

Application Acceptance 03/12/2024—03/19/24

## Affordable Housing

# Imperial Village

307 N. Imperial Ave., Imperial, CA 92251



**Lottery Date (HUD Section 202 PRAC Units): 03/22/2024**

**Interviews: 3/25/24—3/29/24**

**Anticipated Occupancy Start: April 2024—June 2024**

Imperial Village is a sixty-nine (69) unit, new construction community that will serve 62 and older seniors, earning 30%-50% of the local Area Median Income (AMI). All units are one-bedroom and designed to meet accessible standards. Fourteen units are reserved for Imperial Housing Authority's project-based vouchers; the remaining 54 units are HUD Section 202 PRAC units which are filled via lottery.

Apartment Features	<ul style="list-style-type: none"> <li>•Energy efficient appliances</li> <li>•Window coverings</li> <li>•Balcony in every unit</li> </ul>	<ul style="list-style-type: none"> <li>• Applications may be obtained and returned online, by mail or in person at Imperial Village during office hours.</li> </ul>	
Community Amenities	<ul style="list-style-type: none"> <li>•Bicycle parking</li> <li>•Large Community room</li> <li>•Courtyard</li> <li>•Dog Walk Area</li> <li>•On-site laundry</li> <li>•On-site surface parking</li> <li>•On-site management office</li> <li>•Exercise room •Card Room</li> </ul>		<ul style="list-style-type: none"> <li>• Accepting applications</li> </ul> <p><b>03/12/2024—03/19/2024</b> online at:  <a href="http://Eahhousing.org/apartments/Imperial_Village">Eahhousing.org/apartments/Imperial_Village</a></p>
Resident Services	<ul style="list-style-type: none"> <li>•Resource Coordinator</li> <li>•Wellness programs</li> </ul>		<ul style="list-style-type: none"> <li>• By mail. Only applications postmarked by 03/15/2024 will be accepted for the lottery. To obtain an application packet in the <b>mail</b>, please call, email <b>or</b> submit a letter or postcard indicating your name, address and telephone number to:</li> </ul> <p>Imperial Village            307 N. Imperial Ave.,            Imperial, CA 92251            Attention: Regional Manager</p> <p>Office: (949) 340-0437            Hours: 8 AM—5PM  <a href="mailto:IS-Management@eahhousing.org">IS-Management@eahhousing.org</a>            CA Relay Service: 711</p>



HI Lic. RB-16985 | CA Lic. 853495



# Imperial Village

**2023 Income and Rent Limits (rent and income limits subject to change) for potential applicants referred through Imperial Housing Authority.**

Unit Size AMI	# of Units	Square Feet	Maximum Income Limit	Rent Maximum (Gross)	Occupancy
1 Bdrm. 30%	14	520 sf	1 person — \$17,350 2 persons — \$19,800 3 persons — \$24,860	Subsidized	1-3 persons

**2023 Income and Rent Limits (rent and income limits subject to change) for potential applicants for HUD Section 202 PRAC.**

Unit Size AMI	# of Units	Square Feet	Maximum Income Limit	Rent Maximum (Gross)	Occupancy
1 Bdrm. 40%	2	520 sf	1 person — \$23,120 2 persons — \$26,400 3 persons — \$29,720	Subsidized	1-3 persons
1 Bdrm. 50%	52	520 sf	1 person — \$28,900 2 persons — \$33,000 3 persons — \$37,150	Subsidized	1-3 persons

**Accessible Units (AUs) types and Area Median Income (AMI) levels for Imperial Housing Authority referred applicants and HUD PRAC 202 designated units.**

Accessible Feature	Imperial Housing Authority	HUD PRAC 202	Total
Mobility	7	27	34
Communication	2	5	7
Total	9	32	41



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Accessible units are available for occupancy by persons with mobility impairments or hearing, vision, or other sensory impairments. Individuals requiring accessible units may indicate their need on the application, via email, phone call or by mailing the request. Imperial Village will take reasonable nondiscriminatory steps to maximize the utilization of such units by eligible individuals.

This housing is offered without regard to race, color, religion, sex, gender, gender identity and expression, familial status, national origin, citizenship status, immigrant status, primary language, marital status, ancestry, age, sexual orientation, disability, source of income (including receipt of Section 8 and other similar vouchers), genetic information, military or veteran status, arbitrary characteristics, or any other basis currently or subsequently prohibited by law. Individuals with a disability have the right to ask for and receive reasonable accommodations and to request auxiliary aids.

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 the property's Reasonable Accommodation Form is not required. You may provide a letter or document from your third party profession certifying your disability and accommodation needs.

