



New Jersey Housing Program Fact Sheet

State Rental Assistance Program (SRAP)

Mt. Laurel/State of NJ Low & Moderate Income Housing

SRAP is a state funded program that provides housing subsidies for extremely low-income persons in need of decent, safe and sanitary housing.

Every pre-application submitted during the open enrollment period has an equal chance of being selected during the lottery.

To be eligible for the SRAP program, applicants must be a NJ resident & have resided in NJ for at least 6 months prior to applying for SRAP.

An SRAP rental subsidy has a time limit of up to 5 years; less, if a Housing Choice Voucher becomes available

There is NO time limit for elderly/ disabled applicants receiving an SRAP rental subsidy.

When the Programs list is open, Households MUST apply on a computer and MUST have a working email for communication. NO paper applications are accepted. ***Last open enrollment was March 2017.***

Households must constantly monitor the website in order to apply when the list opens. https://www.nj.gov/dca/divisions/dhcr/srap_vouchers.html

The NJ Supreme court established a constitutional obligation requiring all 566 municipalities in NJ to create realistic opportunities for the provision of very low, low and moderate income housing. Some towns are currently exempt from building new housing if there is existing housing stock that meets the obligations.

Requirements of the program:

- ❖ Be a US Citizen or permanent resident alien
- ❖ Be at least 18 years old
- ❖ Have sufficient income to afford the rent or finance/afford the purchase
- ❖ Affordable unit MUST be used as the applicant's primary residence

For 2020 Regional income limits click

https://www.cjhrc.org/images/Regional_Income_Limits.pdf

CJHRC Basic Application Requirements for each household member over 18:

- ❖ Fully completed and signed application
- ❖ Copies of last 3 years' tax returns (Federal & State)
- ❖ Four current & consecutive pay stubs
- ❖ Copies of last two months of checking & savings account statements (ALL ACCOUNTS & ALL PAGES)
- ❖ Documentation to confirm income from any other source
- ❖ If purchasing, a Pre- Approval letter from a lender that has approved the restrictive covenants which survive foreclosure

For available rental or purchase units in Somerset & Hunterdon County, call 908-446-0036.