

PARKING INFORMATION:

- Due to the high density in the immediate area of the Mokuola Vista, parking is very limited. The City and County of Honolulu, through information provided by Managing Agent, will monitor vehicle registration (ownership) of all residents.
- OCCUPANCY RESTRICTION: There are tenant parking stalls available in the Mokuola Vista project. Once all parking stalls have been assigned, occupancy shall be restricted to tenants who do not own a vehicle.

THE PROJECT TEAM

Developer/Owner:
Hawaii Homes, Inc. (HHI)

Private Financing:
Central Pacific Bank

State Financing:
Hawaii Housing Finance & Development Corporation

Managing Agent:
Locations
Property Management Division



This brochure updated on 6/1/2017 and the information contained herein was accurate as of this date.

FOR APPLICATION & INFORMATION:

Contact:
Marlene Antonio
Resident Manager
(808)671-4075

Locations

Property Management Division
614 Kapahulu Avenue
Honolulu, Hawaii 96815
Phone: (808) 738-3100
(RB-17095)

Email: propertymgmt@locationshawaii.com
Website: www.locationsrentals.com



MOKUOLA VISTA

*A LIHTC
affordable rental
project for fami-
lies in
WAIPAHU*

**94-333 Mokuola Street
Waipahu, Hawaii 96797**

Mokuola Vista Project Information

PROJECT AND APARTMENT FEATURES

Unit Available & Unit Type 4 - 2 bedroom/1 bath/641 sq ft handicap-accessible units
65 - 2 bedroom/1 bath/ 641 sq ft

Appliances Full size range/oven with range hood

Garbage disposal

18 cu ft refrigerator/freezer

Stack washer/dryer in each apartment

Air conditioner in living room

Air conditioner in bedroom

Vinyl tile flooring

Mini-blinds window covering

Property Amenities Private park with tot lot and picnic amenities

Locked Lobby Doors

Security camera system

105 Tenant parking stalls

Visitor parking will be available

Onsite Resident Manager's Office

MAXIMUM HOUSEHOLD INCOME

INCOME RESTRICTION: Under the Low Income Housing Tax Credits Program, the tenant income cannot exceed 60% of Honolulu's current median income. The following maximum household income is applicable. Please review the table below.

Household size	Annual Income Limit	Monthly Income Limit	Annual Income Limit	Monthly Income Limit
	60% AMGI		30% AMGI	
1	\$43,980	\$3,665	\$21,990	\$1,832.50
2	\$50,220	\$4,185	\$25,110	\$2,092.50
3	\$56,520	\$4,710	\$28,260	\$2,355
4	\$62,760	\$5,230	\$31,380	\$2,615
5	\$67,800	\$5,650	\$33,900	\$2,825
6	\$72,840	\$6,070	\$36,420	\$3,035
7	\$77,880	\$6,490	\$38,940	\$3,245

RENT SCHEDULE

Unit size	Rental Amount	No. of Apts
30% AMGI 2 bedroom	\$555.00 per month	4 apts
60% AMGI 2 bedroom	\$1,100.00 per month	65 apts

OTHER QUALIFYING CRITERIA

CREDIT RATING: Tenants must have satisfactory credit rating.

LANDLORD REFERENCES: Tenants must have good landlord references.

MINIMUM INCOME: A gross monthly income of 2.5 times the monthly rent amount.
\$1,262.50 per month and \$2,750.00 per month

- *Section 8 certificate holders need not meet the minimum gross income requirement.*
- *Food stamps and housing subsidy may be accepted to help meet minimum income criteria.*
- **NOT A PET-FRIENDLY ENVIRONMENT**

UTILITIES

UTILITIES: Tenants must pay for the following utilities:

- Electricity
- Telephone, CATV

Water and sewer are INCLUDED in the monthly rent!