

"Today, knowledge has power. It controls access to opportunity and advancement." – Peter Drucker

R.E.A.C.H.

Readiness Education &
Counseling for Housing & Homeownership



Belmont Community
Development Corporation

Homeownership through Education

Opportunity provided by: Prosperity Unlimited, Inc. and Belmont Community Development Corporation



FOR AN ENROLLMENT APPLICATION

Send request to:

education@prosperitycdc.org

or call

PHONE:

(704) 933-7405

APPLY ONLINE



Prosperity Unlimited and Belmont CDC were founded on the belief that *"housing stability"* is a catalyst for building wealth. Together they will be providing housing opportunities for families in our community.

While **Belmont CDC** is building houses, **Prosperity** will assist you in building your financial capacity to meet the lender's requirements to purchase your home.

Through the counseling & education required for your first mortgage and downpayment assistance (if applicable) families will also receive the knowledge and understanding for long-term housing, wealth-creation and financial sustainability.

<https://www.surveymonkey.com/r/QT7FXC>

The Process

The steps to homeownership take preparation to get to the “yes” for a loan. Prosperity Unlimited is here to support you on this journey. The steps to housing stability includes the following:

- **Intake – Complete** Enrollment Application, **sign** Authorizations & Disclosure & **provide** required documents (see list below).
- **Assessment** – The Counselor will process provided information to assess mortgage & homeownership readiness.
- **Assessment Review** – Meet one-on-one with a counselor to go over the assessment and develop strategies for next steps.
- **Case Management** – Follow up session(s) as needed to work on goals, lender’s referrals, down payment application(s) and more.
- **Education** – A combination of **Homebuyer’s Education Workshop** and **Financial Literacy Classes** to complete the tools necessary to establish a wealth-building plan.

Minimum Required Documentation

- A Driver’s License or other government issued pictured identification.
- 30 days recent paystubs, Social Security Award Letter, 12-month Child Support Statement, Y-T-D Profit & Loss Statement, etc.
- The most recent two years Federal Tax Returns with W2s and/or 1099s
- Two months of all recent bank statements
- One month of all recent utility’s statements (electric, phone, cable, etc.)
- Rental lease agreement, if applicable
- Other documents may be required.

Financial Literacy Training

Financial literacy is the foundation for the wealth-building process. It provides a basic grasp of money and its four fundamental pillars: debt, budgeting, saving, and investing.

Basic & Introduction to IDA:

- Money Matters – Overview & Net Worth
- Money Management – Budgeting
- Money Management – Credit & Debt
- Introduction to IDAs (if eligible)

Short-Term Planning:

- Money Management – Savings & Energy
- Disaster Preparedness
- Understanding Income & Property Taxes

Long-Term Planning:

- Insurance
- Investment & Retirement
- Wills
- Senior Financial Safety

Financial literacy is the difference between living from pay check to pay check, and being able to afford the things you want and need, to building wealth that works for you.

ADDRESS AND CONTACT INFORMATION:

PHYSICAL ADDRESS:

1660 Garnet St.
Kannapolis, NC 28083

MAILING ADDRESS:

PO Box 1095
Concord, NC 28026-1095

FOR AN ENROLLMENT APPLICATION

Send request to:

education@prosperitycdc.org

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PHONE:

(704) 933-7405

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FAX:

(704) 938-7431

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WEBSITE:

www.prosperitycdc.org