

Sugar Hill Apartment Lottery Application

An Affordable Housing Development
Sponsored by



**Broadway Housing
Communities**



Submit an Application Online or
Postmarked Regular Mail by
January 3, 2014

Broadway Housing Communities is dedicated to redressing the challenges of deep generational poverty with an integrated model that provides permanent affordable housing, community-based education and cultural arts programming for the benefit of children, families, adults and neighborhoods of West Harlem and Washington Heights.

The Sugar Hill Project will bring urgently needed affordable housing, early childhood education and a children's museum to the neighborhood.

The Sugar Hill Children's Museum of Art & Storytelling will offer exhibition and education programs to community members, school groups and visitors from all parts of the city and will support the creative and cognitive development of young visitors. **The Sugar Hill Museum Preschool** will be an on-site early childhood education center and will serve 120 children ages 3-5 and their families.

The Sugar Hill Apartments will provide 124 rental apartments affordable to local community members, with a set aside for 25 homeless households. Importantly, 50% of the remaining apartments are reserved for community district 9 residents.

To enter the lottery for an apartment you may apply either online OR by mail, but **NOT BOTH:**

- ◆ Apply online at the NYC Housing Connect website at:

www.nyc.gov/housingconnect

OR

- ◆ Submit a paper application downloaded from:

www.bhc.org

- ◆ To receive a paper application by mail, please send a self addressed 66¢-stamped envelope to:

Sugar Hill Apartments
c/o Broadway Housing Communities
10 Fort Washington Avenue, PH Office
New York, New York 10032

Info Hotline : 347-379-4112

The Sugar Hill Apartments is a SMOKE FREE building
Only one application per household
No Broker Fees or Application Fees should be paid

Community Outreach for the
Sugar Hill Apartments is sponsored by



West Harlem Development Corporation
Fund of The Foundation



NEWLY CONSTRUCTED APARTMENTS FOR RENT
AFFORDABLE HOUSING OPPORTUNITY in Manhattan / Sugar Hill

Sugar Hill Apartments is pleased to announce that applications are now being accepted for 98 affordable housing rental apartments now under construction at **404-414 West 155th Street**, in the historic **Sugar Hill** Section of **Upper Manhattan**. This building is being constructed through the Low Income Rental Program (LIRP) of the New York City Department of Housing Preservation and Development. The size, rent, and targeted income distribution for the 98 apartments are as follows:

# of Apts. Available	Apartment Size	Household Size*	Rent**	Total Annual Household Income	
				Minimum	Maximum***
5	Studio	1	\$349	\$13,866	- \$18,050
2	1 Bedroom	1	\$376	\$14,880	- \$18,050
		2		\$14,880	- \$20,600
4	2 Bedroom	2	\$460	\$17,829	- \$20,600
		3		\$17,829	- \$23,200
		4		\$17,829	- \$25,750
1	3 Bedroom	3	\$526	\$20,675	- \$23,200
		4		\$20,675	- \$25,750
		5		\$20,675	- \$27,850
		6		\$20,675	- \$29,900
21	Studio	1	\$636	\$23,726	- \$30,100
8	1 Bedroom	1	\$683	\$25,406	- \$30,100
		2		\$25,406	- \$34,400
16	2 Bedroom	2	\$828	\$30,446	- \$34,400
		3		\$30,446	- \$38,700
		4		\$30,446	- \$42,950
5	3 Bedroom	3	\$950	\$35,212	- \$38,700
		4		\$35,212	- \$42,950
		5		\$35,212	- \$46,400
		6		\$35,212	- \$49,850
5	Studio	1	\$779	\$28,629	- \$36,120
2	1 Bedroom	1	\$836	\$30,652	- \$36,120
		2		\$30,652	- \$41,280
4	2 Bedroom	2	\$1,012	\$36,755	- \$41,280
		3		\$36,755	- \$46,440
		4		\$36,755	- \$51,540
1	3 Bedroom	3	\$1,163	\$42,515	- \$46,440
		4		\$42,515	- \$51,540
		5		\$42,515	- \$55,680
		6		\$42,515	- \$59,820
10	Studio	1	\$1,064	\$38,400	- \$48,100
4	1 Bedroom	1	\$1,142	\$41,143	- \$48,100
		2		\$41,143	- \$55,000
8	2 Bedroom	2	\$1,379	\$49,338	- \$55,000
		3		\$49,338	- \$61,850
		4		\$49,338	- \$68,700
2	3 Bedroom	3	\$1,588	\$57,086	- \$61,850
		4		\$57,086	- \$68,700
		5		\$57,086	- \$74,200
		6		\$57,086	- \$79,700

* Subject to occupancy criteria ** Includes gas for cooking *** Income guidelines subject to change

Qualified applicants will be required to meet income guidelines and additional selection criteria. Households may elect to submit an application by one of two methods: **EITHER** online **OR** by mail. **To submit your application online now, please visit NYC Housing Connect at www.nyc.gov/housingconnect and select "Apply for Housing". All online applications must be submitted by 11:59 PM on **JANUARY 3, 2014**. To request an application by mail, please mail a .66¢ self-addressed envelope to: Sugar Hill Apartments, c/o Broadway Housing Communities, 10 Fort Washington Avenue, PH, New York, New York 10032. All mailed applications must be returned by regular mail only (priority, certified, registered, express, overnight or oversized mail will **NOT** be accepted) to a post office box number that will be listed on the application, and must be postmarked by **JANUARY 3, 2014**. Applications will be selected by lottery; applicants who submit more than one application will be disqualified. Disqualified applications will not be accepted. A general preference will be given to New York City residents. Eligible households that include persons with mobility impairments will receive preference for 5% of the units; eligible households that include persons with visual and/or hearing impairments will receive preference for 2% of the units. Current and eligible residents of **Manhattan Community Board 9** will receive preference for 50% of the units; eligible City of New York Municipal Employees will receive a 5% preference.**

THIS IS A SMOKE-FREE DEVELOPMENT.

No Broker's Fee. No Application Fee.

MICHAEL R. BLOOMBERG, Mayor

The City of New York
Department of Housing Preservation and Development
 RUTHANNE VISNAUSKAS, Commissioner

www.nyc.gov/housingconnect

