



TAX CREDIT HOUSING ADDENDUM



DATE _____ PROPERTY NAME / NUMBER _____
 RESIDENT NAME(S) _____

 UNIT NUMBER _____ STREET ADDRESS _____
 CITY _____ STATE _____ ZIP _____

This agreement will be in effect for the duration of the Resident's occupancy in the above Tax Credit Housing Development.

1. Resident(s) listed above live in a unit operated under Section 42 of the Internal Revenue Code, a Tax Credit Housing Program. As required under this program, the above Resident(s) hereby agree to the following:

To provide the required information on household composition, student status, assets, and income for all household members and hereby authorize release of such information from third party sources. A copy of this agreement may be used by Owner/Agent as authorization for release of information from all appropriate governmental agencies, present and future employers, and all other appropriate third party sources. The information from Resident(s) is required to be completed:

- a. Prior to initial move-in to determine and certify eligibility.
 - b. Every year, at least 45 days prior to recertification date, from the last certification date.
 - c. At any time during tenancy if the number of residents in the household should change, or if all members of the household become full-time students. (Resident(s) are required to report such changes).
2. Resident(s) understand that if the number of household members should increase or decrease so that household size is in conflict with occupancy criteria established for this apartment complex, the household will be required to move to the appropriate size unit within 30 days of such unit being available or will be required to move from the complex. If there is no appropriate size unit at the complex, Resident(s) will be required to move.
 3. Resident(s) understand that if living in a Tax Credit Housing Development which had tax credits allocated in 1989 or earlier, if the household size increases or decreases during the duration of Resident(s) occupancy, the rental rate will be adjusted at the time of the household change (which may not be at the end of the lease period).
 4. Resident(s) further understand that if at any time the household is composed solely of full-time students and the household does not meet the provisions set forth in IRC Section 42 (i)(3)(D), the household may no longer be eligible for the Tax Credit Housing Program and will be required to move from the complex.
 5. No new household members shall be allowed to move into the unit during the initial six months of occupancy with the exception of children born to or adopted by a member of the original household.
 6. If the building has less than 100% of its units subject to the provisions of IRC Section 42, Resident(s) understand that if their annual income rises above 140% of the current year's certification income limit, or if the entire household is composed of full-time students, the household will no longer be eligible for the Tax Credit Housing Program.
They will either be converted to a market rate unit when one becomes available in their building or will be required to move from the complex.
 7. By signing this agreement, Resident(s) authorize Owner/Agent to obtain from the utility providers copies of all past utility bills for the above listed unit.
 8. Resident(s) understand that failure to comply with the above provisions or deliberate submission of false information will be considered a violation of the Rental Agreement and will result in the termination of the Rental Agreement and/or termination from the Tax Credit Housing Program.
 9. The early termination provisions appearing in the "Tenancy" section on page 1 of the Rental Agreement and in section 4 on page 2 of the Rental Agreement do not apply during the first six months of the lease term and are deemed stricken from the Rental Agreement.

I HAVE READ, UNDERSTAND AND AGREE TO THE ABOVE PROVISIONS.

<input checked="" type="checkbox"/> SAMPLE RESIDENT	<input type="checkbox"/> SAMPLE DATE	<input checked="" type="checkbox"/> SAMPLE RESIDENT	<input type="checkbox"/> SAMPLE DATE
<input checked="" type="checkbox"/> SAMPLE RESIDENT	<input type="checkbox"/> SAMPLE DATE	<input checked="" type="checkbox"/> SAMPLE RESIDENT	<input type="checkbox"/> SAMPLE DATE
		<input checked="" type="checkbox"/> SAMPLE OWNER/AGENT	<input type="checkbox"/> SAMPLE DATE