

# Parkview Glendale

## Affordable Housing for Adults 62+

### Available Units

Studio and One-bedroom

### Apartment Features

- Energy-efficient appliances
- Air-conditioning
- Window coverings

### Community Amenities

- Community room
- Resident lounge
- Courtyard
- On-site laundry
- On-site parking

### Utilities & Pets

- Water and sewer included in rent.
- Pets welcome



**EAH HOUSING**



CA Lic. #00853495



## NOW LEASING

Applications are open

**March 2 to 20, 2026.**

Virtual Lottery: **March 31, 2026.**

### Parkview Glendale

426 Piedmont Ave, Glendale, CA 91206.

**Phone:** (818) 465-9427 or 711

**Email:** [PVG-Management@EAHHousing.org](mailto:PVG-Management@EAHHousing.org)

**Apply Online at:**

**[EAHHousing.org/Parkview-Glendale.](https://EAHHousing.org/Parkview-Glendale)**

### Paper Application Request

Call (818) 465-9427. Mailed applications must be post-marked by date.

### HOME-ARP Affordable Housing for Adults 62+

Parkview Glendale has designated 11 units (6 studios and 5 one-bedrooms) under the HOME American Rescue Plan (HOME-ARP) program for older adults 62+ who are experiencing homelessness, at risk of homelessness, fleeing domestic violence, or facing housing instability.

No minimum income cap. Housing First principles apply.

# Parkview Glendale

## Affordable Housing for Adults 62+

### Once Housed

- Non-smoking property.
- You remain eligible regardless of income changes.
- Rent adjusts annually based on income.
- Voluntary supportive services available.
- VAWA protections for domestic violence survivors.

### Who Is Eligible?

You may qualify for a HOME-ARP unit if you are 62 years or older and meet at least one of the following conditions:

- **Homeless:** You lack a fixed, regular, and adequate place to sleep at night, or you will lose your housing within 14 days.
- **At Risk of Homelessness:** Your income is below 30% of the area median income (AMI), and you face an unstable housing situation (e.g., received an eviction notice, doubled up, moving frequently).
- **Fleeing Domestic Violence, Sexual Assault, Stalking, or Human Trafficking:** You are fleeing or attempting to flee any of these situations.
- **At Greatest Risk of Housing Instability:** Your income is at or below 30% AMI and you pay more than 50% of your income toward housing. Your income is at or your income is at or below 50% AMI and you face a housing instability condition.
- **Veteran:** You are a veteran (or in a household with a veteran) who meets any of the above criteria.

### Priority Preferences

Per the City of Glendale HOME-ARP Allocation Plan, the following adults 62 years or older receive priority:

1. **At Risk of Homelessness:** Adults 62+ with income below 30% AMI who face unstable housing conditions.
2. **At Greatest Risk of Housing Instability:** Adults 62+ with extremely low income and severe housing cost burden or instability.

Adults 62+ in other qualifying populations are eligible after these preferred groups have been served.

### How These Units Are Filled

1. The Glendale Continuum of Care (CoC) refers eligible adults 62+ for 30 days. Contact a CoC agency to get connected.
2. Wait List: If no referral is made, the next eligible applicant will be selected from the HOME-ARP wait list.

**Need help applying?** You may request that a Case Manager be assigned to help you with the application process, including filling out forms, obtaining documents, and attending interviews. Call (818) 465-9427 or contact any of the CoC agencies listed on page 3.



CA Lic. #00853495

### Glendale Continuum of Care

#### Ascencia

- (818) 246-7900

#### YWCA Glendale

- (818) 242-4155

#### Home Again LA

- (818) 396-5555

#### Catholic Charities

- Glendale Office

#### LA Family Housing

- (818) 255-2766

#### Armenian Relief Society

- (818) 241-7533

#### Door of Hope

- (626) 808-5168

#### Adventist Health Glendale

- (818) 409-8008

#### Glendale Youth Alliance

- (818) 548-2790

#### DV Crisis Hotline (24-hour)

- (888) 999-7511

### Housing First

- No minimum income requirement.
- No credit or rental history screening.
- No criminal history screening except federally mandated exclusions.
- Participation in services is voluntary.
- Applicants will not be denied due to past substance use, lack of treatment, or prior evictions.

### Fair Housing & Accessibility Information

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.

### Move-In Qualifications

Unit Type	Number of Units	Maximum Rent	Security Deposit	Max Occupancy
Studio <b>HOME-ARP</b>	6	\$710/month	\$500 (\$50 at move-in; \$50 per month until paid).	1 - 2 ppl
One-Bedroom <b>HOME-ARP</b>	5	\$750/month	\$500 (\$50 at move-in; \$50 per month until paid).	1 - 3 ppl

\* Rents and Deposits are Subject to Change

The rents listed above are maximum amounts. Actual rent may be lower depending on household income. Households will not pay more than an affordable amount based on income, and rent may be significantly lower for households with very low or no income.



CA Lic. #00853495