Dear Affordable Housing Applicant:

In order to be eligible for an affordable housing unit, you must meet certain income limits as determined by the Affordable Housing Professionals of New Jersey (AHPNJ). Income limits are determined by housing region. The housing units of interest to your household are located in Housing Region 5, which includes the following counties: Burlington, Camden, and Gloucester. Income limits can vary from year to year and depend upon the number of persons in the household. The income limits for 2021 (as of 4/2/2021) are:

2021 Regional Income Limits for Affordable Housing Region 5			
Number of persons in household	Maximum Annual Income Very Low-Income Units	Maximum Annual Income Low – Income Units	Maximum Annual Income Moderate – Income Units
1	$20,286	$33,810	$54,096
2	$23,184	$38,640	$61,824
3	$26,082	$43,470	$69,552
4	$28,980	$48,300	$77,280
5	$31,298	$52,164	$83,462
6	$33,617	$56,028	$89,645
7	$35,935	$59,892	$95,827
8	$38,254	$63,756	$102,010

When you have identified a potential development for which you would like to apply, you will be asked to submit a preliminary application. Once the Administrative Agent approves your preliminary application for the housing in the development of your choosing, you will be placed in an applicant pool of eligible buyers. When a unit becomes available, the list will be randomized. If you are the first person selected, you will be invited to view the unit to see if you are interested. If you are not interested, the next person on the list will be contacted, and so forth.

Please note that when the next unit becomes available, the list is re-randomized, meaning that you will not receive preference for the next available unit. If you are interested, you will be required to submit all necessary documentation and income verification, as well as meet any credit requirements of the developer, in order to be certified for occupancy. If the unit is for purchase, you will be required to obtain a mortgage.

If you are certified as an eligible occupant, you are eligible to move into the unit. If you do not meet all certification criteria, you will be removed from the applicant pool list and must reapply when, and if, you meet the income requirements.