



**Renaissance Village**  
Affordable Housing Services  
(862) 254-2260

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Dear Applicant,

Thank you for your interest in Renaissance Village located in Roxbury, NJ. Renaissance Village has been engaged by Metro Inc. to coordinate the application process for this affordable housing program.

Located in Roxbury NJ, Renaissance Village is comprised of brand new one, two and three bedroom apartments which all feature private patios or balconies. These apartments have modern kitchens, oversized closets and spacious living areas. Each building features private access with elevators. Renaissance Village is conveniently located to shopping and Routes 10, 46 and 80.

The household size, income level and priority order of applicants are the prime factors in determining the apartment size and rental range that is applicable to them. The number of apartments at each pricing tier is limited. Rental rates and conditions are subject to change without notice. Maximum and minimum income limits, as well as minimum credit standards will apply. All other terms of the lease are those set forth by the owners and managers of Renaissance Village.

If you are interested in applying to rent an affordable apartment at Renaissance Village please complete the Preliminary Application (attached) and send it directly to us via:

**Mail:** Leasing Center  
Attn: Danielle Newman  
32-N Reading Road, Edison, NJ 08817  
**Email:** [dnewman@continentalproperties.com](mailto:dnewman@continentalproperties.com)  
**Fax:** (862) 254-2259

Within a few weeks you will receive a letter of determination with regard to your preliminary eligibility. You will be contacted again when an apartment of the appropriate size and income category becomes available. At that time you will be required to complete a final application and submit it to us together with documentation necessary to verify your income and household size.

Sincerely,

Renaissance Village



**RENTAL RATES- MINIMUM INCOMES & MAXIMUM GROSS ANNUAL HOUSEHOLD INCOME**

<u>Apartment Type</u>	<u>Family Size</u>	<u>Low Income</u>	<u>Moderate Income</u>
1 bdrm	1 persons	\$31,715	\$50,744
1 bdrm	2 persons	\$36,246	\$57,994
2 bdrm	2 persons	\$36,246	\$57,994
2 bdrm	3 persons	\$40,777	\$65,242
3 bdrm	3 persons	\$40,777	\$65,242
3 bdrm	4 persons	\$45,307	\$72,492

**Monthly Rent**

1 Bedroom	Low Income: \$736.00	Moderate Income: \$1246.00
2 Bedroom	Low Income: \$866.00	Moderate Income: \$1478.00
3 Bedroom	Low Income: \$991.00	Moderate Income: \$1697.00

Rent does not include gas or electricity.



# **RENAISSANCE VILLAGE**

## **Preliminary Application For Affordable Housing**

This is a preliminary application only. Do not send supporting documentation at this time. You will be notified as to the status of your preliminary eligibility based on the information that you provide in this application. When an affordable apartment becomes available, eligible candidates will be contacted. At that time we will provide you with a list of documentation that you will need to support and verify the information submitted in this application. We do not guarantee housing based on the approval of this Preliminary Application. Renaissance Village in Roxbury, NJ is a development of Continental Properties. Affordable housing certification and monitoring services are provided by Metro Inc. This is an Equal Housing Opportunity. This program is subject to municipal and state affordable housing regulations, but no guarantee can be made that these homes are affordable to all applicants. This program is subject to availability. Rental rates, terms and conditions are subject to change without notice.



## Renaissance Village

Affordable Housing

Policies and Requirements

For All Applicants \_\_\_\_\_

- This is an equal housing opportunity. It is unlawful to discriminate against any person making an application to rent a home in regard of color, race, religion, national origin, sex, handicapped or familial status.
- Each applicant is responsible for a Credit Check fee of 5% of the applicable rent.
- Priority is given to household sizes appropriate to the number of bedrooms.
- This affordable housing must be the intended primary residence of the applicant.
- All household members who intend to reside at the affordable apartments at Renaissance Village must be listed in the Preliminary Application. If changes in household composition occur during the application process, the applicant or resident is required to notify Renaissance Village immediately. After the submission of the Final Application, any change to the applicant's source of income or household size may void the application and require the applicant to reapply to the program.
- Applications must be truthful, complete and accurate. Any false statement makes the application null and void, and subjects the applicant to penalties imposed by law. Specific documentation to verify income and assets will be required at a later date, during the final portion of the application process.
- Management of Renaissance Village will set forth additional requirements, including, but not limited to credit worthiness, income, rental history, identification, occupancy guidelines, a lease agreement and security deposit.
- Neither Renaissance Village nor Metro Inc. can guarantee that any low-or moderate-income apartment will be affordable to any specific applicant.
- Once leased, rents will NOT be adjusted to accommodate fluctuations in household income. Rental rate increases occur annually, but are subject to limitations set forth by the state of New Jersey.

### **DO NOT SENT SUPPORTING DOCUMENTATION WITH THIS APPLICATION**

Please Return this Application **AS SOON AS POSSIBLE** to:

**Mail:** Leasing Center Attn: Danielle Newman  
32-N Reading Road, Edison, NJ 08817

**Email:** [dnewman@continentalproperties.com](mailto:dnewman@continentalproperties.com)

**Fax:** (862) 254-2259

