

El Jardin

425 Garden Street | Santa Barbara, CA 93101
eljardin@cirrusami.com | www.ElJardinLiving.com

Do I Qualify?

Thank you for your interest in our brand-new affordable rentals at El Jardin. Conveniently located at 425 Garden Street, Santa Barbara, CA 93101. El Jardin consists of 36 Apartment homes of which 6 are designated as affordable units. We have three 2-bedroom units for households up to 4 persons earning no more than 50% of area median income, two 2-bedroom units for households up to 4 persons earning no more than 120% of area median income and one 3-bedroom unit for up to 5 persons earning no more than 50% of the area median income.

| 4. Income Minimums - | Unit | NET | Income | Income |
|-------------------------|--------------|----------|----------|-----------|
| | Type | Rent | Monthly | Yearly |
| | 2 Bed (50%) | \$ 1,098 | \$ 2,744 | \$ 32,929 |
| | 2 Bed (120%) | \$ 2,372 | \$ 5,931 | \$ 71,168 |
| Ratio = 2.5 | 3 Bed (50%) | \$ 1,174 | \$ 2,936 | \$ 35,228 |

Residents are responsible for:

Electricity, Water, Sewer, Trash, Cable and Internet.

We also accept pets, we do have some breed restrictions. Pets must be registered with Pet Screening. Please visit our website ElJardinLiving.com for details.

Eligibility Requirements:

- Must be a citizen of the United States or a resident alien
- Must be at least eighteen (18) years of age
- Must occupy the unit as a primary residence
- Must have satisfactory credit history and criminal check
- Must meet household income limits



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¿Cumpló los requisitos?

Gracias por su interés en nuestros nuevos alquileres asequibles en El Jardín. Convenientemente ubicados en 425 Garden Street, Santa Bárbara, CA 93101. El Jardín cuenta con 36 apartamentos, de los cuales 6 están designados como unidades asequibles. Tenemos tres unidades de 2 habitaciones para hogares de hasta 4 personas que ganan no más del 50% del ingreso medio del área, dos unidades de 2 habitaciones para hogares de hasta 4 personas que ganan no más del 120% del ingreso medio del área y una unidad de 3 habitaciones para hasta 5 personas que ganan no más del 50% del ingreso medio del área.

| 4. Income Minimums - | Unit | NET | Income | Income |
|-------------------------|--------------|----------|----------|-----------|
| | Type | Rent | Monthly | Yearly |
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| | 2 Bed (120%) | \$ 2,372 | \$ 5,931 | \$ 71,168 |
| Ratio = 2.5 | 3 Bed (50%) | \$ 1,174 | \$ 2,936 | \$ 35,228 |

Los residentes son responsables de:

Electricidad, agua, alcantarillado, recolección de basura, televisión por cable e internet. También aceptamos mascotas, aunque tenemos algunas restricciones de raza. Las mascotas deben estar registradas en Pet Screening. Visite nuestro sitio web ElJardinLiving.com para obtener más información.

Requisitos de elegibilidad:

- Debe ser ciudadano de los Estados Unidos o residente extranjero
- Debe tener al menos dieciocho (18) años de edad
- Debe ocupar la unidad como residencia principal.
- Debe tener un historial crediticio satisfactorio y una verificación de antecedentes penales.
- Debe cumplir con los límites de ingresos familiares.



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- The total gross household income shall not exceed the designated 50% and 120% AMI income limit, as of April 2025:

| 1. Income Limits | City of Santa Barbara (Very-Low) | City of Santa Barbara (Moderate) |
|------------------|----------------------------------|----------------------------------|
| | 50% | 120% |
| 1 Person | \$61,800 | \$95,172 |
| 2 Person | \$70,600 | \$108,768 |
| 3 Person | \$79,450 | \$122,364 |
| 4 Person | \$88,250 | \$135,960 |
| 5 Person | \$95,350 | \$146,837 |
| Effective Date: | 4/1/2025 | |
| Median Income: | \$113,300 | |

- Maximum Occupancy:

| Occupancy Limits: | MIN | MAX |
|-------------------|-----|-----|
| 2 Bedrooms | 2 | 4 |
| 3 Bedrooms | 3 | 5 |

Please note that the maximum affordable rent limits are also subject to adjustments when the median income for Santa Barbara County changes. Area median income limits are established by HUD as published by the Santa Barbara Housing Authority and vary in each county per household size.

Application Procedures:

Complete the attached "Application For Affordable Unit". Please answer all questions and do not leave any blanks. If an item does not apply, answer "no" or "n/a".

To be entered into the lottery, email the completed and signed application to:

ElJardin@cirrusami.com - or - mail the completed application to the property: El Jardin, 425 Garden Street, Attn: Lottery, Santa Barbara, CA 93101. We will accept lottery applications until the lottery is closed and drawing scheduled. Updates on the lottery will be posted on our website **ElJardinliving@cirrusami.com**. All candidates who submit an application will be personally notified prior to the lottery date regarding their eligibility status. If your application is selected, you will be notified.



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- El ingreso bruto total del hogar no deberá exceder el límite de ingreso designado del 50 % y del 120 % del AMI, a partir de abril de 2025:

| 1. Income Limits | City of Santa Barbara (Very-Low) | City of Santa Barbara (Moderate) |
|------------------|----------------------------------|----------------------------------|
| | 50% | 120% |
| 1 Person | \$61,800 | \$95,172 |
| 2 Person | \$70,600 | \$108,768 |
| 3 Person | \$79,450 | \$122,364 |
| 4 Person | \$88,250 | \$135,960 |
| 5 Person | \$95,350 | \$146,837 |
| Effective Date: | 4/1/2025 | |
| Median Income: | \$113,300 | |

- Ocupación máxima:

| Occupancy Limits: | MIN | MAX |
|-------------------|-----|-----|
| 2 Bedrooms | 2 | 4 |
| 3 Bedrooms | 3 | 5 |

Tenga en cuenta que los límites máximos de alquiler asequible también están sujetos a ajustes cuando cambia el ingreso medio del condado de Santa Bárbara. Los límites de ingreso medio del área son establecidos por el HUD según lo publicado por la Autoridad de Vivienda de Santa Bárbara y varían en cada condado según el tamaño del hogar.

Procedimientos de solicitud:

Complete la "Solicitud de Vivienda Asequible" adjunta. Responda a todas las preguntas y no deje ninguna en blanco. Si alguna pregunta no aplica, responda "no" o "n/a".

Para participar en la lotería, envíe la solicitud completa y firmada por correo electrónico a: ElJardin@cirrusami.com También puede enviar la solicitud completa por correo a: El Jardín, 425 Garden Street, Attn: Lotería, Santa Bárbara, CA 93101. Aceptaremos solicitudes de lotería hasta que esta se cierre y se programe el sorteo. Las actualizaciones sobre la lotería se publicarán en nuestro sitio web ElJardinliving@cirrusami.com. Todos los candidatos que presenten una solicitud serán notificados personalmente antes de la fecha del sorteo sobre su elegibilidad. Si su solicitud resulta seleccionada, se le notificará.



El Jardin APPLICATION FOR AFFORDABLE UNIT

The information provided in this application form will be utilized to determine your eligibility for the Affordable Unit. Qualified applications will be placed into the lottery selection process. Lottery chosen candidates will be required to provide any additional applicant verification information to determine eligibility. Please provide all the information and documentation requested. Failure to provide complete information, or misinformation, may result in denial of eligibility. This is an application and gives no lease or rental rights.

| LESEE INFORMATION | | | |
|-----------------------------|-----------------------------|------------------------------|---------------|
| LAST NAME | FIRST NAME & MIDDLE INITIAL | SSN | DATE OF BIRTH |
| | | | |
| CURRENT ADDRESS | | | |
| | | | |
| PHONE 1 | PHONE 2 | EMAIL ADDRESS | |
| | | | |
| Are you 18 or older? | | Are you a U.S. citizen? | |
| Have you ever been evicted? | | Are you a veteran? | |
| Convicted of a felony? | | Duration at current address? | |
| Please explain: | | | |

| CO-LESEE INFORMATION | | | |
|-----------------------------|-----------------------------|------------------------------|---------------|
| LAST NAME | FIRST NAME & MIDDLE INITIAL | SSN | DATE OF BIRTH |
| | | | |
| CURRENT ADDRESS | | | |
| | | | |
| PHONE 1 | PHONE 2 | EMAIL ADDRESS | |
| | | | |
| Are you 18 or older? | | Are you a U.S. citizen? | |
| Have you ever been evicted? | | Are you a veteran? | |
| Convicted of a felony? | | Duration at current address? | |
| Please explain: | | | |



UNITS AVAILABLE

| | |
|--|---|
| What affordable unit are you applying for? | <input type="checkbox"/> 2-BR <input type="checkbox"/> 3-BR |
| How did you learn of the affordable units available? | |

HOUSEHOLD COMPOSITION

| MEMBERS | NUMBER OF ADULTS | NUMBER OF MINORS | TOTAL NUMBER IN HOUSEHOLD |
|---|------------------|------------------|---------------------------|
| Indicate your expected household members: | | | |
| Additional members anticipated in next 12 mo. | | | |

HOUSEHOLD INCOME

Income: Indicate below income received from all sources by all members of the household. Sources may include employment, social security, aid to families with dependent children, alimony and child support, pensions, interest and dividends and unemployment benefits on an annual basis

| | |
|--|--|
| TOTAL HOUSEHOLD'S ESTIMATED ANNUAL INCOME: | |
|--|--|

Assets: Indicate below the total estimate value of all net household assets for all members, including minors of the household. Assets mean the value of equity in real property, such as savings, stocks, bonds, and other forms of capital investments. Do not include personal automobiles or furniture

| | |
|--|--|
| TOTAL ESTIMATED VALUE OF ALL NET HOUSEHOLD ASSETS: | |
|--|--|

EMPLOYMENT HISTORY

| LESEE EMPLOYER NAME | POSITION HELD | START DATE | END DATE |
|----------------------|--------------------|-----------------|----------|
| | | | |
| MAILING ADDRESS | | | |
| | | | |
| SUPERVISOR NAME | PHONE | EMAIL ADDRESS | |
| | | | |
| STARTING RATE OF PAY | ENDING RATE OF PAY | MAY WE CONTACT? | |
| | | | |



| CO-LESEE EMPLOYER NAME | POSITION HELD | START DATE | END DATE |
|------------------------|--------------------|-----------------|----------|
| | | | |
| MAILING ADDRESS | | | |
| | | | |
| SUPERVISOR NAME | PHONE | EMAIL ADDRESS | |
| | | | |
| STARTING RATE OF PAY | ENDING RATE OF PAY | MAY WE CONTACT? | |
| | | | |

DISCLAIMER / AUTHORIZATION / LEGAL STATEMENT

To the best of our knowledge and belief, I/We certify that the foregoing information is true, complete, and correct.

I/We understand that inquiries may be made to verify the information in this form and false statements or omissions are grounds for disqualification and/or prosecution under the full extent of applicable California law.

I/We understand that any of the information provided will be used to determine initial eligibility for substantial public benefit and any and all information contained in the records can and will be used for monitoring, auditing and establishing eligibility for the Affordable Units; otherwise, this information is confidential.

I/We certify that if selected, I/we will participate in the City of Santa Barbara mandated annual income recertification procedures.

I/We certify that if selected, I/we will occupy the unit as our primary residence and understand that we are not permitted to sublet part or all of the unit under any circumstances.

Signatures of all persons over 18:

SIGNATURES

| PRINTED NAME | SIGNATURE | DATE |
|--------------|-----------|------|
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |

