

# LUTHERAN HOME FOR THE AGING

## Mountain View Village & Newburg Retirement Center

2130 SMITH LANE #24- Office, FORTUNA, CA 95540

(707) 725-5923 Phone (707) 725-3438 Fax [www.lhahc.com](http://www.lhahc.com)

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Thank you for your interest in our properties. Following are some of our basic eligibility criteria.

- Both Mountain View Village and Newburg Retirement Center provide HUD subsidized housing for senior's age 62 or older and/or disabled persons. Any disability must be verified by your doctor.
- HUD 2022 income limits for Mountain View Village cannot exceed \$43,650.00 for one person and \$49,850.00 for a two-person household. Rent is based on income, assets and disability or medical deductions.
- Mountain View Village has 48 one-bedroom apartments. 10 of these are upstairs units and 5 are handicapped accessible units. There is an onsite laundry facility.
- HUD 2022 income limits for Newburg Retirement Center cannot exceed \$27,300.00 for one person and \$31,200.00 for a two-person household. Rent is based on income, assets and disability or medical deductions.
- Newburg Retirement Center has 8 studio and 22 one-bedroom apartments. This is a two-story building with an elevator and onsite laundry.
- Both properties are unassisted apartment living. We do not have on-site staff for emergencies or medical assistance.
- One dog, cat, fish or bird is allowed per household so long as our pet policy is followed. All dogs/cats must be spayed or neutered. Dogs must have proof of rabies and licensing and must weigh less than 25 pounds.

If you feel you qualify based on the above criteria, please fill out each application completely and return them to our office. While you may send your application by fax or email, we must have an original signature on file so we do require that you send the original by mail or bring it to our office.

We currently have waiting lists for both properties.

If you have any questions, please call 707-725-5923 Monday – Thursday between 8:00 a.m. and 4:00 p.m.

Thank you,

*Lutheran Home for the Aging*