

Kanso

MPDU Program FAQs

In an effort to process your application in a timely and efficient manner please review the following:

Q > WHEN WILL I BE ABLE TO SUBMIT AN APPLICATION?

A > The online application will be available on our website beginning August 3 at KansoTwinbrookMPDU.com. To request a paper application, you will need to email TwinbrookAH@avalonbay.com.

Q > HOW DO I KNOW IF I QUALIFY FOR THIS PROGRAM?

A > You must qualify based on your household's total annual gross income. Income limits can be found at KansoTwinbrookMPDU.com.

Q > I HAVE A CERTIFICATE OF ELIGIBILITY FOR THE MPDU PROGRAM. DOES THAT APPLY HERE?

A > Yes, as long as the certificate has not expired. Certificates are valid for 2 years from the date they are received.

Q > WHEN ARE APARTMENTS AVAILABLE FOR MOVE IN?

A > Apartments will be available beginning early November 2020 thru March 2021.

Q > DO YOU ACCEPT HOC VOUCHERS?

A > Yes.

Q > HOW WILL YOU BE COMMUNICATING WITH ME?

A > We will contact you via telephone, email and/or U.S. mail, based on the contact information provided with your online application. Primary contact methods will include phone and email. It is your responsibility to update us if there are any changes to your contact information.

Q > I OWN REAL ESTATE. CAN I STILL APPLY?

A > Households must not own or have owned real estate within the last 5 years prior to application for an MPDU unit.

Q > AM I GUARANTEED AN APARTMENT? WHAT IF I HAVE PRIORITY?

A > No one is guaranteed an apartment. Apartments will be offered first come, first serve, based on date & time of your application submission AND you must qualify based on program requirements. There are no priority points being given for this program.

Q > CAN I APPLY FOR MORE THAN ONE BEDROOM SIZE?

A > Yes, we allow two persons per bedroom plus one.

Note: A husband and wife, or those in a similar living arrangement, shall be required to share a bedroom. Other household members may share but shall not be required to share a bedroom. Minimum occupancy requirement is one person per bedroom.



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Q > HOW MANY AFFORDABLE APARTMENTS WILL BE AVAILABLE?

A > There will be a total of **30** affordable apartments (6 studios, 14 one bedrooms, 7 two bedrooms and 3 three bedrooms).

Q > WHEN CAN I VIEW THE APARTMENTS?

A > Once a model apartment is available, we will provide pictures and virtual tour information on the website. Once the building is open, our showroom can be visited and has additional digital information. In-person tours and staffing are very limited and can be coordinated by contacting TwinbrookAH@avalonbay.com in the Fall of 2020.

Q > I SUBMITTED AN APPLICATION. NOW WHAT?

A > Applicants will be contacted in order of application date and time of submission (first come, first serve). When contacted, you will have 3 business days to complete a credit application and pre-select an apartment (Apartment assignment will be pending credit approval). The application fee is \$25 per person (over 18 years of age). The application fee is non-refundable.

You will be contacted with confirmation of your apartment assignment. Tentative move-in date will be based on your unit selection and final apartment assignment (move-in is subject to final approval and any construction delays).

Prior to move in you will be required to pay a security deposit in the amount of \$250 or one month rent pending credit approval.

Approximately 90 to 120 days prior to move in you will be required to provide additional documents for final verification of household income. (Move in is subject to final approval)

If you are not contacted to pre-select an apartment, you will be automatically added to the waitlist in the order of application submission. You will be contacted as apartments become available in the order of the waitlist.

Q > AM I ALLOWED TO HAVE A GUARANTOR?

A > No, guarantor or co-signer not permitted.

Q > WHAT WILL MY RENT BE UPON MOVE IN?

A > The current rents can be found at KansoTwinbrookMPDU.com. Current advertised rents are subject to change annually (typically in the spring). Rent will be pro-rated based on move-in date.

Q > BESIDES RENT, WHAT AM I RESPONSIBLE FOR?

A > You will be responsible for gas, electric, water, sewer, renter's insurance, phone, Wi-Fi, and cable. The building is pre-installed for Boingo Wi-Fi as an optional enrollment, paid in conjunction with rent.

Q > IS THERE PARKING AVAILABLE AT THE COMMUNITY?

A > Yes, parking will be available for an additional fee, paid to the parking operator (not included with rent). In order to enroll, you will need to contact the parking garage operator directly at <https://www.goodspeedparking.com/twinbrook>. The cost of your first parking space is \$35/month. Additional spaces will cost \$70/month. These prices are subject to change at any time for the following month and you will be notified. The garage also offers hourly and daily rates and electric vehicle charging. Note that the parking garage has a maximum height of 7 feet and only allows for cars or small van/truck entry.



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Q > DOES THIS BUILDING HAVE AN ELEVATOR?

A > No, However the parking garage allows for direct entry to every floor of the building along with multiple stair access points.

Q > DOES THIS BUILDING HAVE ELECTRONIC LOCKS?

A > Yes, the Latch System is installed to allow residents access to the building and their apartment using either a smart phone application or a 7-digit PIN code. Each resident can allow for guest entry directly. The locks have an embedded camera system to take pictures of all guests. For more information on this system, see Latch.com.

Q > AM I ALLOWED TO HAVE A PET?

A > Pets are not permitted at this community.

Q > IS THIS A SMOKE FREE COMMUNITY?

A > Yes.

