

*****APPLY NOW—ANTICIPATED LOTTERY IN LATE SUMMER 2024*****

INFORMATION ON AFFORDABLE RENTAL UNITS IN THE TOWNSHIP OF BERNARDS

18 Columbia Road

18 Columbia Road, Basking Ridge, NJ 07920

One (1) low-income apartment is located in the Township of Bernards. The unit is being rented under the NJ Low and Moderate Income Affordable Housing Program.

Rental rates based on the Affordable Housing guidelines and regulations and are approximate.

Type of Unit	# Units	Rent (Approx.)	Sq. Ft.
1 BR Low	1	\$1,161	865 sq. ft.

FEATURES

- First Floor Unit
- Tenant pays all utilities: sewer, water, garbage removal, electricity, natural gas and cable.
- Washer/Dryer in Unit
- Refrigerator/Dishwasher
- Gas stove/heat
- Cable ready
- Central Air
- Ceramic tile floors throughout
- Pets are not allowed
- One Assigned Parking Spot
- Lyons Mall (approx. ½ mile away)
- Transportation- Bus and Train within walking distance (approx. ½ mile away)

REQUIREMENTS

- Unit is **restricted to a one or two-person household** and your household must be income certified/qualified under the NJ Low/Moderate Income Housing Guidelines
- Random selection (Lottery) may be held when the unit becomes available and priority will be given to residents who live or work in Region 3 (Somerset, Middlesex and Hunterdon Counties).
- This affordable **rental complex has a credit/criminal background policy** that applicants must pass before the household can occupy the unit. See credit/co-signor requirements on other side of this page for more details. The credit/background is done with the landlord after CJHRC has processed and approved your application/documentation. You should review the credit/background policy **PRIOR** to applying to make sure you will be able to meet the credit criteria.

FEES

- 1st Month rent and a 1 ½ month security required
- Key deposit of \$85
- Fire Inspection fee of \$25

CJHRC has made every effort to provide you with the most current and accurate information. CJHRC cannot be held responsible for inaccurate, misinterpreted or outdated information contained herein.

For applications and details of the process contact:

- **Central Jersey Housing Resource Center (CJHRC) office:** Hours: Monday-Friday 9-5
92 East Main St. Suite 407, Somerville, NJ 08876 – (908) 446-0036
- **18 Columbia Road office:** Hours: Monday –Friday 9-5
21 Columbia Road, Basking Ridge, NJ 07920 - Phone: (908) 578-0319

CREDIT/CO-SIGNOR/OTHER REQUIREMENTS **BERNARDS TOWNSHIP - SOMERSET COUNTY**

THE ENCLAVE AT DEWY MEADOWS and CROWN COURT

Contact: Bernard's Plaza Associates LLC, Management office (908) 213-5343

Credit: Applicant must have passed a credit and background check with The Enclave at Dewy Meadows or Crown Court within the last 90 days. Must have an acceptable credit history, this will include checking for bankruptcies, evictions, judgments for possession and unpaid/paid tax liens.

Co-signor: NOT ACCEPTED

Rental History: Current and previous landlords will be contacted to inquire about rent repayment history.

Criminal History: Effective 1/1/22 the Fair Chance in Housing Act was put in effect. This means with limited exceptions, housing providers/landlords who have not made a conditional offer cannot make applicants fill out any type of form that includes questions about their criminal background. Only after approving an applicant and making a conditional offer can a housing provider/landlord ask about criminal history or do a background check. In most cases, you cannot be denied simply for having a criminal record. However, the unit can be rescinded based on the applicant's criminal history in certain circumstances. In those cases, a written notice explaining the decision and reasons must be provided. Applicants then should have a chance to dispute the issue(s) in case of errors or other mitigating factors. Questions should be addressed with the entity noted as Contact for the complex.

Cost of Credit/background check and landlord application processing: A charge of \$85.00 (personal check accepted) for each applicant over the age of 18 is required. This fee is nonrefundable should the applicant be denied. Credit checks are good for 3 months.

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18 COLUMBIA ROAD

Contact: Louis Madden, (908) 578-0319

Credit: Applicant must have passed a credit and background check within the last 90 days. Must have an acceptable credit history, which includes but not limited to a search for bankruptcies, evictions, judgments for possession and unpaid/paid tax liens.

Co-signor: Co-signors are not accepted.

Rental History: Current and previous landlords will be contacted to inquire about rent payment history.

Criminal Background History: A criminal background check will be conducted upon the Landlord issuing a conditional offer for rental. The applicant is advised that, in accordance with the law, an offer for rental may be rescinded based upon the result of the criminal background check.

Cost of Credit/background check and landlord application processing: A charge of \$75.00 (personal check accepted) for each applicant over the age of 18 is required. This fee is nonrefundable should the applicant be denied. Credit checks are good for 3 months.

These guidelines represent the requirements of the Management of this individual rental property. Although every effort has been made to provide you with the most accurate, current and clear information possible, the Central Jersey Housing Resource Center (CJHRC) cannot be responsible for inaccurate, misinterpreted or outdated information contained herein.

***Directions to Central Jersey Housing Resource Center (CJHRC) office**

92 E. Main St. (Rt. 28) Suite 407 (4th Floor) 908-446-0036. Business hours are 9:00 AM to 5:00 PM.

FROM THE NORTH: Take Route 287 South to Exit 17. Landmark: Pass Bridgewater Commons Mall on left; stay to right. Turn right onto Route 22 East. Immediately after the 2nd overpass, turn right onto Grove Street (just past Kentucky Fried Chicken). Go straight until East Main St. and make a left.

FROM THE SOUTH (Via Route 287): Take Route 287 North to Route 22 West. Landmarks: Pass Bank of America on the right. Immediately after the 1st overpass, turn right (see sign for Somerville). Bear right, go up over the overpass; this leads to Grove Street. Go straight until East Main St. and make a left.

FROM THE SOUTH (Via Route 206): Take Route 206 North. Landmark: On Route 206 North approaching Somerville, look for a low stone wall on left (Duke Gardens). Shortly past this wall, turn right onto Bridge Street (Somerville). At 2nd traffic light, turn right onto East Main Street.

FROM THE EAST: Take Route 22 West. Go under Route 287 overpass in Bridgewater. Landmarks: Pass Bank of America on the right. Immediately after the next overpass, turn right (see sign for Somerville). Bear right, go up over the overpass; this leads to Grove Street. Go straight until East Main St. and make a left.

FROM THE WEST: Take Route 22 East into Somerville Landmark: Pass Ethicon Inc. on left. Immediately after the 2nd overpass, turn right onto Grove Street (just past Kentucky Fried Chicken). Go straight until East Main St. and make a left.

Entrance to parking deck is on the right side. Park in the deck and enter to the building. Use elevator to 4th Floor. Our office is on the right.