Legacy Senior Residences
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October 1, 2018

Thank you for your interest in The Legacy Senior Residence. It is our commitment as a partner with the state of Wyoming 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 rental rate is based on the **total** earnings of all persons in the 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
1 Bedroom (40% Rent) HM	5	$25,335	$28,980	$464
1 Bedroom (40% Rent)	7	$25,335	$28,980	$500
1 Bedroom (50% Rent)	12	$30,965	$35,420	$644
2 Bedroom (40% Rent) HM	6	$25,335	$28,980	$541
2 Bedroom (40% Rent)	9	$25,335	$28,980	$579
2 Bedroom (50% Rent)	15	$30,965	$35,420	$749

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. A $20.00 non-refundable processing fee is charged for each adult resident. This cost is for credit reporting and a criminal background check.

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

GARAGES: Garages are available to residents for parking. Garages rent for $50.00 per month.

UTILITIES: The apartments are all electric with the resident being responsible for their own electricity. Water, sewer, and trash are paid by the owner. All apartments have central air and furnaces, with individual controls and regulated comfort zones. Phone and cable costs are paid by the resident.

APPLIANCES: We provide Energy Star Rated refrigerator, range, disposal, built in microwave, dishwasher and full size washer and dryer are provided in every apartment.

SMOKING: This is a non-smoking community.

We hope you will consider making The Legacy Senior Residence your new home; we would love to have you here!

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