

NEWLY CONSTRUCTED APARTMENTS FOR RENT

Douglass Park is pleased to announce that applications are now being accepted for 69 affordable housing apartments now under construction at **300 West 128th Street** in the **Central Harlem** section of **Manhattan**. This building is being constructed through the Low-Income Affordable Marketplace Program (LAMP) of the New York City Housing Development Corporation, the Low Income Rental Program (LIRP) and the Tax Credit Assistance Program (TCAP) of the New York City Department of Housing Preservation and Development. The size, rent and targeted income distribution for the 69 apartments are as follows:

# Apts. Available	Apartment Size	Household Size*	Monthly Rent**	Total Annual Income Range***	
				Minimum	Maximum
10	1 Bedroom	1	\$511	\$19,337 - \$22,200	
		2		\$19,337 - \$25,360	
4	2 Bedroom	2	\$623	\$23,211 - \$25,360	
		3		\$23,211 - \$28,520	
		4		\$23,211 - \$31,680	
39	1 Bedroom	1	\$808	\$29,520 - \$33,300	
		2		\$29,520 - \$38,040	
9	2 Bedroom	2	\$979	\$35,417 - \$38,040	
		3		\$35,417 - \$42,780	
		4		\$35,417 - \$47,520	
7	3 Bedroom	3	\$1127	\$40,937 - \$42,780	
		4		\$40,937 - \$47,520	
		5		\$40,937 - \$51,360	
		6		\$40,937 - \$55,140	

* Subject to Occupancy Criteria ** Includes gas for cooking & heating *** Income guidelines subject to change

Qualified Applicants will be required to meet income guidelines and additional selection criteria. To request an application, **DOWNLOAD** from: www.douglassparkNYC.com or **mail a POSTCARD to: Douglass Park c/o: Richman Property Services, Inc., 1010 Avenue of the Americas, Suite 301, New York, NY 10018. Completed applications must be returned by regular mail only (no priority certified, registered, express or overnight mail will be accepted) to a post office box number that will be listed with the application, and must be postmarked by 12/21/2010.** Applications postmarked after **12/21/2010** will be set aside for possible future consideration. Applications will be selected by lottery; applicants who submit more than one application will be disqualified. Disqualified applications will not be accepted. A general preference will be given to New York City residents. Current and eligible residents of Manhattan Community Board 10 will receive preference for 50% of the units. Eligible households that include persons with mobility impairments will receive preference for 5% of the units; eligible households that include persons with visual and/or hearing impairments will receive preference for 2% of the units; and eligible City of New York Municipal Employees will receive a 5% preference.

MICHAEL R. BLOOMBERG, Mayor
 New York City Department of
 Housing Preservation and Development
 RAFAEL E. CESTERO, Commissioner
 New York City Housing Development Corporation
 MARC JAHR, President
www.nyc.gov/housing

No Broker's Fee. No Application Fee.

