

# Welcome!

Affordable Housing Random Selection

## The District North Market

In the Borough of Montvale, Bergen County

Your mics & cameras have been muted.  
We will begin at 11:00 a.m. EST.



**Piazza & Associates**

August 4, 2022

# Piazza & Associates, Inc.

- ❖ Dedicated to helping households find affordable housing in New Jersey since 1994
- ❖ We are not the owner, developer or manager
- ❖ Administrative Agents for Affordable Housing
- ❖ Agents for the municipality
  - ❖ Affirmative Marketing & Application Services
  - ❖ Wait List Administration
  - ❖ Process Final Application & Certify Eligible Applicants

# The District North Market



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DISTRICT  
NORTH MARKET

- ▶ 44 One-, Two- and Three- Bedroom Affordable Apartments

# The District North Market

## ► Rents

One Bedrooms	Income Level	Monthly Rent
1	Very Low Income	\$508
3	Low Income	\$936
4	Moderate Income	\$1,166

# The District North Market

## ► Rents

Two Bedrooms	Income Level	Monthly Rent
4	Very Low Income	\$597
9	Low Income	\$1,110
13	Moderate Income	\$1,386

# The District North Market

## ▶ Rents

Three Bedrooms	Income Level	Monthly Rent
1	Very Low Income	\$676
4	Low Income	\$1,269
5	Moderate Income	\$1,588

# The District North Market

## ▶ Maximum Incomes – Region 1

HH#	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons
Very Low	\$24,286	\$27,756	\$31,225	\$34,695	\$37,470	\$40,246
Low Inc	\$40,477	\$46,260	\$52,042	\$57,825	\$62,451	\$67,077
Moderate	\$64,764	\$74,016	\$83,267	\$92,519	\$99,921	\$107,323

*April 2022*

# The District North Market

- ▶ For those who receive a Final Application...
- ▶ Applicants must contact the property leasing office and complete their paperwork within 7 days
- ▶ Applicants must submit a Final Application for Affordable Housing to Piazza within 14 days
- ▶ Applicants must meet deadlines to keep priority
- ▶ Final Applicants are subject to:
  - Tenant Selection Criteria per the Landlord
  - Affordable Housing Criteria per Piazza



# The District North Market

- ▶ Being number 1 does not guarantee an apartment
- ▶ Being number 100 does not exclude you
- ▶ The household applying MUST be the same as the household residing
- ▶ Apartment MUST be principal residence of tenant
- ▶ Tenants MUST abide by the lease terms
- ▶ Maximum rent increases are regulated

# The District North Market



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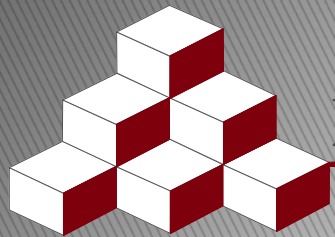
<https://www.piazzanj.com/property/the-district-north-market/>

# Thank you!

Download Applications: [www.HousingQuest.com](http://www.HousingQuest.com)

Email us: [Info@HousingQuest.com](mailto:Info@HousingQuest.com)

Phone us at: 609-786-1100, Press 5



**Piazza & Associates**