

COMMUNITY
ACTION LEHIGH
VALLEY

COMMUNITY ACTION HOMES

WHAT WE DO

- Acquisition / Rehab / Resale
- Owner-Occupied Rehab
- Façade Improvements

ACQUISITION / REHAB / RESALE

- When Community Action buys a home, we hire contractors to complete a thorough remodel of the home before it hits the market.
- We want to make sure the major systems are in good condition, and that the home looks good inside and out.
- Moving forward, we'll be exploring opportunities for new construction.
- We want to create a home where buyers can move in and be proud to own it right away!

ACQUISITION / REHAB / RESALE

- We're rolling out a new model for our homeownership programs.
- We previously operated with a 99-year land lease, but we've now moved to a model with deed restrictions.
- The homeowner buys the home and land and obtains a mortgage from a bank to finance their purchase. The homeowner gets a deed with restrictions to preserve owner-occupancy and affordability.
- The homeowner can modify or improve their home, subject to certain restrictions.

ACQUISITION / REHAB / RESALE

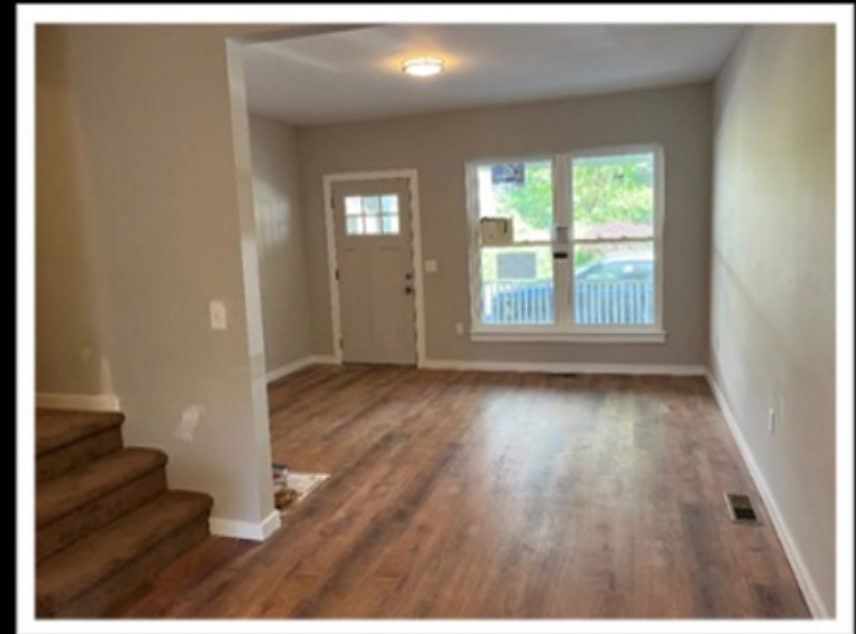
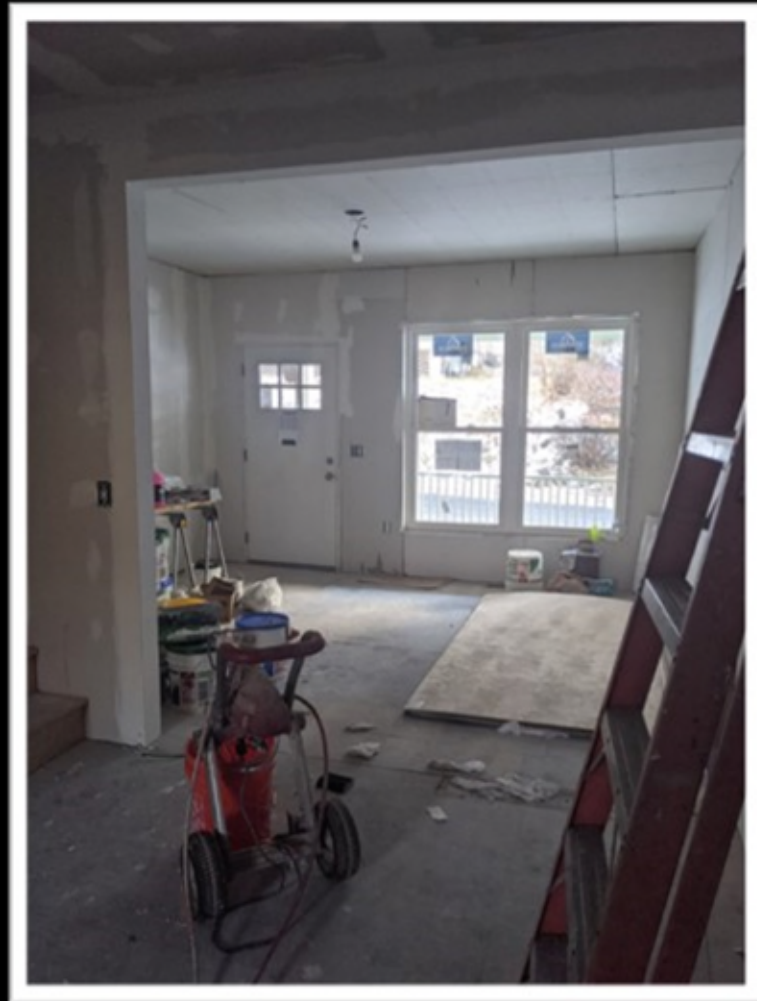
- The homeowner must meet the income guidelines used for our programs.
- The homeowner may only use their home as a primary residence and not turn it into a rental or commercial business.
- When the homeowner goes to sell, they agree to sell the home to the next owner at a discounted price. In most cases, the home must be sold to another owner who meets the same income guidelines.

308 S MAIN STREET

BANGOR PA 18013











447 PAWNEE STREET
BETHLEHEM PA 18015



541 WYANDOTTE STREET
BETHLEHEM PA 18015



GLVR



662 HAYES STREET

BETHLEHEM PA 18015



401 W MOUNTAIN AVENUE

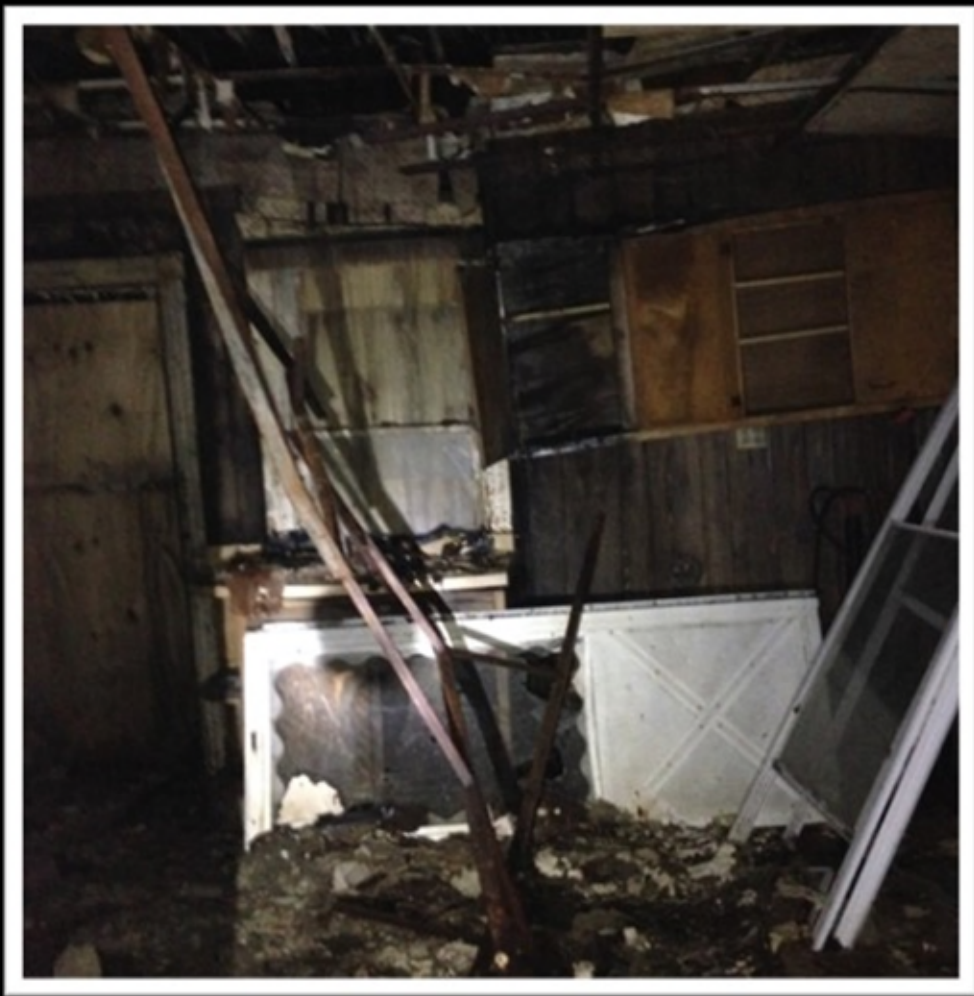
PEN ARGYL PA 18072



426 HAYES STREET

BETHLEHEM PA 18015





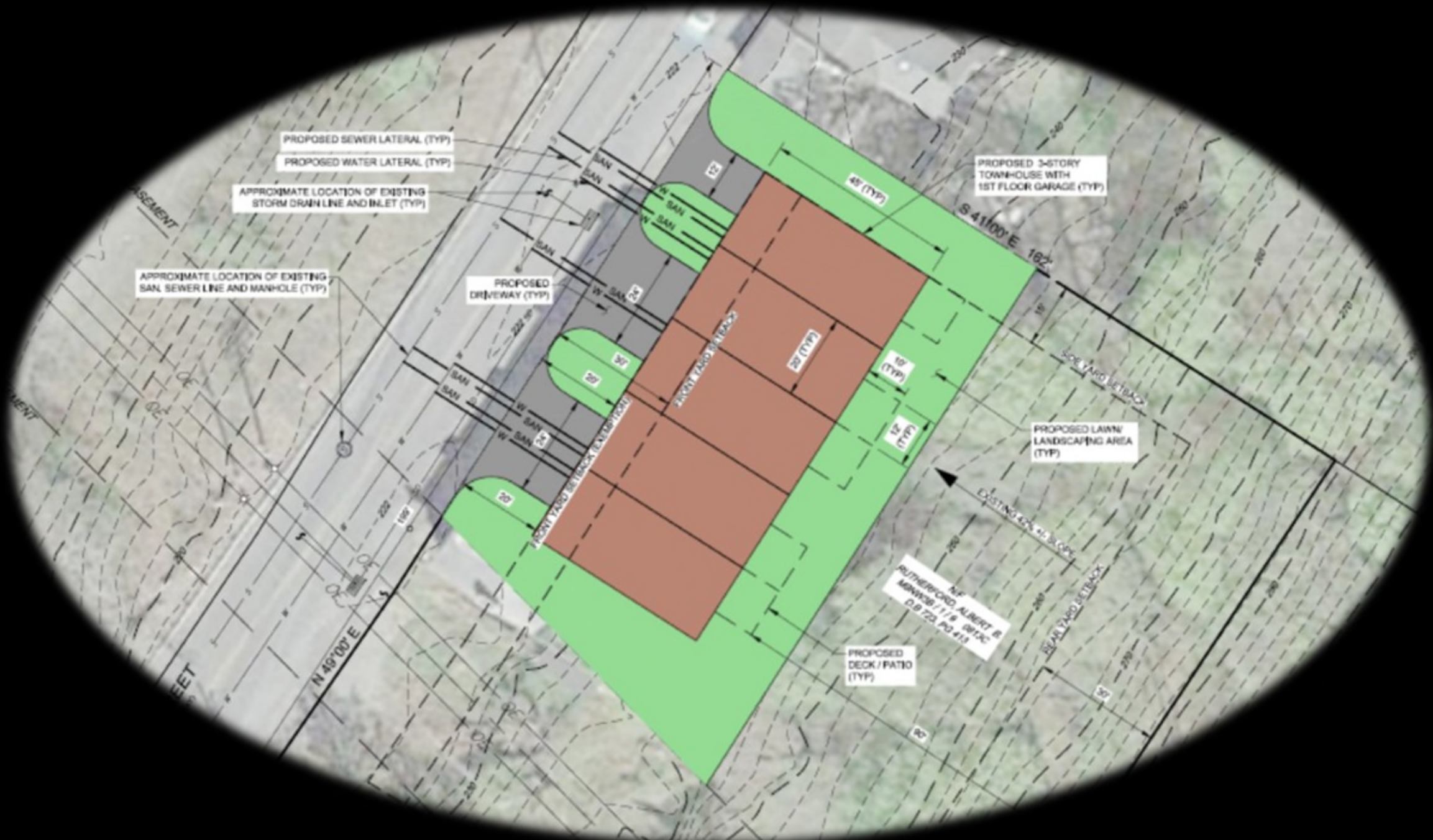


GLENDON HOTEL

GLENDON PA 18042







PROPOSED SEWER LATERAL (TYP)

PROPOSED WATER LATERAL (TYP)

APPROXIMATE LOCATION OF EXISTING
STORM DRAIN LINE AND INLET (TYP)

APPROXIMATE LOCATION OF EXISTING
SAN. SEWER LINE AND MANHOLE (TYP)

PROPOSED
DRIVEWAY (TYP)

PROPOSED 3-STORY
TOWNHOUSE WITH
1ST FLOOR GARAGE (TYP)

S 41°00' E 182'

PROPOSED LAWN/
LANDSCAPING AREA
(TYP)

RUTHERFORD, ALBERT B.
MINOR 1/18, 0815AC,
D.B. 223, PG. 413

PROPOSED DECK / PATIO
(TYP)

N 49°00' E

EXISTING 4' x 12' DRIVE

25' x 40' YARD SETBACK

30' x 40' YARD SETBACK

20' x 30' YARD SETBACK

20' x 30' YARD SETBACK

20' x 30' YARD SETBACK

20' x 30' YARD SETBACK

20' x 30' YARD SETBACK

20' x 30' YARD SETBACK

20' x 30' YARD SETBACK

20' x 30' YARD SETBACK

FAÇADE IMPROVEMENTS





QUESTIONS?