

ESPLANADE GARDENS
2569 SEVENTH AVENUE, NY, NY 10039 • MITCHELL-LAMA CO-OP
ONE, AND TWO BEDROOM APARTMENT WAITING LISTS ARE BEING OPENED

Apartment Size:	Income Limits - Min-Max*	Purchase Price - Min-Max**	Monthly Maintenance - Min-Max**
One - Bedroom	\$23,752.40 - \$128,000.00	\$25,520.86 - \$32,608.96	\$593.81 - \$708.16
Two - Bedroom	\$28,251.60 - \$153,500.00	\$28,506.62 - \$35,594.72	\$706.29 - \$825.28

* BASED UPON NUMBER OF PERSONS IN HOUSEHOLD. **SUBJECT TO CHANGE

OCCUPANCY STANDARDS

ONE BEDROOM: One to three persons. **TWO BEDROOM:** No fewer than three persons, a brother and a sister who are both adults, or a parent or guardian with at least one child of any age.

IMPORTANT NOTICE (FAILURE TO COMPLY WITH ANY OF THE FOLLOWING WILL RESULT IN DISQUALIFICATION):

Applicants can only be on one waiting list at a development. If applicants have the right family composition, they can apply to more than one lottery. However, if they are selected for more than one lottery, they will have to choose which waiting list they prefer.

- Applicant **must be** a New York State Resident.
- Applicant/Head of household **must be** at least 18 years old at the time of the lottery.
- Preference will be given to documented veterans selected in the lottery
- Applicants **must** demonstrate financial responsibility according to standards set by the housing company.
- Any applicant that does not have the proper family composition will automatically be disqualified.
- Current Shareholders cannot apply
- An applicant whose name is selected in a lottery cannot be included in the family composition of any other applicant who is selected in the same lottery for that particular housing company development.
- An applicant can only submit a paper entry or an on-line entry. If applicants enter on-line and also mail in a letter or postcard, they have submitted a duplicate request and will not be eligible for the lottery.
- Applications are not transferable.

ADDITIONAL INFORMATION:

A \$75 non-refundable application fee will be required at the completion of the lottery. The Waiting list will be established by a limited lottery. There will be a limit of 250 applicants drawn for the 1 Bedroom apartment lottery. There will be a limit of 500 applicants drawn for the Two bedroom apartment from the supervised lottery. **Only applicants that are drawn will be notified.**

HOW TO APPLY: ONLINE You can now apply to a lottery online through Mitchell-Lama Connect. Applying is fast, easy and you will be able to check the status of your entry to see if you have been selected.



To apply on line go to: <https://a806-housingconnect.nyc.gov/nyclottery/lottery.html#ml-home>

HOW TO APPLY: BY MAIL Mail post card or envelope by regular mail. Registered and Certified Mail will not be accepted. Clearly print your full first and last name, current address and last 4 digits of your social security number. If you do not include the last 4 digits of your social security number or bedroom size, you will not be entered into the lottery. Do not include the application fee with your entry. If selected in the lottery, the application fee will be requested. Mail post card or envelope to:

**Esplanade Gardens Apts
1 Bedroom Lottery**
P.O. Box 5035,
558 Grand Concourse, Bronx, NY 10451

**Esplanade Gardens Apts
2 Bedroom Lottery**
P.O. Box 5084,
558 Grand Concourse, Bronx, NY 10451

DEADLINE: Requests must be received by: **August 26, 2020**

YOU CANNOT APPLY DIRECTLY TO THE DEVELOPMENT

EQUAL HOUSING OPPORTUNITY

SUPERVISED BY THE NYC DEPARTMENT OF HOUSING PRESERVATION AND DEVELOPMENT

Bill de Blasio, Mayor • Louise Carroll, Commissioner • www.nyc.gov/hpd

