

MUTUAL REDEVELOPMENT HOUSES, INC.
PENN SOUTH

321 Eighth Avenue, New York, NY 10001

A REDEVELOPMENT HOUSING COOPERATIVE IN
MANHATTAN'S CHELSEA AREA IS OPENING ITS
WAITING LISTS FOR STUDIO, ONE-BEDROOM, AND
TWO-BEDROOM APARTMENTS

Apartment Size	Purchase Price	Monthly Carrying Charges	Income Requirements
Studio	\$84,372 - \$101,247	\$430 - \$658	Minimum \$18,611 Maximum \$96,078 *50% Over Maximum \$144,116
One Bedroom	\$101,247 - \$134,995	\$552 - \$899	Minimum \$24,036 Maximum \$129,965 *50% Over Maximum \$194,947
2 Bedroom	\$151,870 - \$168,744	\$830 - \$1,160	Minimum \$36,180 Maximum \$165,490 *50% Over Maximum \$248,235

*Applicants whose income is up to 50% above the maximum allowable income are eligible for an apartment but will be subject to a surcharge on the monthly carrying charge.

OCCUPANCY STANDARDS

STUDIO: One to two persons

ONE BEDROOM: One to three persons

TWO BEDROOM: No less than three persons of any age, or a single parent or guardian with his or her child

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

- 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.
- 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 at Mutual Redevelopment Houses Inc. cannot apply.
- One request only per applicant. 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.
- 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.
- PO Boxes are not acceptable as a current address

Additional Information:

A \$100 non-refundable application fee will be required at the completion of the lottery. Waiting list will be established by a limited lottery. There will be a limit of 400 studio, 600 one-bedroom, and 250 two-bedroom applicants drawn 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>

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, 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:

Penn South Studio Lottery P.O. Box 320 82 Nassau Street New York, NY 10038	Penn South 1 Bedroom Lottery P.O. Box 404 82 Nassau Street New York, NY 10038	Penn South 2 Bedroom Lottery P.O. Box 539 82 Nassau Street New York, NY 10038
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**DEADLINE: Requests must be received by:
June 24, 2019**

YOU CANNOT APPLY DIRECTLY TO THE DEVELOPMENT

ADDITIONAL INFORMATION:

Note: Income requirements, carrying charges, and purchase prices are subject to change. Go to pensouth.coop for more information

EQUAL HOUSING OPPORTUNITY
SUPERVISED BY THE NYC DEPARTMENT OF HOUSING
PRESERVATION & DEVELOPMENT



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

