



# Affordable Housing for Rent



## EBENEZER PLAZA PHASE I SOUTH 176 NEWLY CONSTRUCTED UNITS AT 672 POWELL STREET, BROOKSVILLE, BROOKLYN

**Amenities:** Bicycle Storage, Communal Laundry Room, Community Room *(additional fees may apply)*

**Transit:** 1 Block from L Train – 2 Blocks from 3 Train – Bus Routes B14, B60, Q56

**No application fee • No broker's fee • Smoke-free • Pet-free**

**More Information:** [www.lwcmanagement.com](http://www.lwcmanagement.com)

This building is being constructed through the ELLA program of the New York City Housing Development Corporation (HDC) and the New York City Department of Housing Preservation and Development (HPD) and the Mandatory Inclusionary Housing (MIH) program of HPD.

### Who Should Apply?

Individuals or households who meet the income and household size requirements listed in the table below may apply. Qualified applicants will be required to meet additional selection criteria. Applicants who live in New York City receive a general preference for apartments.

- A set-aside for a percentage of units goes to applicants with disabilities:
  - Mobility (5%)
  - Vision/Hearing (2%)
- Preference for a percentage of units goes to:
  - Residents of **Brooklyn Community Board 16** (50%)
  - Municipal employees (5%)

### AVAILABLE UNITS AND INCOME REQUIREMENTS

Unit Size	Monthly Rent <sup>1</sup>	Units Available	Household Size <sup>2</sup>	Annual Household Income <sup>3</sup> Minimum – Maximum <sup>4</sup>	Monthly Rent <sup>1</sup>	Units Available	Household Size <sup>2</sup>	Annual Household Income <sup>3</sup> Minimum – Maximum <sup>4</sup>
Studio	\$367	2	1 person	\$14,983-\$22,410	\$524	2	1 person	\$20,366-\$29,880
			2 people	\$14,983-\$25,620			2 people	\$20,366-\$34,160
1 bedroom	\$471	12	1 person	\$18,720-\$22,410	\$667	12	1 person	\$25,440-\$29,880
			2 people	\$18,720-\$25,620			2 people	\$25,440-\$34,160
			3 people	\$18,720-\$28,830			3 people	\$25,440-\$38,440
2 bedroom	\$575	4	2 people	\$22,423-\$25,620	\$810	4	2 people	\$30,480-\$34,160
			3 people	\$22,423-\$28,830			3 people	\$30,480-\$38,440
			4 people	\$22,423-\$32,010			4 people	\$30,480-\$42,680
			5 people	\$22,423-\$34,590			5 people	\$30,480-\$46,120
3 bedroom	\$658	2	3 people	\$25,955-\$28,830	\$929	2	3 people	\$35,246-\$38,440
			4 people	\$25,955-\$32,010			4 people	\$35,246-\$42,680
			5 people	\$25,955-\$34,590			5 people	\$35,246-\$46,120
			6 people	\$25,955-\$37,140			6 people	\$35,246-\$49,520
			7 people	\$25,955-\$39,720			7 people	\$35,246-\$52,960
Studio	\$680	2	1 person	\$25,715-\$37,350	\$837	11	1 person	\$31,098-\$44,820
			2 people	\$25,715-\$42,700			2 people	\$31,098-\$51,240
1 bedroom	\$863	12	1 person	\$32,160-\$37,350	\$1058	74	1 person	\$38,846-\$44,820
			2 people	\$32,160-\$42,700			2 people	\$38,846-\$51,240
			3 people	\$32,160-\$48,050			3 people	\$38,846-\$57,660
2 bedroom	\$1045	4	2 people	\$38,538-\$42,700	\$1280	19	2 people	\$46,595-\$51,240
			3 people	\$38,538-\$48,050			3 people	\$46,595-\$57,660
			4 people	\$38,538-\$53,350			4 people	\$46,595-\$64,020
			5 people	\$38,538-\$57,650			5 people	\$46,595-\$69,180
3 bedroom	\$1200	2	3 people	\$44,538-\$48,050	\$1472	12	3 people	\$53,863-\$57,660
			4 people	\$44,538-\$53,350			4 people	\$53,863-\$64,020
			5 people	\$44,538-\$57,650			5 people	\$53,863-\$69,180
			6 people	\$44,538-\$61,900			6 people	\$53,863-\$74,280
			7 people	\$44,538-\$66,200			7 people	\$53,863-\$79,440

<sup>1</sup> Tenant is responsible for electricity for cooking and electricity for light.

<sup>2</sup> Household size includes everyone who will live with you, including parents and children. Subject to occupancy criteria.

<sup>3</sup> Household earnings includes salary, hourly wages, tips, Social Security, child support, and other income. Income guidelines subject to change.

<sup>4</sup> Minimum income listed may not apply to applicants with Section 8 or other qualifying rental subsidies. Asset limits also apply.

### How Do You Apply?

Apply online or through mail. To apply online, please go to [nyc.gov/housingconnect](http://nyc.gov/housingconnect). To request an application **by mail**, send a **self-addressed envelope** to: **LWC Management Corp. 2090 Adam Clayton Powell Jr. Boulevard, Suite 203 New York, NY 10027**. Only send one application per development. Do not submit duplicate applications. Do not apply online **and** also send in a paper application. Applicants who submit more than one application may be disqualified.

### When is the Deadline?

Applications must be postmarked or submitted online no later than **March 23, 2020**. Late applications will not be considered.

### What Happens After You Submit an Application?

After the deadline, applications are selected for review through a lottery process. If yours is selected and you appear to qualify, you will be invited to an appointment of eligibility to continue the process of determining your eligibility. Appointments are usually scheduled from 2 to 10 months after the application deadline. You will be asked to bring documents that verify your household size, identity of members of your household, and your household income.

**Español** Presente una solicitud en línea en [nyc.gov/housingconnect](http://nyc.gov/housingconnect). Para recibir una traducción de español de este anuncio y la solicitud impresa, envíe un sobre con la dirección a: **LWC Management Corp. 2090 Adam Clayton Powell Jr. Boulevard, Suite 203 New York, NY 10027**. En el reverso del sobre, escriba en inglés la palabra "SPANISH". Las solicitudes se deben enviar en línea o con sello postal antes **23 de Marzo 2020**.

**简体中文** 访问 [nyc.gov/housingconnect](http://nyc.gov/housingconnect) 在线申请。如要获取本广告及书面申请表的简体中文版，请将您的回邮信封寄送至: **LWC Management Corp. 2090 Adam Clayton Powell Jr. Boulevard, Suite 203 New York, NY 10027**。信封背面请用英语注明"CHINESE"。必须在以下日期之前在线提交申请或邮寄书面申请 **2020年3月23日**。

**Русский** Чтобы подать заявление через интернет, зайдите на сайт: [nyc.gov/housingconnect](http://nyc.gov/housingconnect). Для получения данного объявления и заявления на русском языке отправьте конверт с обратным адресом по адресу: **LWC Management Corp. 2090 Adam Clayton Powell Jr. Boulevard, Suite 203 New York, NY 10027**. На задней стороне конверта напишите слово "RUSSIAN" на английском языке. Заявки должны быть поданы онлайн или отправлены по почте (согласно дате на почтовом штемпеле) не позднее **23 марта 2020**.

**한국어** [nyc.gov/housingconnect](http://nyc.gov/housingconnect) 에서 온라인으로 신청하십시오. 이 광고문과 신청서에 대한 한국어 번역본을 받아보시려면 반송용 **LWC Management Corp. 2090 Adam Clayton Powell Jr. Boulevard, Suite 203 New York, NY 10027** 으로 보내주세요. 봉투 뒷면에 "KOREAN" 이라고 영어로 적어주세요. 일까지 온라인 신청서를 제출하거나 소인이 찍힌 신청서를 보내야 합니다. **2020년 3월 23일**

**Kreyòl Ayisyen** Aplike sou entènèt sou sitwèb [nyc.gov/housingconnect](http://nyc.gov/housingconnect). Pou resevwa yon tradiksyon anons sa a nan lang Kreyòl Ayisyen ak aplikasyon an sou papye, voye anvlop ki gen adrès pou retounen li nan: **LWC Management Corp. 2090 Adam Clayton Powell Jr. Boulevard, Suite 203 New York, NY 10027**. Nan dèyè anvlop la, ekri mo "HATIAN CREOLE" an Anglè. Ou dwe remèt aplikasyon yo sou entènèt oswa ou dwe tenbre yo anvan dat **Mas 23, 2020**.

**العربية** نطلب عن طريق الإنترنت على الموقع الإلكتروني [nyc.gov/housingconnect](http://nyc.gov/housingconnect) للحصول على ترجمة باللغة العربية لهذا الإعلان وتمنوح الطلب الورقي، أرسل مطروف يحمل اسمك **23 مارس، 2020** وعنوانك إلى: **LWC Management Corp. 2090 Adam Clayton Powell Jr. Boulevard, Suite 203 New York, NY 10027**. يجب إرسال نماذج الطلبات عن طريق الإنترنت أو ختمها بختم البريد قبل الخلفية للمطروف، اكتب باللغة الإنجليزية كلمة "ARABIC".

