

# TRANSITIONING INTO PERMANENT HOUSING: THE NYC AFFORDABLE HOUSING LOTTERY

## OVERVIEW

**THERE ARE MANY AFFORDABLE, RENT STABILIZED APARTMENTS THROUGHOUT NYC AT A VARIETY OF INCOME LEVELS.**

**If/when a young person is ready to transition out of their supportive housing or NYCHA apartment into permanent, affordable housing, they should definitely apply to the NYC Housing Lottery!**

This is a great option for young people who are stably employed and have good financial management skills. Once a young person is at/nearing that stage, the Coach and/or Housing Specialist should help them apply, as the application process often takes 1-2 years or more.



## ELIGIBILITY

**There are no age or foster care requirements for this type of housing.**

**The young person must be stably employed.**

*Each development will have its own eligibility requirements.* Each unit will have both a minimum and maximum income requirement, which will increase by unit size and household composition size.

## POINTS TO CONSIDER

### BENEFITS

- Apartments are fully renovated and are often in new luxury style buildings
- Youth can continue to apply at any age, after foster care, and while living in any other type of housing
- There is no age limit

### CONS/CONSIDERATIONS:

- As this is a lottery system, the process typically takes 1-2+ years and is not guaranteed
- Must be employed (*HRA income does not meet requirements*)
- Must match the income requirements at the time of the interview (*ie. a youth who gets called for an interview after losing a job will no longer be eligible*)
- Must have the means to cover the first month rent and security deposit at the time of the interview
- If a young person gives up their NYCHA or supportive housing apartment, but loses the NYC Affordable Housing Lottery apartment for any reason, they will not have the NYCHA or supportive housing apartment as a fall-back

## APPLYING

### APPLICATION SUBMISSION & DOCUMENTS

To apply for the NYC lottery system, create an account on the [HPD Housing Connect website](#)

*Note: Save the young person's information to their HDP Housing Connect account to make it easy to click and apply for any available units.*

### APPLICATION TIMELINE FOR AVAILABLE APARTMENTS

- **The application period** is generally open for a few months  
*Varies by building/development*
- **Tenant Selection Process** begins after Application Period ends (generally takes quite a bit of time to begin)  
*Varies by building/development*
- **If selected**, applicant must attend an interview for additional screening and provide documentation

## NYC AFFORDABLE HOUSING LOTTERY TIPS:

- ☑ **Once a young person is in housing and is stably employed (ideally with some sort of post-secondary credential) and has good financial management skills – or is nearing this stage** - the Coach (or Housing Specialist) should help them apply to the NYC Affordable Housing Lottery.
- ☑ **The Coach (or Housing Specialist) should assist the young person in setting up their HDP Housing Connect account and teach them how to use the website.**
  - For example, each listing will have income requirements based on family size. Teach the youth how to assess the minimum and maximum amount of income required based on their family size.  
*Note: Family size is determined by the number of people. For a single youth aging out, Family Size = 1. For a youth with one child, Family Size = 2.*
- ☑ **The young person should set reminders to check for new listings so they are among the first to apply.**
- ☑ **Offers from housing units may come via email OR USPS physical mail and will have a deadline to set up the interview.**
  - The Coach should remind the young person to check the physical mail & their email for offers
- ☑ **The Housing Specialist should subscribe to receive Housing Connect updates at their work email.**
- ☑ **The Coach or Housing Specialist should help the young person prepare for the interview.**

