

# Gilbert Lindsay Manor Marketing Flyer

Developer Name: N/A

Property Management Company Name: Thomas Safran & Associates

Property Name: Gilbert Lindsay Manor

Property Address: 601 W 40TH PL LOS ANGELES CA 90037

Open for Marketing: 04/01/2024

Pre Application Open Date: 07/01/2024

Pre Application Close Date: 07/31/2024

Lottery Dates:

## Property Application Information

Property Management Contact Name: Diana Sanchez

Property Management Contact Title: Property Manager

Property Management Contact Email: gilbertlindsay@tsaproperties.com

Property Management Contact Phone Number: (323) 234-6002

TTY/TDD: 711

Property Website: <https://www.tsahousing.com/property/gilbertlindsay>

Rental Application Link: <https://www.tsahousing.com/property/gilbertlindsay>

Methods of how applications will be provided and accepted:

1st Method of how applications will be provided and accepted: Online

2nd Method of how applications will be provided and accepted: Mail

3rd Method of how applications will be provided and accepted:

4th Method of how applications will be provided and accepted:

Mailing Address for Application: 601 W 40th Place, Los Angeles, CA 90037

Fax Number:

## Property Information

Housing Type: Apartments

Year Built: 1991

Housing Program: No CES units

Shared Living Facility: No

Pre-Application fee: 0.00

Credit Screening Fee: 0.00

Property Description: Gilbert Lindsay is a 137 Tax Credit property located in property located in University Park, Los Angeles, CA. The property is currently only accepting applications for ADA units. Acquired by Thomas Safran & Associates in July 2017, the property went through an extensive renovation that was completed in 2019. Residents now enjoy a fully remodeled community room equipped with a full kitchen, spacious seating areas, a computer lounge, and state of the art education tools for after school tutoring. Other upgrades include new laundry facilities, a fitness room, renovated outdoor BBQ area and playground. The property offers one, two, three, four and five-bedroom units. Unit upgrades feature renovated bathrooms and kitchens with new solid-

wood cabinetry and appliances, and new flooring. The gated community features secured access and on-site management and maintenance staff. Resident services include monthly parties, morning coffee socials, after-school tutoring, holiday events, and more.

Property Features: Residents now enjoy a fully remodeled community room equipped with a full kitchen, spacious seating areas, a computer lounge, and state of the art education tools for after school tutoring. Other upgrades include new laundry facilities, a fitness room, renovated outdoor BBQ area and playground.

Units Available: N/A - Applicants will be applying to be placed on the general waiting list

Accessible Features: N/A

Parking Type: Garage

Parking Fee: 0.00

Income Limits: up to 120% AMI for LA County

Referral Agency: N/A

Support Services: N/A

Rental Policy Info: Rent/Income Restrictions: Gilbert Lindsay is a 137-unit, income and rent-restricted affordable housing community located in Los Angeles, CA. Twenty-four (24) units are moderate units that have different requirements. To qualify for the affordable units, applicants must have a gross monthly income that is at least twice the monthly rent. Voucher holders do not need to meet the minimum gross monthly income requirement. Subject to change. Income Limits: Applicants for the property must have incomes below the 120% AMI for Los Angeles County for their household size. Subject to change. Parking: Parking is limited and not guaranteed. This property has accessible and adaptable units for people with disabilities. People with disabilities July ask for, and receive reasonable accommodations, modifications, and auxiliary aids, including in the application process. Please contact [gilbertlindsay@tsaproperties.com](mailto:gilbertlindsay@tsaproperties.com) to make this request. 100% non-smoking property.

Rental Special Notes: Rent/Income Restrictions: Gilbert Lindsay is a 137-unit, income and rent-restricted affordable housing community located in Los Angeles, CA. Twenty-four (24) units are moderate units that have different requirements. To qualify for the affordable units, applicants must have a gross monthly income that is at least twice the monthly rent. Voucher holders do not need to meet the minimum gross monthly income requirement. Subject to change. Income Limits: Applicants for the property must have incomes below the 120% AMI for Los Angeles County for their household size. Subject to change. Parking: Parking is limited and not guaranteed. This property has accessible and adaptable units for people with disabilities. People with disabilities July ask for, and receive reasonable accommodations, modifications, and auxiliary aids, including in the application process. Please contact [gilbertlindsay@tsaproperties.com](mailto:gilbertlindsay@tsaproperties.com) to make this request. 100% non-smoking property.

Description of how applicant can request a Reasonable Accommodation: Please contact management if you need a reasonable accommodation during the application process.

Pre-Applications are available on [accesshousingla.org](https://accesshousingla.org)

This housing is offered without regard to race, color, religion, sex, gender, gender identity and expression, familial status, national origin, citizenship status, immigrant status, primary language, marital status, ancestry, age, sexual orientation, disability, source of income (including receipt of Section 8 and other similar vouchers), genetic information, military or veteran status, arbitrary characteristics, or any other basis

currently or subsequently prohibited by law.