

PEACE VILLAGE COOPERATIVE IS NOT CURRENTLY ACCEPTING APPLICATIONS.
THIS IS FOR REFERENCE ONLY.

Income Eligibility Guidelines

❖ **Minimum income:** Total household gross income (before taxes) must be at least twice the monthly carrying charges for the unit (see below).

❖ **Maximum income:** Total household gross income (before taxes) must not exceed 60% of the Area Median Income (AMI) for Lane County based on household size.

Minimum Income

<i>Unit Type</i>	<i>Size</i>	<i>Monthly Carrying Charge</i>	<i>Minimum Household Income</i>
Two-Bedroom Townhome	788 sq. ft.	\$750	\$1,500/mo (\$18,000/yr)
One-Bedroom Townhome	388 sq. ft. + 186 sq. ft. Loft	\$600	\$1,200/mo (\$14,400/yr)
One-Bedroom Townhome (ADA)	407 sq. ft.	\$525	\$1,050/mo (\$12,600/yr)
One-Bedroom Flat	384 sq. ft.	\$525	\$1,050/mo (\$12,600/yr)
Studio Townhome	262 sq. ft. + 141 sq. ft. Loft	\$450	\$900/mo (\$10,800/yr)

Maximum Income

Household Size	Maximum Monthly Income	Maximum Annual Income
1 person	\$2,956/month	\$35,467/year
2 people	\$3,376/month	\$40,507/year
3 people	\$3,796/month	\$45,547/year
4 people	\$4,215/month	\$50,580/year
5 people	\$4,555/month	\$54,660/year

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APPLICATION

Each adult applicant (18 or older) must supply information to be considered for membership.
Please fill out the application completely. Incomplete applications will not be considered.

* Indicates required question

CONTACT INFORMATION & HEAD OF HOUSEHOLD

*Legal Name

first

last

Preferred Name

nickname

Pronouns (check all that apply)

 She/Her He/Him They/Them

*Date of Birth

*Phone #

*Can this phone # receive texts?

 Yes No

*Email (Note, a valid email address is required to conduct background screening)

*Current Address

address line 1

address line 2

city

state

zip code

Mailing Address (if different than current)

address line 1

address line 2

city

state

zip code

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ADDITIONAL HOUSEHOLD MEMBERS

Note: Children should only be listed for whom you have custody at least 50% of the time.

Household Member #2

Legal Name

first

last

Preferred Name (nickname)

Pronouns (check all that apply)

She/Her He/Him They/Them

Date of Birth

Adult or Minor?

Adult Minor

Relationship

Full-time Student?

Yes No

Household Member #3

Legal Name

first

last

Preferred Name (nickname)

Pronouns (check all that apply)

She/Her He/Him They/Them

Date of Birth

Adult or Minor?

Adult Minor

Relationship

Full-time Student?

Yes No

Household Member #4

Legal Name

first

last

Preferred Name (nickname)

Pronouns (check all that apply)

She/Her He/Him They/Them

Date of Birth

Adult or Minor?

Adult Minor

Relationship

Full-time Student?

Yes No

Household Member #5

Legal Name

first

last

Preferred Name (nickname)

Pronouns (check all that apply)

She/Her He/Him They/Them

Date of Birth

Adult or Minor?

Adult Minor

Relationship

Full-time Student?

Yes No

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Will anyone else who is not listed above live with you in the next 12 months? Yes No

If yes, please explain

***Are you or anyone in your household seeking a reasonable accommodation due to a disability?**

Yes No *If yes, please explain*

***Is your household intending to live at Peace Village as your primary, full-time residence?**

Yes No *If no, please explain*

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UNIT TYPE

Units are ground floor unless otherwise indicated. All ground floor units are "visitable," meaning a wheelchair is able to enter. ADA units have typical accessibility features such as lower countertops, larger bathrooms, etc. For floor plans, see the *Membership Information* packet.

***What size/type of unit are you interested in or willing to accept? Please rate your preferred unit types, starting with "1" for your 1st choice, "2" for second choice, etc. If a unit type is not an acceptable option for you, mark that rank "0".**

<i>Unit Type</i>	<i>Size</i>	<i>Rank</i>
Two-Bedroom Townhome	788 sq. ft.	
One-Bedroom Townhome	388 sq. ft. + 186 sq. ft. Loft	
ADA One-Bedroom Townhome	407 sq. ft.	
One-Bedroom Flat - DOWNSTAIRS (ground floor)	384 sq. ft.	
One-Bedroom Flat - UPSTAIRS	384 sq. ft.	
Studio Townhome	262 sq. ft. + 141 sq. ft. Loft	

PETS

Note: Peace Village’s pet policy has a limit of two pets per household. Dogs and cats must be spayed/neutered; and dogs must be licensed and vaccinated. Applicants with pets may be required to provide additional information or references. Reasonable accommodations to the pet policy due to a disability may be requested above.

***Do you have any pets?** Yes No *If yes fill out more information below.*

Type List SPECIES: dog, cat, etc.	Service Animal? (includes emotional support animals)	Spayed/ Neutered?	If CAT, does it go outdoors (off leash)?	If DOG, is it licensed?
	<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No
	<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input type="radio"/> No

Is there more to say about your pet? If dog, please state size/weight.

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PARKING

*Do you have a vehicle? Yes No

If so, how many and what kind(s)?

Note: Vehicles parked on the property must be licensed, registered, and in working condition at all times.

Reserved parking spaces cost an additional \$25/month. There are 52 spots (including 4 ADA) and 70 units, so not all units will have one and assigned spaces are limited to one per household. If you have a vehicle, and don't get a parking spot, on-street parking in the area is very limited.

*Are you seeking a reserved parking spot?

Yes--cannot move in unless this is available Would prefer if available No

Are you seeking an ADA parking spot?

Yes--cannot move in unless this is available Would prefer if available No

HOUSING HISTORY

Current Housing Situation

*Household member name:		
*Check one: <input type="radio"/> Rent <input type="radio"/> Own <input type="radio"/> Other, please explain		
*Street Address:	*City/State	*Zip
*Landlord (or Service Provider) Name:	*\$ Rent:	
*Phone Contact for Landlord (or Service Provider):	*Dates lived there?	
*Email Contact for Landlord (or Service Provider):		

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Previous Housing

List all the places where you or any adult household member have lived in the past **3 years**, not including your current housing listed above. If you lived in a friend’s or family member’s home, indicate by checking “other.” Attach additional pages if necessary.

Prior Housing #1

Household member name:		
Check one: <input type="radio"/> Rent <input type="radio"/> Own <input type="radio"/> Other, please explain		
Street Address:	City/State	Zip
Landlord (or Service Provider) Name:	\$ Rent:	
Phone Contact for Landlord (or Service Provider):	Dates lived there?	
Email Contact for Landlord (or Service Provider):		

Prior Housing #2

Household member name:		
Check one: <input type="radio"/> Rent <input type="radio"/> Own <input type="radio"/> Other, please explain		
Street Address:	City/State	Zip
Landlord (or Service Provider) Name:	\$ Rent:	
Phone Contact for Landlord (or Service Provider):	Dates lived there?	
Email Contact for Landlord (or Service Provider):		

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Prior Housing #3

Household member name:		
Check one: <input type="radio"/> Rent <input type="radio"/> Own <input type="radio"/> Other, please explain		
Street Address:	City/State	Zip
Landlord (or Service Provider) Name:	\$ Rent:	
Phone Contact for Landlord (or Service Provider):	Dates lived there?	
Email Contact for Landlord (or Service Provider):		

***Have any eviction proceedings ever been started against you or any adults in your household?**

Yes No

If yes, please provide the following information:

Household member name(s)

What year?

Location (county & state)

Anything else you want to explain in regard to this:

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HOUSEHOLD INCOME

***List all sources of income for all household members. Some examples of income sources include, but are not limited, to:**

Employment
Self-Employment
Social Security

Child support or alimony
Disability benefits
Pension/retirement

Unemployment benefits
Workers' Compensation
Investment accounts

Name of Household Member	Source/Type of Income	\$ Amount per Month

***Do you expect any significant changes in household income over the next 12 months?**

- Yes No

If yes, please explain:

Do you currently have a Section 8 Housing Choice Voucher (or are you on the waiting list)?

- Yes, already have a voucher Currently on waiting list for voucher
 No, don't have one and not on waiting list

***Documentation of all income sources must be provided to verify eligibility, please attach to this application.** While each household's financial situation is unique, normally income documentation includes, but is not limited to, copies of key financial documents like W-4 forms; your most recent two months of pay stubs; Social Security/SSI/SSDI award letters; 1099 Forms (reporting miscellaneous income). If you have questions regarding which documents must be provided, contact us at peacevillage@squareonevillages.org or 541-357-8773 (voicemail or text). That same email address can also be used to receive income verification documents if needed.

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Employment

If you are listing income from Employment, please include the following info.

Household member name:	Employer	Dates of Employment
<input type="text"/>	<input type="text"/>	<input type="text"/>
Position	<input type="radio"/> Full-time <input type="radio"/> Part-time	Supervisor Name
<input type="text"/>		<input type="text"/>
Employer Phone #	Employer Email	
<input type="text"/>	<input type="text"/>	

Additional Employment Information

Household Member Employment #2

Household member name:	Employer	Dates of Employment
<input type="text"/>	<input type="text"/>	<input type="text"/>
Position	<input type="radio"/> Full-time <input type="radio"/> Part-time	Supervisor Name
<input type="text"/>		<input type="text"/>
Employer Phone #	Employer Email	
<input type="text"/>	<input type="text"/>	

Household Member Employment #3

Household member name:	Employer	Dates of Employment
<input type="text"/>	<input type="text"/>	<input type="text"/>
Position	<input type="radio"/> Full-time <input type="radio"/> Part-time	Supervisor Name
<input type="text"/>		<input type="text"/>
Employer Phone #	Employer Email	
<input type="text"/>	<input type="text"/>	

Household Member Employment #4

Household member name:	Employer	Dates of Employment
<input type="text"/>	<input type="text"/>	<input type="text"/>
Position	<input type="radio"/> Full-time <input type="radio"/> Part-time	Supervisor Name
<input type="text"/>		<input type="text"/>
Employer Phone #	Employer Email	
<input type="text"/>	<input type="text"/>	

*Does any household member own real estate? Yes No

If so, is this a residential property? Yes No

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MEMBERSHIP SHARE PURCHASE LOANS

The cost of a membership share in Peace Village Cooperative is \$5,000. A limited amount of financing is available through SquareOne Villages for qualified applicants. The maximum loan amount is \$4,000 at 6% interest for up to five years. (The typical repayment schedule on the maximum loan amount adds \$77/month to your fees.)

***If accepted for membership, will you be able to buy a co-op share in full (\$5,000 up front) without financing from SquareOne?** Yes No

If No, how much of a loan are you seeking from SquareOne? \$ _____

Note: If a loan from SquareOne is needed to purchase a membership share, then household debt is also considered when determining the minimum monthly income. Total monthly household debt payments (car loan, credit card payments, etc.) plus the monthly carrying charges (\$450-750/month depending on unit size) may not exceed more than 50% of total household income.

If seeking a loan from SquareOne to assist with membership share purchase, list all debts *other than medical or student debt* owed by all household members. Sources of debt may include credit card payments, car payments, personal loans, etc. Please list the total amount owed as well as the current monthly payment for each source of debt (use additional sheets if necessary).

Name of Household Member with Debt	Source or Type of Debt	Total Balance	Current Monthly Payment

PARTICIPATION & COOPERATION

Peace Village’s ongoing affordability depends on member participation and cooperation. Cooperative housing involves additional responsibilities beyond rental housing. In exchange, members enjoy significant cost savings and greater control over how their housing is managed. By continuing with this application, you agree that:

You understand that this is different from rental housing and that living at Peace Village comes with additional obligations beyond making a monthly payment.

You commit to participating as a member of the Cooperative, including attending the annual meeting where the Board of Directors is elected, and regularly contributing time to manage and maintain the Cooperative and its property, such as serving on a team or committee, landscaping, tidying common rooms, giving tours, and participating in work parties.

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If accepted as a member of Peace Village Cooperative you agree that you will, in good faith, maintain this commitment while a member, acquaint yourself with all of the cooperative's rules and policies, and participate to the best of your ability.

Participating in co-op meetings includes listening to and discussing proposals with the goal of arriving at a decision everyone can live with; taking written meeting notes; and preparing for meetings by reading meeting minutes and proposals. Co-op business may include deciding how to best maintain common areas, how long members may host guests, and how to budget the co-op's financial resources. As a member, you will be expected to actively and respectfully participate in the co-op's decision-making process.

*Participation Commitments	
Can you commit to the requirements outlined above?	<input type="radio"/> Yes <input type="radio"/> No
Are you prepared to regularly contribute time and energy to co-op tasks and/or work parties?	<input type="radio"/> Yes <input type="radio"/> No
Will you be willing to take part in community meetings as described above?	<input type="radio"/> Yes <input type="radio"/> No
Are you willing to listen to people who disagree with you about an issue that concerns you?	<input type="radio"/> Yes <input type="radio"/> No
Once a member, will you be willing to accept feedback from other members of Peace Village about concerns that involve you or members of your household (example: noise, shared space, lease compliance, etc.)?	<input type="radio"/> Yes <input type="radio"/> No
Are you interested/willing to serve on the initial governing board?	<input type="radio"/> Yes <input type="radio"/> No
Peace Village is committed to avoiding bias or harassment based on political or religious affiliation, race, color, ethnicity, national origin, age, sex, sexual orientation, gender identity, marital status, family composition, disabilities, veteran status, or source of income. Do you agree with this commitment?	<input type="radio"/> Yes <input type="radio"/> No

If you answered No to any of the above questions, please explain:

***What skills would you be able to contribute to the management, maintenance, and upkeep of the Cooperative?**

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CHARACTER REFERENCES

Please list at least 3 references for each adult in the household. Choose references who can speak to your teamwork skills, problem-solving abilities, reliability, and initiative in completing projects and working with others. References may include employers, co-workers, volunteer supervisors, teachers, service providers, etc. *Please do not list family members as references.*

**Reference #1*

Household Member Name	Reference Name	
<input type="text"/>	<input type="text"/>	
Reference Phone	Location (town & state)	Years known
<input type="text"/>	<input type="text"/>	<input type="text"/>
Reference Email		
<input type="text"/>		

**Reference #2*

Household Member Name	Reference Name	
<input type="text"/>	<input type="text"/>	
Reference Phone	Location (town & state)	Years known
<input type="text"/>	<input type="text"/>	<input type="text"/>
Reference Email		
<input type="text"/>		

**Reference #3*

Household Member Name	Reference Name	
<input type="text"/>	<input type="text"/>	
Reference Phone	Location (town & state)	Years known
<input type="text"/>	<input type="text"/>	<input type="text"/>
Reference Email		
<input type="text"/>		

Reference #4

Household Member Name	Reference Name	
<input type="text"/>	<input type="text"/>	
Reference Phone	Location (town & state)	Years known
<input type="text"/>	<input type="text"/>	<input type="text"/>
Reference Email		
<input type="text"/>		

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Reference #5

Household Member Name	Reference Name	
<input type="text"/>	<input type="text"/>	
Reference Phone	Location (town & state)	Years known
<input type="text"/>	<input type="text"/>	<input type="text"/>
Reference Email		
<input type="text"/>		

Reference #6

Household Member Name	Reference Name	
<input type="text"/>	<input type="text"/>	
Reference Phone	Location (town & state)	Years known
<input type="text"/>	<input type="text"/>	<input type="text"/>
Reference Email		
<input type="text"/>		

CRIMINAL BACKGROUND INFORMATION

*Have you or any adult member of the household ever been convicted of a criminal offense?	<input type="radio"/> Yes <input type="radio"/> No
*Do you or any adult member of the household currently have any pending criminal charges?	<input type="radio"/> Yes <input type="radio"/> No

If yes, state any criminal convictions or pending criminal charges, including which household member name, charges, date, location, and anything else you want us to know (use additional sheets if necessary). Letters of support from counselors, probation officers, etc. may also be included with your application. Letters can also be emailed to peacevillage@squareonevillages.org.

You're almost done! Is there anything not covered so far that you want us to know? (OK to attach additional sheets if needed.)

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PLEASE READ THE FOLLOWING STATEMENT CAREFULLY BEFORE SIGNING THIS APPLICATION:

By signing your name below, you understand that the information contained in this application will be used to determine your eligibility for housing. You certify that all your statements in this application are true and complete to the best of your knowledge, and you understand that if you provided false information your application may be rejected.

By submitting this application, you are directing and authorizing SquareOne Villages and Peace Village Cooperative to verify the information you have provided and obtain additional information by contacting personal and professional references, current and previous housing and landlord references, present or past employers or supervisors, and/or other persons, and you authorize the same to give records or information that any such entities may have on your character, general reputation, mode of living, financial responsibility, record of attendance, or other information requested.

***ALL members of household 18 years or older must sign this application:**

Signature: _____ Date: _____

Signature: _____ Date: _____

Signature: _____ Date: _____

Signature: _____ Date: _____