

LOTTERY APPLICATION
PERIOD NOW OPEN!



DEADLINE TO APPLY:
February 22, 2024



Hyde Park, Massachusetts

APPLY TODAY! Studio, One- & Two-Bedroom Senior (62+) Apartments

Pennrose, in partnership with LGBTQ Senior Housing Inc., is developing 74 brand new LGBTQ+ affirming apartments for seniors 62 and older in the Hyde Park neighborhood of Boston. The 120 year old former William Barton Rogers School is currently undergoing a historic rehabilitation. Rent-restricted studio, one- and two-bedroom apartments will be available to households and individuals at various income tiers (30%, 50%, 60%, 80% and 100% of Area Median Income). Several apartments will be set aside for homeless individuals. A housing lottery will be conducted, and 70% of the apartments will carry a City of Boston resident preference during the initial lease up of the community.

COMMUNITY AMENITIES:

- Two private resident lounges and sunroom
- Large event and gallery spaces
- Classrooms for continued learning opportunities
- Resident cinema
- Fitness center
- On-site laundry facilities
- Elevators and secured access entry to building
- Courtyard and professionally landscaped grounds
- On-site supportive services available to all residents, including LGBTQ Programming and Services
- On-site professional management team and maintenance with 24-hour emergency call service

RESIDENCE FEATURES:

- Modern kitchen including dishwasher and electric range
- Central A/C
- Pet-friendly (restrictions apply)
- Resident is responsible for electric (heating, cooling, hot water) and cable.



Contact Us:

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E: ThePryde@Pennrose.com

ThePryde.com

PENNROSE
Bricks & Mortar | Heart & Soul

*Income Restrictions Apply



HOW TO APPLY TO THE LOTTERY

As mandated by the City of Boston, you must first complete the application request form available at **ThePryde.com**. Upon completion of the form, you will be automatically redirected to complete the online application. All lottery applications MUST BE submitted by February 22, 2024. **WE HIGHLY ENCOURAGE YOU TO COMPLETE THE APPLICATION ONLINE.** You may request via the application request form to receive the application in a different language and also to have a PDF application emailed to you. If you do choose to submit a paper application, it must be postmarked no later than Thursday, February 22, 2024 and mailed to: PO BOX 366341, Hyde Park, MA 02136.

The lottery will be scheduled and announced via email following the end of the application period. The lottery is conducted remotely, applicants in the lottery will receive the recording and a copy of the presentation.

INCOME LIMITATIONS & RENTS

(Effective 6/2023 and subject to change) *8 (4 Studio and 4 1BR) Homeless Set-aside units will be filled through direct referral from HomeStart.

Unit Size	Household Size	Qualifying Household Income Range	% AMI	Monthly Rent
Studio	1 person	Up to \$31,170	30%*	Based on Income
	2 people	Up to \$35,640		
	1 person	\$36,690 - \$51,950	50%	\$1,223
	2 people	\$36,690 - \$59,400		
	1 person	\$44,490 - \$62,340	60%	\$1,483
	2 people	\$44,490 - \$71,280		
	1 person	\$48,300 - \$87,276	80%	\$1,610
	2 people	\$48,300 - \$99,792		
	1 person	\$66,660 - \$103,900	100%	\$2,222
	2 people	\$66,660 - \$103,900		
1 Bedroom	1 person	Up to \$31,170	30%*	Based on Income
	2 people	Up to \$35,640		
	1 person	\$39,210 - \$51,950	50%	\$1,307
	2 people	\$39,210 - \$59,400		
	1 person	\$44,460 - \$62,340	60%	\$1,482
	2 people	\$44,460 - \$71,280		
	1 person	\$57,960 - \$87,276	80%	\$1,932
	2 people	\$57,960 - \$99,792		
	1 person	\$70,350 - \$103,900	100%	\$2,345
	2 people	\$70,350 - \$103,900		
2 Bedroom	2 people	\$53,310 - \$71,280	60%	\$1,777
	3 people	\$53,310 - \$80,160		
	4 people	\$53,310 - \$89,040		
	2 people	\$73,350 - \$99,792	80%	\$2,445
	3 people	\$73,350 - \$112,224		
	4 people	\$73,350 - \$124,656		
	2 people	\$84,060 - \$118,800	100%	\$2,802
	3 people	\$84,060 - \$133,600		
4 people	\$84,060 - \$148,400			