

REID COMMONS FREQUENTLY ASKED QUESTIONS

Design:

Q: What is the square footage of the one- and two-bedroom apartments?

A: One-bedroom apartments are approximately 632 square feet and the two-bedroom apartments are 969 square feet. You can review floor plans on the Cathedral Square website. <https://cathedralsquare.org/>

Q: How many washer/dryers are there? Are there any apartments with washer/dryer hookups?

A: There are four pairs of washer/dryers located in a laundry room on the second floor. There are no apartments with washer/dryer hookups.

Q: Does the two-bedroom apartment have a bath and a half?

A: No, there is a single bathroom in all one and two-bedroom apartments.

Q: Is there insulation to prevent/reduce noise?

A: Yes, this was taken into consideration during the design process, and we used an acoustical engineer to manage this.

Q: Is there AC? Can tenants control heat and air?

A: Yes, there is AC. Tenants are able to control the heating and cooling in their units.

Q: Security of building? Security cameras?

A: All exterior doors locked at all times, and the main entry has a keypad. Residents will have a key to enter the building and another for their unit. Yes, there are both exterior and interior security cameras.

Q: Is Wi-Fi provided? Is there Cable?

A: Yes, there is Wi-Fi available, but it is mainly for community spaces and is not guaranteed to reach inside apartments. You may need to purchase your own Wi-Fi for inside your apartment. There will be wiring for Consolidated and Comcast, residents will have the option to purchase their own services through these providers.

Eligibility:

Q: When will the application become available?

A: Applications will be live in mid-May. They will be mailed out to everyone on our inquiry list. They will be made available on our website as well.

Q: If you are on the waitlist, have completed an application for Cathedral Square, do you need to submit a new application for Reid Commons?

A: Yes, you will need to submit a new application for Reid Commons.

Q: How do I submit my application?

A: You can submit it electronically through our website, by mail, or you can drop it off at our main office at 412 Farrell St in South Burlington.

Q: What determines how applications are reviewed and who's offered an apartment?

A: As **completed** applications are received they are date stamped. Applications are reviewed based on when they are received, so the sooner you send in a completed application, the better your chances. We plan for determinations to be made in June and July, tours to happen in August, and move-ins to begin in September.

Q: Is a security deposit required?

A: Yes, a one-month security deposit will be required.

Q: Will we be able to see the apartment in person before we move in? I want to know for furniture placement.

A: In-person tours for successful applicants are tentatively scheduled for August and September. You can also review floor plans on the Cathedral Square website.

Q: Can section 8 vouchers be used in market rate apartments?

A: Yes, they can.

Q: Does Cathedral Square allow self-employment deductions as income?

A: Yes. We typically ask for a W-9 to ensure we are considering income correctly.

Q: In a two-person household in which one person is elderly and the other is non-elderly disabled, what happens if the elderly person dies? Can the non-elderly person remain in their Reid Commons apartment?

A: The surviving household member would be allowed to remain in the apartment because they were on the lease prior to the head of household's passing. If it is a tax credit unit, the rent would remain the same. If it is a subsidized apartment, the rent would be adjusted accordingly.

Q: If a household has an income that would have a rent of 30% of income in the first year, but that income increases enough in a later year to put the household at the tax-credit apartment rate, what happens? Does the household remain in the same apartment and simply pay the tax-credit rent?

A: If a resident is living in a subsidized apartment (tenant rent payment of 30% of income) and their income fluctuates, the tenant-paid portion of rent would be adjusted to match the increase or decrease in income. The resident would pay 30% of their new income and would need to "recertify" annually with Vermont State Housing Authority to make these adjustments. If the resident's income increases above the maximum eligible income for a subsidized apartment, they may remain in the apartment but may lose the subsidy. This would be determined by the Vermont State Housing Authority.

Housing Management:

Q: Are pets allowed?

A: Yes, you can have two pets per household. There are some restrictions to dog breeds.

Q: How is parking determined? Is parking included or is it paid by residents?

A: Parking is included. Parking will be assigned and available to residents only. We prioritize one parking space per apartment and they are assigned on a first come first serve basis. There are 25 garage spaces and 13 surface spaces (two are designated for EV charger use).

Q: What are smoking policies?

A: Smoking is not allowed inside the community. There is a designated smoking shelter/area.

Q: Is there maintenance staff?

A: Yes, there is maintenance staff. The housing manager can assist you with placing any necessary work order requests.

Q: Can I have family come stay overnight with me?

A: Yes, up to 14 days – we want your kids/relatives/friends to come see you! Just not move in.

SASH:

Q: What is SASH?

A: SASH® (Support and Services at Home) is a nationally acclaimed program that supports the health and well-being of Medicare recipients -- typically adults 65 and older and people with disabilities. It is a free, voluntary program, developed by Cathedral Square. It is available to all Cathedral Square residents in independent and assisted living. SASH participants create their own "healthy living plans" and participate in SASH programs, events and activities as they choose. An on-site SASH coordinator and wellness nurse provide regular check-ins and create programming targeted to the needs and desires of residents. Programming ranges from exercise classes and educational sessions to cooking classes, guest lectures and performances, outings and social activities. Visit <https://sashvt.org/> to learn more!

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