



CENTRE FOR HOMEOWNERSHIP & ECONOMIC DEVELOPMENT

June 23, 2021

Re: Public Comments

North Carolina Homeowner Assistance Fund

I agree that the North Carolina's Homeowner Assistance Fund (HAF) program is an excellent tool to assist with financial hardships associated with the COVID-19 pandemic. Additionally, retention and reduced delinquencies play a major role in maintaining homeownership and building wealth among the underserved and BIPOC communities within North Carolina.

Oftentimes, homeowners who experience the possibility of losing their home are vulnerable and because of the lack of homebuyer education, they are forced to become victims of unscrupulous acts by con artists and scammers who are masters at taking advantage of homeowners who are in trouble.

Although the Agency utilizes housing counseling services for the State Home Foreclosure Program (SHFPP), I recommend an expansion of housing counseling services to include Post-Purchase Counseling. This would require additional funding set aside for post-purchase counseling that would include supporting their rights as homeowners and creating a solid financial management plan.

Once a homeowner has been given the opportunity to bring their mortgage current, they should be mandated to attend post-purchase counseling sessions in order to equip them with a long term sustainability directive for the future.

Respectfully submitted,

James Stroud

Executive Director