

SCIT Affordable Rental Housing

2023 Income Limits for HUD (Isabella County)

FY 2023 Income Limits Summary

FY 2023 Income Limit Area	Median Family Income Click for More Detail	FY 2023 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Isabella County, MI	\$74,900	Very Low (50%) Income Limits (\$) Click for More Detail	26,500	30,300	34,100	37,850	40,900	43,950	46,950	50,000
		Extremely Low Income Limits (\$)* Click for More Detail	15,900	19,720	24,860	30,000	35,140	40,280	45,420	50,000*
		Low (80%) Income Limits (\$) Click for More Detail	42,400	48,450	54,500	60,550	65,400	70,250	75,100	79,950

* The FY 2014 Consolidated Appropriations Act changed the definition of



"Helping Tribal Families Find Homes"

Miranda Pelcher-Miley

Admissions and Occupancy Specialist

Saginaw Chippewa Housing Department

Email: MiPelcher@sagchip.org

(989) 775-4532



Saginaw Chippewa Housing

2451 Nish Na Be Anong

Mt. Pleasant, MI, 48858

(989) 775-4595



Step One

Admissions Meeting

Call or Meet with Miranda Pelcher-Miley; the Admissions and Occupancy Specialist to see if you Qualify (989) 775-4532 or email MiPelcher@sagchip.org



Step Two

Fill out Application

1. Three Landlord References (replace with personal references if you do not have enough)
2. Three Personal References
3. Documentation of ALL Income for all household members
4. SS cards for ALL household members
5. Tribal cards for all applicable household members
6. Documentation of Assets
7. Criminal History Report– ICHAT (\$10)

Step Three

Background Check

SCHD checks out the following:

- * Calls all references
- * Income Levels
- * Tribal Affiliation
- * Family Members
 - * Assets
- * Criminal History



Step Four

Qualification

- * You will be notified once application is complete and thoroughly verified.
- * If approved, you will be put onto the waiting list.
- * If you are not approved, SCHD will give the reasoning and provide alternate options if available.

Alternative Housing Options

- Migizi Apartments—(989) 775-4229
- Eight CAP—(989) 772-0110
- Mt. Pleasant Housing- (989) 773-3784

Step Five

Rental Waiting List

- * SCHD will select eligible applicants from the rental waiting list
- * Update application every 90 days
- * Failure to update application every 90 days will remove you and your household from the waiting list.



Step Six

Time to Move In

SCHD reviews the following:

- * Check names on OTIS (over 18)
- * Admissions and Occupancy Rental Policy
 - * Collections Policy
 - * Maintenance Policy
- * Put Consumers bill into your name
- * Sign a new ROI (Release of Information)
- * Assign a vehicle decal (if applicable)
 - * Pet Policy