



PUBLIC ANNOUNCEMENT



The John Stewart Company is opening the Waitlist for 2, 3 and 4 bedroom units for the following program: Family Tax Credit at the following location:

Clarendon Street Apartments 7213 Clarendon Street, San Jose, CA 95129

PLEASE DO NOT VISIT THE SITE

Clarendon Street Apartments is currently under construction

The above listed community has openings under the Low Income Housing Tax Credit program only. Rents and security deposits range from \$1,181- \$1,827 (see rent table below). Security deposits are equivalent to one month's rent and vary by unit size/type. Income to rent ratio requires that household gross income is at least two times the rent.

The Waitlist is open to the public. Applicants, residents and participants in any assisted housing program (including Section 8 Voucher holders) are eligible to submit their names for the Waitlist. Placing your name on the Waitlist does not give you any right to be admitted to any program or guarantee your future eligibility. The head of household must be 18 years or older. Applicants ready to move in by December 15, 2013, will be given priority.

Rents:

Unit Size	Household Size	Percentage of Area Median Income	Minimum household income	Gross Rent	Security deposit
2 bed	2 – 5 Persons	50%	\$2,362	\$1,181	\$1,181
2 bed	2 – 5 Persons	60%	\$2,834	\$1,417	\$1,417
3 bed	3 – 7 Persons	50%	\$2,730	\$1,365	\$1,365
3 bed	3 – 7 Persons	60%	\$3,276	\$1,638	\$1,638
4 bed	4 – 9 Persons	50%	\$3,044	\$1,522	\$1,522
4 bed	4 – 9 Persons	60%	\$3,654	\$1,827	\$1,827

Maximum Income limits: Your total annual income must not be more than the following amounts for your household size: Income limits are subject to change and applicants may be subject to other program requirements.

Household Members	2013 Income Limits @ 60% / 50%	Household Members	2013 Income Limits @ 60% / 50%	Household Members	2013 Income Limits @ 60% / 50%
2 People	\$48,660 / \$40,550	5 People	\$65,700 / \$54,750	8 People	\$80,280 / \$66,900
3 People	\$54,720 / \$45,600	6 People	\$70,560 / \$58,800	9 People	\$85,100 / \$70,900
4 People	\$60,780 / \$50,650	7 People	\$75,420 / \$62,850		

The Waitlist will open from **12:01 am on Friday, November 8, 2013, and will remain open until we have received 750 applications provided that we have enough for each advertised bedroom size.** You may visit the website to check Waitlist status. Only online submissions will be accepted. Please **APPLY ONLINE** at the following **WEBSITE:** <http://jscohacsc.com/property/clarendon-st-apartments/>. Other submissions will only be accepted if a Reasonable Accommodation request is made by contacting the property

management office at clarendon@jsco.net or by fax (408) 257-9126. Applications postmarked or submitted after the deadline **will not** be accepted.

Credit and criminal background checks will be performed on all adult applicants. The complete leasing process is outlined in the Tenant Selection Criteria for Clarendon Street Apartments which is available at <http://jscohacsc.com/property/clarendon-st-apartments/>. **Incomplete, duplicated or modified applications will be rejected**. The John Stewart Company will notify all applicants in writing of the status of their application.