

# Hamilton SEPTIC SYSTEM REPAIR LOAN PROGRAM



Hamilton Health Department  
299 Bay Road  
S.Hamilton, Ma. 01982  
bohadmin@hamiltonma.gov  
978-626-5245

## What's Required for Participation?

- Be the owner-occupant of a residential property with a failed septic system.
- Apply for the loan by filling out the application.
- Provide proof of property ownership and system failure.
- Procure estimates or contract for the system and system installation.
- Receive approval from the Board of Health.

For questions or an application, call or visit the Health Department.

978-626-5245  
bohadmin@hamiltonma.gov  
Office Hours,  
Monday – Wednesday, 9:30 – 1:30  
Thursday 9:00 – 1:00  
Friday 9:30 – 12:30

Information current as of July 2024

## The Hamilton Septic Loan Program

The program's mission is to protect Hamilton's environment, water quality and the health of the townspeople by supplying loans to residential homeowners to replace or repair failed septic systems.

## The Massachusetts Clean Water Trust

The Hamilton program is part of the Massachusetts Clean Water Trust's Community Septic Management Program. The Trust makes low interest rate loans to communities and the communities loan the funds directly to homeowners. Loans are secured through a betterment on the property.

### **Financial Assistance for Septic System Repairs and Replacement**

Hamilton Septic System Repair and Replacement Loan Fund

The Hamilton Board of Health (BOH) has funds granted by the Massachusetts Clean Water Trust to provide homeowners a residential septic system replacement betterment loan program. The loans carry a low interest rate (currently 4%).

#### **Who is eligible?**

Any Hamilton owner-occupant who plans to replace an existing failed septic system with a system of the same capacity is eligible to participate. A system with a failed Title 5 inspection or a letter from a Professional Engineer, Registered Sanitarian or licensed Title 5 Inspector stating the failure meets the requirements for program participation.

#### **How much can I borrow?**

Residents may request to borrow part or all of the total cost of replacement or repairs. This may include engineering services, materials, contractor fees, and the cost of the inspection. Any costs associated with repair of existing systems can qualify; ask the BOH if you have questions about whether specific expenses are covered.

#### **How do I apply for the loan?**

Applications are available from the Health Department. In addition to filling out the application several documents are required, including

- A septic system inspection report indicating that the septic system failed. A signed letter from a Licensed Title 5 Inspector, Professional Engineer or Registered Sanitarian stating that the septic system is in failure will also be accepted.
- Estimate from a Professional Engineer or Registered Sanitarian for septic system design or proof of executed contract.
- Repair estimates a from licensed septic installer or an executed contract.
- Proof of the applicant's ownership of the property (copy of the deed.)
- An application fee (Currently \$250)

#### **How is the money paid?**

The loan is finalized with the Town after the proposed septic system plan has been approved by the Health Department. At that time contractor invoices can be paid and cancelled checks can be reimbursed. Many designers and contractors are familiar with the loan program and are willing to work with homeowners who have begun the loan process. Some of the work done prior to septic system plan approval include percolation testing and associated backhoe work, and plan design and associated site work.

#### **How is the loan repaid?**

Loan repayment will be secured by a betterment assessment to the property. Loan repayments will be billed and due with your taxes. The interest rate on all loans will be 4% per year, and the repayment period will be 20 years. If the home is sold, the loan must be repaid in full.

#### **Are there any loan restrictions?**

The loan program is for owner occupied residential systems. It is not for new construction or expansion of homes or systems, rather for the replacement of failed systems. The loan is paid back over a period of 20 years, but may be paid back at any time without penalty, and must be paid in full when a property is sold.

#### **Where Can I Get More Information?**

The program is administered by the Hamilton Health Department. Applications are available at the Health Department, 299 Bay Road, Hamilton or can be requested via email to [bohadmin@hamiltonma.gov](mailto:bohadmin@hamiltonma.gov). The Health Department staff is available to answer any questions about the program. Often questions are answered by reading through the application. You may contact us at 978-626-5245. Our office is open Monday through Wednesday 9:30 - 1:30, Thursday 9:00 - 1:00 Friday 9:30 - 12:30.