



Your Housing Connection

Spring / Summer 2008

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PRG's counseling services are free, confidential, and open to everyone. We'll return your call within one day.

Worried About Your Mortgage? New Foreclosure Counseling Service Gives Information, Guidance

Stacey Bostwick, Homebuyer Counselor / Program Manager

PRG is proud to announce that we are now providing foreclosure counseling in addition to the pre-purchase and post-purchase education and counseling we've offered for years.

With funding from the National Foreclosure Mitigation Counseling Program we have added Renee Turch, Home Ownership Advisor, to our staff (see page 2). Both of our specially-trained counselors can offer personalized assistance to homeowners with mortgage concerns. We can:

- identify options that homeowners may be able to access to become or stay current.
- provide information on the foreclosure process.
- assist in developing a household spending plan.
- negotiate on a homeowner's behalf with a lender or servicer for repayment strategies.

(612) 804-7025
or
(612) 805-7756

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Homebuyer Education

Whether you're just looking into buying a house or already have the keys in your pocket, PRG's homebuyer education and counseling program is a great way to find out more about home ownership.

Pre-Purchase Workshops:

Each workshop is a total of nine hours, whether presented in one or three sessions. The workshops — offered in partnership with the Home Ownership Center—walk you through the home buying process. There is a \$35 fee per household for the workshops. To register, please call (612) 721-7556, ext. 72 or visit prginc.org.

June 17, 18, 19	Tuesday through Thursday	6pm–9pm
June 28	Saturday	9am–5:45pm
July 12	Saturday	

h.o.m.e. Clinic:

The h.o.m.e. Clinic is for new homeowners who want to know more about maintaining and improving their homes. Each Clinic is free of charge and covers refinancing and home equity loans; home repair and maintenance tips; seasonal home maintenance; and remodeling and hiring contractors. To register, please call (612) 721-7556.

June 7	Saturday	10am–2pm
September 27	Saturday	10am–2pm

Para información a cerca de talleres en español, comuníquese con Neighborhood Development Alliance al telefono (651) 292-0131.

Foreclosure Counseling

(continued from page one)



Home Ownership Advisor Renee Turch has many years' experience working with families on financial issues.

And we can offer these tips to homeowners facing foreclosure:

- Act now. The sooner you get assistance, the more options you have.
- Be wary of anyone offering a quick fix, such as buying your home and then selling it back to you.
- Most importantly, focus on making your house payment first, above everything other than life necessities.
- Make sure you know what the foreclosure process means and what rights you have. The process is different from state to state, and your lender may be unaware of important information. For example, in Minnesota you *do* get to stay in your home after a Sheriff's sale has taken place.

If you have any questions or would like to talk about your situation, please call! PRG's foreclosure counselors. They can be reached directly at (612) 804-7025 or (612) 805-7756.



Prices Reduced at Emerson Townhomes

Erin Green, Marketing Agent



Come on in.

Come and see the beautiful townhomes on Sundays from noon to 3 p.m., or call Erin Green for the great details. (612) 721-7556, ext. 12.

Now the Emerson Townhomes are even more affordable! Prices range from \$179,500 to \$224,500, and we still have one unit available with gap financing for a first-time home buyer under 80% of median income.

The Emerson Townhomes are a beautiful addition to Heritage Park. This is an exciting new neighborhood that features lots of public green space, tree lined boulevards, and lots of walking and biking paths. The Emerson Townhomes are located minutes from downtown, Uptown, and the Farmers' Market, and the new Twins stadium is within walking distance. It's a perfect place for anybody working downtown.

Each unit at the Emerson Townhomes features a private entrance; nine-foot ceilings; huge, light filled spaces; central air-conditioning; and Energy Star rated appliances.

The townhomes are minutes from downtown, Uptown, and the Farmers' Market.

Get the Facts for First-Time Homebuyers

Today, interest rates are at a 40-year low and home prices are at their lowest in years, leaving many people wondering "Is now the right time to buy my first home?"

The home buying process can feel daunting. But it doesn't have to be. Whether you're already in the buying process or just thinking about starting, the "Opportunity Knocking: Get the Facts for First-Time Homebuyers" forums will give you a chance to learn about the home buying process and to hear from homebuyer educators, lenders, and real estate professionals.

This is NOT a marketing event. It's a chance to learn about the support and resources available to help you make smart decisions about the real estate market, financing, and other aspects of this important purchase. The forums are sponsored by three respected home ownership support leaders: The Minnesota Home Ownership Center, Bremer Bank and Freddie Mac.

And here's one more reason to attend: the first 30 households attending each event will receive a \$25 gift card to Festival Foods

Attend the "Opportunity Knocking" events at any of these three locations:

Thursday, June 12, 6:00 P.M. - 7:30 P.M.
Roseville Library
2108 Hamline Avenue North
Roseville, MN 55113
Meeting Room

Tuesday, June 17, 4:00 P.M. - 5:30 P.M.
Richfield Community Center
7000 Nicollet Avenue South
Richfield, MN 55423
Richfield Room

Saturday, June 21, 11:00 A.M. - 12:30 P.M.
Brookdale-Hennepin Area Library
6125 Shingle Creek Parkway
Brooklyn Center, MN 55430
Meeting Room C

Thank you!

The generosity of these 2008 donors means great places to live and a richer life for Twin Cities neighborhoods and families.

Anonymous Donors (3)
Andriana Abariotes
Bill Alvord
Timothy Berardinis
Ned Foster
Matthew Lasley
Leon Michlitsch
Janet Pope & Ted Benson
Anne Ryan, AIA
Karen Skaja
Jean Wassenaar

Don't Miss Our E-Newsletter

On top of sending this paper newsletter three times a year, we've added, for the first time, an e-mail newsletter, the PRG Minute. It gives you a quick, easy-to-read update on news and events, while the print newsletter keeps bringing you more detailed stories. If we've got your e-mail address, the first PRG Minute was in your inbox in March. If you didn't get it and want to make sure you see the July edition, let us know at news@prginc.org.

PRG's mission is to provide quality, affordable housing and related services that contribute to neighborhood stability and family self-sufficiency.

We serve low- to moderate-income families from diverse backgrounds. We develop and market affordable housing and counsel first-time homebuyers.

Your Housing Connection is intended to be a resource for clients of PRG's programs and the community at large.

Staff:

Bill Alvord, *Financial Manager*
Stacey Bostwick, *Mortgage Counselor / Program Manager*
Tessa Eddy, *Homebuyer Education and Counseling Program Assistant*
Erin Green, *Homebuyer Counseling Assistant / Marketing Agent*
Paul McCluskey, *Administrative Assistant*
David Rubedor, *Executive Director*
Renee Turch, *Home Ownership Advisor*
Kathy Wetzel-Mastel, *Project Manager*
Carrie Williams-Noren, *Communications Manager*
Doug Wise, *Project Coordinator*

Board of Directors:

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Erich Wunderlich, *Secretary*

For more information about PRG's programs and services, please call us at (612) 721-7556 or visit prginc.org.

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Powderhorn Residents Group, Incorporated
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RETURN SERVICE REQUESTED