

Consumer Action Homebuyer Resource Sheet Los Angeles, California (2015)

U.S. Department of Housing and Urban Development (HUD) Resources

1) HUD-approved housing counseling agencies in California:

<http://www.hud.gov/offices/hsg/sfh/hcc/hcs.cfm?&webListAction=search&searchstate=CA>

(Or call 800-569-4287 to find a counselor)

2) HUD's list of "Community Contacts" (including several L.A. area cities) for finding out whether a community offers homeownership assistance:

<http://portal.hud.gov/hudportal/HUD?src=/states/california/community/home>

3) HUD's link to California statewide and regional homeownership assistance programs:

<http://portal.hud.gov/hudportal/HUD?src=/states/california/homeownership/buyingprgms>

4) HUD's link to state-by-state local homebuying programs:

<http://portal.hud.gov/hudportal/HUD?src=/buying/localbuying>

Consumer Financial Protection Bureau (CFPB) Resources

5) CFPB's "Owning a Home" webpage with information on the homebuying process:

www.consumerfinance.gov/owning-a-home

6) CFPB's Know Before You Owe webpage with information on mortgage disclosures required beginning August 1, 2015:

www.consumerfinance.gov/knowbeforeyouowe

7) CFPB's "Your home loan toolkit - A step-by-step guide" outlines steps to get the best mortgage:

http://files.consumerfinance.gov/f/201503_cfpb_your-home-loan-toolkit-web.pdf

State of California Resources

8) California Housing Finance Agency (CalHFA) webpage for first-time homebuyers. Provides information about CalHFA's financing options, eligibility requirements and homebuyer education:

www.calhfa.ca.gov/homebuyer

(Or call 877-922-5432)

9) CalHFA's webpage with information on several loan programs, including mortgages and downpayment assistance programs:

www.calhfa.ca.gov/homebuyer/programs/index.htm

10) CalHFA's list of NeighborWorks America Counseling Centers:

www.calhfa.ca.gov/homebuyer/calhfa_neighborworks_america.pdf

(Or call 800-438-5547 to find a counselor)

Los Angeles County Resources

11) Los Angeles County Community Development Commission. Provides information on L.A. County homebuyer programs:

www.lacdc.org/for-homeowners

(Or call 626-262-4511)

Los Angeles City Resources

12) City of Los Angeles Housing and Community Investment Department webpage. Provides information for homebuyers including about the low-income purchase assistance program, homebuyer education providers, and referrals to local and federal resources:

<http://lahd.lacity.org/lahdinternet/HomeBuyer/HomeBuyerGeneralInformation/tabid/97/language/en-US/Default.aspx>

(Or call 213-922-9672)

13) City of Los Angeles Housing and Community Investment Department PDF describing the Low Income Purchase Assistance Program:

<http://lahd.lacity.org/lahdinternet/LinkClick.aspx?fileticket=XozvGLpx6Ao%3d&tabid=97&language=en-US> (English)

<http://lahd.lacity.org/lahdinternet/LinkClick.aspx?fileticket=A21omOdeDOc%3d&tabid=97&language=en-US> (Spanish)

Other Resources

14) Nolo's book titled "How to buy a house in California," by Ralph Warner, Ira Serkes and George Devine (15th edition, January 2015):

www.nolo.com/products/how-to-buy-a-house-in-california-bhca.html

15) Nolo.com calculators that help answer: How much will my fixed rate mortgage payment be? How much will my adjustable rate mortgage payments be? Should I rent or buy? Which mortgage is better for me? How much mortgage might I qualify for? How much home can I afford? and more:

www.nolo.com/legal-calculators/index.html