



Hale Nā Koa 'O Hanakahi

New Affordable Senior Housing in Hilo for Veterans,
Surviving Spouses, & Income-Qualified Seniors

Accepting Applications

February 12-29, 2024



Hale Nā Koa 'O Hanakahi apartments is a 62-year-old or older senior community with a preference for veterans and surviving spouses of veterans. The senior housing development will serve households at or below 80% Area Median Income (AMI), with approximately 12 units targeting 30% AMI per State funding requirements, 38 units targeting households at or below 50% AMI, 31 units targeting 60% AMI, and 10 units targeting households at 80% AMI. There will be 1 unrestricted unit for the manager.

The 50 units serving households at or below 50% AMI will receive project-based Section 8 assistance through the Hawaii County Housing Agency. Preference for all units will be given to veterans and spouses of deceased veterans.

Please submit an application and join the Hale Nā Koa 'O Hanakahi Rental Waiting List by February 29, 2024 to be included in the random lottery drawing to determine priority order.

Methods for Obtaining and Accepting Applications:

- Applications may be obtained and accepted online, in person and by U.S. Mail.
- Available online at: Eahhousing.org/apartments/hilo
- Available via US mail or in person at:
- Hale Nā Koa 'O Hanakahi
c/o EAH Housing Management Office
Honolulu Office
1103 Liliha Street, #102, Honolulu, HI 96817
- Hilo Temporary Office - By Appointment only
(Date and address to be determined)

Office: (808) 466-8615
HN-Management@eahhousing.org
TDD: (877) 447-5991

To obtain an application packet in the **mail**, please call, email **or** submit a letter indicating your name, address and telephone number.



HI Lic. RB-16985 | CA Lic. 853495



Hale Nā Koa 'O Hanakahi MOVE-IN QUALIFICATIONS

RENTS AND DEPOSITS SUBJECT TO CHANGE

Unit Type & Area Median Income (AMI) Designation	# of Units & Minimum Monthly Income	Maximum Income (Most Restrictive)	Gross Rent less Utility Allowance	Security Deposit
1 BR 30% AMI Project-Based S8	(12 Units) N/A	\$21,180 (1 Person) \$24,210 (2 Person)	30% of Adjusted Income	1 Month's Rent
1 BR 50% AMI Project-Based S8	(38 Units) N/A	\$35,300 (1 Person) \$40,350 (2 Person)	30% of Adjusted Income	1 Month's Rent
1 BR 60% AMI	(31 Units) \$2,835	\$42,360 (1 Person) \$48,420 (2 Person)	\$1,134—UA	1 Month's Rent
1 BR 80% AMI	(10 Units) \$3,783	\$56,480 (1 Person) \$64,560 (2 Person)	\$1,515—UA	1 Month's Rent

Age	Application Fee
All residents must be at least 62 years old.	Application fee waived.
Minimum Income: Gross monthly income of 2.5 times the monthly rent.*	
*Section 8 certificate holders are exempt from meeting the minimum gross income requirements. Food stamps and/or housing subsidy may be accepted to meet minimum income criteria.	

This housing is offered without regard to race, color, national origin, sex, religion, ancestry, genetic information, source of income, age, marital status, familial status, sexual orientation or preference, gender identity, or disability, or any other basis prohibited by law.

A person with a disability may request a reasonable accommodation (a reasonable change in policies), a reasonable structural modification, an accessible unit or the provision of auxiliary aids and services, in order to have equal access to a housing program. If you or anyone in your household has a disability, and because of that disability requires a specific accommodation, modification or auxiliary aids or services to fully use our housing services, you may contact our staff for a reasonable accommodation form. The use of Hale Nā Koa 'O Hanakahi Reasonable Accommodation Form is not required. You may provide a letter or document from a third party certifying your disability and accommodation needs.

