



## Tree of Life

**166 NEWLY CONSTRUCTED UNITS AT 89-46 164<sup>th</sup> Street, Jamaica, New York**

**Amenities:** On-site laundry room\*, Live-in Superintendent, fitness room, multi-purpose room, bike storage, on-site parking\*, electric vehicle charging stations\* and rooftop green space for recreational use (\*additional fees may apply).

**Transit:** Buses Q8, Q9, Q41, F Train (Hillside Avenue), E, F, J, Z Trains (Jamaica Center- Parsons/Archer)

**No application fee • No broker's fee • Smoke-free building \* More Information: [www.LemleWolff.com](http://www.LemleWolff.com)**

This building is being constructed through the Mix & Match program of the New York City Housing Development Corporation (HDC) and the New York City Department of Housing Preservation and Development (HPD) and the Inclusionary Housing (IH) 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 Queens **Community Board 12** (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	\$667	1	1 person	\$25,372 - \$39,800	\$824	6	1 person	\$30,755 - \$47,760
			2 people	\$25,372 - \$45,500			2 people	\$30,755 - \$54,600
1 bedroom	\$848	10	1 person	\$31,920 - \$39,800	\$1043	29	1 person	\$38,606 - \$47,760
			2 people	\$31,920 - \$45,500			2 people	\$38,606 - \$54,600
			3 people	\$31,920 - \$51,200			3 people	\$38,606 - \$61,440
2 bedroom	\$1027	4	2 people	\$38,949 - \$45,500	\$1262	15	2 people	\$47,006 - \$54,600
			3 people	\$38,949 - \$51,200			3 people	\$47,006 - \$61,440
			4 people	\$38,949 - \$56,850			4 people	\$47,006 - \$68,220
3 bedroom	\$1179	2	5 people	\$38,949 - \$61,400	\$1451	13	5 people	\$47,006 - \$73,680
			3 people	\$45,086 - \$51,200			3 people	\$54,412 - \$61,440
			4 people	\$45,086 - \$56,850			4 people	\$54,412 - \$68,220
			6 people	\$45,086 - \$65,950			6 people	\$54,412 - \$79,140
Studio	\$1184	4	7 people	\$45,086 - \$70,500	\$1293	3	7 people	\$54,412 - \$84,600
			1 person	\$43,098 - \$71,640			1 person	\$46,835 - \$95,520
1 bedroom	\$1494	21	2 people	\$43,098 - \$81,900	\$1631	22	2 people	\$46,835 - \$109,200
			1 person	\$54,069 - \$71,640			1 person	\$58,766 - \$95,520
			3 people	\$54,069 - \$92,160			3 people	\$58,766 - \$122,880
2 bedroom	\$1802	11	2 people	\$65,520 - \$81,900	\$1966	10	2 people	\$71,143 - \$109,200
			3 people	\$65,520 - \$92,160			3 people	\$71,143 - \$122,880
			4 people	\$65,520 - \$102,330			4 people	\$71,143 - \$136,440
3 bedroom	\$2075	7	5 people	\$65,520 - \$110,520	\$2264	8	5 people	\$71,143 - \$147,360
			3 people	\$75,806 - \$92,160			3 people	\$82,286 - \$122,880
			4 people	\$75,806 - \$102,330			4 people	\$82,286 - \$136,440
			6 people	\$75,806 - \$118,710			6 people	\$82,286 - \$158,280
			7 people	\$75,806 - \$126,900			7 people	\$82,286 - \$169,200

<sup>1</sup>Tenant is responsible for electricity, including cooking range and air conditioning.

<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 <https://housingconnect.nyc.gov/PublicWeb/>. To request an application **by mail**, send a **self-addressed envelope** to: **Tree of Life c/o Lemle & Wolff, Inc 5925 Broadway, Bronx NY 10463**. 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 **April 27, 2021**. 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 submit documents to continue the process of determining your eligibility. Eligible applicants are usually contacted 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 <https://housingconnect.nyc.gov/PublicWeb/>. Para recibir una traducción de español de este anuncio y la solicitud impresa, envíe un sobre con la dirección a: Tree of Life c/o Lemle & Wolff, Inc 5925 Broadway, Bronx NY 10463. En el reverso del sobre, escriba en inglés la palabra "SPANISH." Las solicitudes se deben enviar en línea o con sello postal antes **de 27 de abril 2021**.

**简体中文** 访问 <https://housingconnect.nyc.gov/PublicWeb/>. 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: Tree of Life c/o Lemle & Wolff, Inc 5925 Broadway, Bronx NY 10463. 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 **2021年4月27日**.

**Русский** Чтобы подать заявление через интернет, зайдите на сайт: <https://housingconnect.nyc.gov/PublicWeb/>. Для получения данного объявления на русском языке отправьте конверт обратным адресом по адресу: **Tree of Life c/o Lemle & Wolff, Inc 5925 Broadway, Bronx NY 10463**. 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 **27 апреля 2021**.

**한국어** <https://housingconnect.nyc.gov/PublicWeb/> 에서 온라인으로 신청하십시오. 이 광고문과 신청서에 대한 한국어 번역본을 받아보시려면 발송용 **Tree of Life c/o Lemle & Wolff, Inc 5925 Broadway, Bronx NY 10463**. 으로 보내주세요. 봉투 뒷면에 "KOREAN" 이라고 영어로 적어주세요. **2021년 4월 27일** 일까지 온라인 신청서를 제출하거나 소인이 찍힌 신청서를 보내야 합니다.

**Kreyòl Ayisyen** Aplike sou entènèt sou sitwèb <https://housingconnect.nyc.gov/PublicWeb/>. Pou resevwa yon tradiksyon anons sa a nan lang Kreyòl Ayisyen ak aplikasyon an sou papye, voye anvlòp ki gen adrès pou retounen li nan: Tree of Life c/o Lemle & Wolff, Inc 5925 Broadway, Bronx NY 10463. Nan dèyè anvlòp la, ekri mo "HATIAN CREOLE" an Anglè. Ou dwe remèt aplikasyon yo sou entènèt oswa ou dwe tenbre yo anvan **avril 27, 2021**.

**العربية** تقدم بطلب عن طريق الإنترنت على الموقع الإلكتروني <https://housingconnect.nyc.gov/PublicWeb/>. للحصول على ترجمة باللغة العربية لهذا الإعلان ولنموذج الطلب الورقي، أرسل مظروف يحمل اسمك وعنوانك إلى: **Tree of Life c/o Lemle & Wolff, Inc 5925 Broadway, Bronx NY 10463**. على الجهة الخلفية للمظروف، اكتب باللغة الإنجليزية كلمة "ARABIC". يجب إرسال نماذج الطلبات عن طريق الإنترنت أو ختمها بختم البريد قبل **27 أبريل 2021**.