

## **YWCA METRO VANCOUVER**

### **YWCA Housing – Predetermined Rent Eligibility & Criteria**

**Predetermined Rent housing charges are a fixed amount set below the average market rent for the community. (There may be annual increases to the housing charge.) Applicants and tenants have to fall between the minimum and maximum income limits set for the housing units.**

Before you begin your application please review the frequently asked questions sections and gather the following information:

- Full name and date of birth of any child who would live with you
- Addresses and landlord information for all of the places you have lived over the past 5 years
- Monthly gross family income
- The value of any assets you may have (including bank accounts, RRSPs, investments, real estate, etc.)

#### **Tenant qualification criteria includes, but is not limited to:**

- 1) You are a single mother who can live independently (with minimal supports).
- 2) You are a single mother with dependent children. “Dependent” is defined as a child under 19 years of age, or
  - a) a child of any age who, because of mental or physical infirmity, is accepted as a dependent for income tax purposes; or
  - b) a child under 25 years of age and in full-time attendance at a college, university, or vocational institution which provides a recognized diploma, certificate or degree. “Full-time attendance” is defined as enrolment in the minimum number of credit courses specified by the institution to constitute full-time, enrolment in a minimum 15 hours of classroom instruction per week, or enrolment in 9 credits in each school term.
- 3) One or more children in your care at least 40% of the time.
- 4) Your family income will need to fall between within the established Gross housing income limits.

5) The 2018 Limits are:

<b>Como Lake Mews</b>		
<b>Number of Bedrooms</b>	<b>Minimum Income</b>	<b>Maximum Income (HILS)</b>
<b>Two Bedrooms</b>	\$ 27,000	\$ 58,000
<b>Three Bedrooms</b>	\$ 30,000	\$ 68,000

<b>Pacific Spirit Terrace</b>		
<b>Number of Bedrooms</b>	<b>Minimum Income</b>	<b>Maximum Income (HILS)</b>
<b>Two Bedrooms</b>	\$ 35,000	\$ 58,000
<b>Three Bedrooms</b>	\$ 42,000	\$ 68,000

- 6) Have reliable and positive previous housing references.
- 7) Your admission to our housing development will not endanger the welfare and safety of other tenants.