



AFFORDABLE HOUSING QUALIFICATIONS (5/6/2021)

Thank you for your interest in the **Sunny Creek Apartments**, an **Income Qualifying Housing property based on guidelines** of the “Affordable Housing Agreement” with the **City of Carlsbad**. Please review our website www.cpmteam.com for availability.

Leasing information: lease term is 6-months (then month-to-month) • security deposit is \$1,000 • resident pays all utilities, except trash • \$40 application fee per adult • No Pets

(APPLY ONLY WHEN A VACANCY EXISTS), please follow these steps:

- Have **copies** of pictured IDs, 2 current pay stubs, vouchers, and proof of all income.
- Confirm the **total number of people** (including children) to live in this apartment.
- Total the **GROSS household Income**, including Child Support, Disability, Social Security, Retirement. (This property participates in the HUD Section-8 program).
- Look at the chart below to confirm that you qualify (**your total income must be less**).

Maximum Gross Income

# people	1	2	3	4	5	6	7
Annual \$	\$64,700	\$73,950	\$83,200	\$92,400	\$99,800	\$107,200	\$122,000
(Monthly \$)	(\$5,391)	(\$6,162)	(\$6,933)	(\$7,700)	(\$8,316)	(\$8,933)	(\$10,166)

- Confirm your minimum household income below to qualify in making rent payments.

Minimum Qualifying Income (2.0 times rent)

# Bedrooms	Monthly Net Rent	Household Gross MONTHLY Income	Household Gross ANNUAL Income
Studio (428 ft²)	\$1,575	\$3,150	\$37,800
1 (648 ft²)	\$1,686	\$3,372	\$40,464
2 (883 ft²)	\$2,027	\$4,054	\$48,648
3 (1,106 ft²)	\$2,253	\$4,506	\$54,072

- After completing the above steps, apply with a Rental Application, and **take your application, identification and proof of income to the office:**

Chamberlain Property Management
2653 Roosevelt Street, Suite D, Carlsbad, CA 92008
Tel: (760) 434-7373

The Leasing Team at Chamberlain Property Management will screen all applicants by confirming income, reviewing credit, and contacting previous landlords. We cannot accept individuals with an eviction on their record. We will do our best to create a satisfactory experience during your application process.