

# now leasing

Imagine Village | 43517 Sahuayo Street, Lancaster, CA



**64 Permanent Supportive Housing Units**  
**10 Affordable Housing Units**  
**Studio, 1, 2, & 3-Bedroom Apartments**

**Accepting Rental Applications**  
**December 10 - December 24, 2018**

#### **Amenities**

Children's Play Area  
Gathering Areas  
Resident Service Center  
Onsite Laundry

#### **Complimentary Resident Services**

Adult Empowerment Workshops  
Community Activities  
Health & Wellness Activities  
Expansive Referral Network

## for more information

**English (213) 225-2728**  
**Spanish (213) 225-2732**  
[abodecommunities.org/nowleasing](http://abodecommunities.org/nowleasing)

Abode Communities and Abbey Road will host a community meeting to distribute rental applications, review the application process, and confirm eligibility requirements.

Only 1 - 2 adults per household may attend.

**Monday, December 10, 2018**  
**5:30 - 7:30 pm**

Penny Lane Family Center  
Large Conference Room  
43520 Division Street  
Lancaster, CA 93535



All applicants must meet certain underwriting guidelines. This project is subject to the requirements of several funding sources that have made it feasible. The above information reflects these requirements to the best of management's knowledge at this time, yet is subject to change if required for compliance with law or regulation.

# imagine village

## sample income/eligibility requirements

Studios						
Number of Units	Max Income Level	Estimated Monthly Rent	Max Annual Household Income			
			1 Resident	2 Residents		
30	30% AMI	Based on Income	\$20,370	\$23,280		
1-Bedroom Units						
Number of Units	Max Income Level	Estimated Monthly Rent	Max Annual Household Income			
			1 Resident	2 Residents	3 Residents	
15	50% AMI	\$260 - \$845	\$33,960	\$38,800	\$43,650	
2-Bedroom Units						
Number of Units	Max Income Level	Estimated Monthly Rent	Max Annual Household Income			
			2 Residents	3 Residents	4 Residents	5 Residents
24	50% AMI	\$260 - \$1,013	\$38,800	\$43,650	\$48,450	\$52,350
3-Bedroom Units						
Number of Units	Max Income Level	Estimated Monthly Rent	Max Annual Household Income			
			4 Residents	5 Residents	6 Residents	7 Residents
6	60% AMI	\$703 - \$1,405	\$58,140	\$62,820	\$67,500	\$72,120

### Notes:

2018 TCAC Rent and income limits are subject to change.

## be prepared for your interview

**Valid Picture ID** household members  $\geq$  18 years old

**Birth Certificates** all minors  $<$  18 years old

**Proof of Legal Residence** at least one household member  
Must have proof of legal residence in the U.S.

**Social Security Cards** all household members with legal status

**Bank Account Statements** all household members  
Six (6) most recent bank statements (all accounts)

**Pensions & Annuities** all household members  
Three (3) most recent statements (all accounts)

**Employment** household members  $\geq$  18 years old  
Three (3) most recent consecutive months' pay stubs or equivalent proof of income and two (2) most recent years IRS tax returns

If self-employed, two (2) years IRS Tax Returns, including Schedule C and current list of clients

**Student** all household students  
Name and address of school, current class schedule

**SSI or SSA/Disability** all household members  
Benefit letter dated within 120 days prior to move-in

**Unemployment Insurance** all household members  
Most recent statement or letter showing current benefit

**Financial Assistance** all household members  
Gifts/payments from outside of household, including notarized letter from provider

**GA/AFDC/TANF** all household members  
Original printout of benefits paid in last 12 months OR Notice of Action

**Child Support & Alimony** all household members  
District Attorney notice OR court order OR provider letter  
Two most recent checks

**Other** all household members  
Documentation for regular pay as member of Armed Forces, severance payments, short sale documentation, settlements, lottery winnings, inheritances, death benefits, life insurance dividends, trust benefits, or other income sources not listed

