exterior Component Coil Stock Covering
- 3. Aluminum Soffit and Fascia Covering
- 4. Siding Replacement
- 5. Clean and Paint Deck
- 6. Electrical HQS and Code Compliance
- 7. Replace furnace and A/C w/new high efficiency unit
- 8. New Gutters

E. TOTAL COST OF REHABILITATION WORK \$34,920.00

1. Hard Costs: \$ 12,195 1. Soft Costs: \$ 22,725

F. TOTAL CITY LOAN AMOUNT \$34,920.00

G. THE DEBT FACTOR IS: .87

H. OTHER COMMENTS -This project is in the NRSA, and the floodplain, and will also receive rewards from Focus on Energy (\$375) and Xcel Energy (\$225) for the mechanical replacement.

Photo Summary 127618 182 : Waiting

Property Photos

Uploaded: 11/7/2018 Kevin Conroy



Uploaded: 11/7/2018 Kevin Conroy

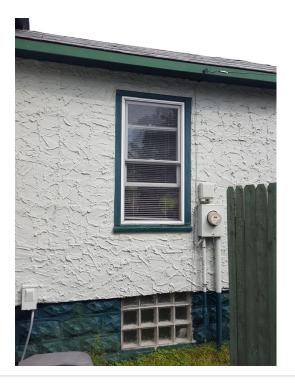


Property Photo Summary 11/7/2018

1

Photo Summary 127618

Uploaded: 11/7/2018 Kevin Conroy



182 : Waiting

2

Uploaded: 11/7/2018 Kevin Conroy



Property Photo Summary 11/7/2018

Photo Summary 127618

Uploaded: 11/7/2018 Kevin Conroy



182 : Waiting

3

Uploaded: 11/7/2018 Kevin Conroy



Property Photo Summary 11/7/2018

Photo Summary 127618

Uploaded: 11/7/2018 Kevin Conroy



182 : Waiting

Uploaded: 11/7/2018 Kevin Conroy



Property Photo Summary 11/7/2018