Hillcrest Commons Phase 2
6000 Clapboard Ridge, Carmel

52 One Bedrooms - $1,043*
9 Two Bedrooms - $1,245*
4 One Bedrooms - $1,222*
8 Two Bedrooms - $1,460*

Household income must be less than the following for $1,043 (1BR) & $1,245 rents (2 BR):
1-person household: $44,820
2-person household: $51,240
3-person household: $57,660
4-person household: $64,020

*Subject to Change

Household income must be less than the following for $1,222 (1BR) & $1,460 (2 BR) rents*:
1-person household: $52,290
2-person household: $59,780
3-person household: $67,270
4-person household: $74,690

*Subject to Change

Rents include heat and hot water.

For further information or to obtain an application contact:

Housing Action Council
55 South Broadway – 2nd floor
Tarrytown, NY 10591
914-332-4144
hac@affordablehomes.org
www.housingactioncouncil.org

How to Apply:

An application for the affordable apartments may be obtained from Housing Action Council.

Hillcrest Commons Phase 2
For Seniors 55+
Affordable Rental Apartments
$1,043 & $1,222 (1BR)
$1,245 & $1,460 (2BR)
6000 Clapboard Ridge, Carmel
(off NY Rt. 52)
Putnam County, New York
Special Features

Eight (8) apartments are fully accessible and adapted for wheelchair use that include a roll in shower; three (3) apartments are fully accessible and adapted for residents who have a visual or hearing impairment. All others are adaptable. Applicants in need of specially designed apartments will be given priority for these apartments.

12 apartments are set-aside for the “frail elderly” as defined by the New York State Office for the Aging. Support services will be offered by Putnam Independent Living services.

Building Features & Amenities:

Hillcrest Commons Phase 2 has 73 apartments for seniors 55 years or older. There is an additional apartment for a building superintendent. Each apartment has a deck or balcony. Buildings are three stories with elevator with green design and energy efficient features. The apartments range from +/- 743 SF for a 1 bedroom to +/-965 SF for a 2-bedroom. Common areas include a laundry room in each building, fitness room and outdoor recreation area with gazebo, patio and BBQ. The buildings have a fire sprinkler system and monitored fire alarm system. There management office is on-site.

Developer/Builder:

Hillcrest Commons Phase II is developed by Wilder Balter Partners, (WBP) a leading residential developer of market rate and affordable housing in the Hudson Valley. Housing Action Council (HAC) is its non-profit sponsor. WBP’s affordable senior developments include Hillcrest Commons Phase I, Hughson Commons in Carmel, and Jacobs Hill in Cortlandt. Phase II will be constructed by Griffon Associates and managed by WB Residential, both affiliated with WBP. HAC has facilitated the development of thousands of units of affordable housing and is responsible for the marketing of Hillcrest Commons Phase II.

Community Profile:

The Town of Carmel is on the southern border of Putnam County abutting Westchester County. It is approximately 10 miles from Danbury, CT and 50 miles north of New York City. According to the 2010 Census, its population is 34,305. It is conveniently located to major shopping malls - Jefferson Valley Mall in Yorktown Heights and Danbury Mall in Connecticut. Shop Rite and Stop & Shop are located in the Town. Metro North Harlem Line is accessible in Brewster providing transportation to NYC and points North. PART operates four fixed bus routes in Putnam and on call stops, including Hillcrest Commons.

The Town as well as the Putnam County Office for Aging offer activities for seniors including arts and crafts, bingo, guest speakers and day trips. Meals are offered at the Carmel Friendship Center. Reed Memorial Library is on the National Register of Historic Places and brings cultural, recreational and educational opportunities to the Carmel community. The Putnam Hospital Center is just 4 miles away.

Sycamore Park located in Carmel is 32 acres of which 18 are developed for water and land activities including tennis courts, a beach and picnic area. Putnam County Parks and Recreation oversees the Putnam Trailway, a paved bicycle/pedestrian path. Fahnestock State Park offers 14,086 acres of hiking trails, beach, boating, and fishing.