

MONETA ♦ POINTE

AFFORDABLE HOUSING AGREEMENT

Steps to apply for the affordable housing program. Please verify the following:

Your household size must be 2-3 people (including children)

Your income must be within the range of:

- AMI for one-person household in Los Angeles County for 2023 is \$68,750 making the 50-80% income range **\$34,375-\$55,000**
- The Area Median Income (AMI) of a two-person household in Los Angeles County for 2023 is \$78,550 making the 50-80% income range **\$39,275-\$62,840**
- AMI of a three-person household in Los Angeles County for 2023 is \$88,400 making the 50-80% income range **\$44,200-\$70,720**

If you have assets, you must declare those assets on page 2 of exhibit B of the City Application. Assets include bank accounts, cars, investments, etc.

Once you confirm that you are eligible for the program based on that information, you will need to get pre-qualified by the lender to ensure you can get a loan for your purchase. The Preferred lender is Herm Cundall at Loan Depot. You can start your application on his website by following this link: [Loan Depot](#)

After you are pre-qualified with the lender, you will need to read the City of Gardena's Affordable Housing Application (which can be found on our website at the following link: [Moneta Pointe Affordable Application](#)) and fill out the Application's three exhibits.

Please deliver the application to the Moneta Point Sales Office, along with all of the documents requested at the bottom of Page 3 of Exhibit B. Those items include but are not limited to:

- The two most recent months' worth of paycheck stubs for all household members who will be occupying the Affordable Unit
- Two years of tax returns for all household members who will be occupying the Affordable Unit
- A copy of your social security card for all household members who will be occupying the Affordable Unit
- A copy of your state issued ID for all household members who will be occupying the Affordable Unit
- The two most recent months of bank statements for all your accounts for all household members who will be occupying the Affordable Unit
- The two most recent months' worth of investment account statements for all your accounts for all household members who will be occupying the Affordable Unit
- Employment verification from your employer (you can acquire this from your HR department or your supervising manager)
- If you receive alimony, disability, welfare, or unemployment benefits, you will need to submit verification documents for whichever of those benefits apply to your household



Made in Southern California

Buyer is not required to finance through Affiliated Lender to purchase a home; however, Buyer must elect to utilize the services of the Affiliated Lender for convenience purposes to participate in the Reservation Program and to receive certain promoted incentives as outlined in Buyer's specific Purchase Agreement, which may differ by time, home selected, community and jurisdiction or contain other qualifying criteria. All loans are subject to underwriting and loan qualification of the lender. Services not available in all states. Rates, terms, and conditions offered are subject to change without notice. All information (including, but not limited to prices, views, availability, school assignments and ratings, incentives, floor plans, elevations, site plans, features, standards and options, assessments and fees, planned amenities, programs, conceptual artists renderings and community development plans) is not guaranteed and remains subject to change, availability or delay without notice. Any community improvements, recreational features and amenities described are based on current development plans, which are subject to change and under no obligation to be completed. Maps and plans are not to scale, are not intended to show specific detailing and all dimensions are approximate. Featured Showcase Homes current prices shown above exclude furniture, decorative accessories and closing costs and already includes any homesite premium. Seller installed options and upgrades: Buyer selected options are no longer available. Featured Showcase Homes subject to prior sale. This communication is for informational purposes only and not an offering in any state where prohibited or otherwise restricted by law. Please see a Melia Homes Sales Manager for details and [www.meliahomes.com](#) for additional disclaimers. Melia Homes Inc. DRE License #01881347, LLC. All rights reserved.