

The Grinnell

COMING SOON (8) 1-BEDROOM & FOUR (4) 2-BEDROOM UNITS

Located at 2527 San Pablo Avenue, Berkeley, CA 94702



- Subsidized rent is 30% of income
- Maximum income limits apply
- 12-units set aside for Regional Center of the East Bay (RCEB) clients and household members
- On-site laundry
- Large community room with kitchenette, rooftop courtyard,
- 6-story building with elevator
- Accessible units available
- Additional activity room
- Housing support services

Eight (8)-1Bedrooms and four (4)-2 Bedrooms are set aside for households with one or more member with an intellectual or developmental disability. These units are available, by referral only, through RCEB.

Contact your RCEB case manager to place your name on the referral list.

Referrals Deadline 08/15/2023

Income Limits are subject to change



1-bedroom

Rent: Approximately 30% of monthly income as determined by BHA

Number of People in Household	1 Person	2 Persons	3 Persons
Minimum Yearly Income	No Minimum Income		
Maximum Yearly Income (30% AMI) <i>8 units available. Must be referred by RCEB</i>	\$31,080	\$35,520	\$39,960

2-bedroom

Rent: Approximately 30% of monthly income as determined by BHA

Number of People in Household	2 Person	3 Persons	4 Persons	5 Persons
Minimum Yearly Income	No Minimum Income			
Maximum Yearly Income (30% AMI) <i>4 units available. Must be referred by RCEB</i>	\$35,520	\$39,960	\$44,370	\$47,940

FREQUENTLY ASKED QUESTIONS

1. What is the age requirement?

Head of household must be age 18 or older, or legally emancipated, at the time of application.

2. When are units going to be available?

Units are anticipated to be available January 2024.

3. Are there accessible units?

Yes. The Grinnell has some units that are accessible for residents with mobility, hearing, and vision impairments. Some units include an audible and visual fire alarm and door chime, grab bars, adjustable shelving, easy to reach outlets, switches, counters, and appliances; and 36" door width throughout unit. There are units that have roll in showers. The building has an elevator and laundry room with front loading washers and dryers.

4. Are there special set-aside units?

Twelve (12) Project Based Voucher units will be reserved for households of RCEB clients with one or more members with intellectual and/or developmental disability as defined in the Lanterman Developmental Disabilities Services Act and related laws (Divisions 4.1, 4.5, and 4.7 of the Welfare and Institutions Code and Title 14 of the Government Code). These 12 units are set-aside for referrals by RCEB. Applicants for the Project Based Section 8 units will also need to meet eligibility criteria through the Berkeley Housing Authority.

5. What are the move-in costs?

The move-in costs will be determined by the rent amount.

6. Are residents permitted to have pets?

We will evaluate the individual circumstances of each application, will consider additional information submitted by the applicant and will provide reasonable accommodations when requested, verified, and necessary. Persons with disabilities are encouraged to apply.

7. What are the Resident Selection Criteria?

Background Checks

The principle of "Housing First" will be used to determine applicant suitability. This means providing housing with low barriers and few to no programmatic conditions to housing entry, and low barrier admission policies that do not reject individuals or families with active substance use disorders, unstable tenancy histories, lack of strong credit history, criminal convictions, or other factors in compliance with HUD Housing First Principles. No screening fees will be charged to the applicant.

Applicants need to be clients of the Regional Center of the East Bay (RCEB) to qualify for the waitlist.

Please contact your case manager to be added to the referral list.