

Parkway Pointe Senior Residences
 7601 Parallel Parkway
 Kansas City, KS 66112
 Phone 913-788-5841
 Fax 913-328-1752



July 25th, 2022

Thank you for your interest in our community; at Parkway Pointe it is our commitment as a partner with the state of Kansas to provide affordable housing specifically for seniors age 55 and over who earn less than 60% of the area median income. We provide affordable, high-quality housing for seniors in a small community setting. We hope you will find our community to be what you are looking for.

The income and rent is based on the **total** earnings of each household, these limits are as follows:

Unit Size	# of Apts. At property	Income limit for a (1) person Household	Income Limit for a (2) person Household	Rental Rate
One Bedroom (40% AMI)	5	27,640	31,560	624
One Bedroom (50% AMI)	4	34,550	39,450	800
One Bedrooms (60% AMI)	11	41,460	47,340	900
Two Bedroom (40% AMI)	5	27,640	31,560	739
Two Bedroom (50% AMI)	4	34,550	39,450	900
Two Bedroom (60% AMI)	19	41,460	47,340	1,000

We have a limited number of apartments in each of the price ranges shown above. Figures are subject to change in accordance with the State Income Guidelines, utility allowances and Area Median Incomes. These changes can be made during the lease term and may result in rents being increased or decreased during the lease term.

DEPOSITS: A refundable deposit of \$200.00 is required to hold an apartment. Deposits will be refunded in the event the application is not accepted.

APPLICATION FEES: A \$25.00 non-refundable processing fee is charged for each adult resident. This cost is for credit reporting and a criminal background check.

RENT PAYMENTS: Rent is due on the 1st and considered late on the 6th of each month. All payments are required to be made via online payment through the tenant portal.

PETS: Small pets are accepted with appropriate fees. There is a \$150 non-refundable fee per pet and a \$35 per month pet fee. The weight limit for the pet is 25 lbs. No pet fees will be charged for Service or ESA Animals.

UTILITIES: Water, sewer, and trash are paid by the owner. The apartments are all electric. The electric, phone, and cable costs are paid by the resident. For information on establishing electric service please call customer service at 913.573.9190. Cable services are provided by Time Warner Cable.

GARAGES: are available at \$50.00 per month for residents.

APPLIANCES: We provide the refrigerator, dishwasher, and range. All apartments are also equipped with full size washer and dryer hookups.

We look forward to your becoming a valued resident at our community and will be happy to assist you further.



<https://www.beacon.cc/parkwaykc.html>