

THE GOLDEN RESIDENCES AT THE VILLAGE

P.O.BOX 195288, SAN JUAN, P.R. 00919-5288

REASONABLE ACCOMMODATION POLICY FOR APPLICANTS OR RESIDENTS WITH DISABILITIES

Executive Homesearch and Realty Services, Inc. and The Golden Residences at the Village project, in compliance with Federal Housing Department (HUD) regulations, which implement Section 504-ADA of the Rehabilitation Act of 1973 and the Fair Housing Act, 28 CFR Part 35, state they will provide the opportunity for housing applicants and residents with disabilities, to request reasonable accommodation. In this way they will be guaranteed an equal opportunity in the use and enjoyment of the unit and the common areas of the Project, and so that they can participate and have access to other activities that are developed.

Any applicant or resident who understands the need of a unit with an accessibility due to a disability or special condition, must inform the Company by submitting a request for reasonable accommodation in writing or verbally. This request can be submitted by a third person representing the person with a disability. The Company will provide reasonable accommodation to applicants or residents with disabilities, including making changes to regulations, policies or procedures; and to make and pay for the costs of structural alterations to the unit or common areas, in compliance with Section 504-ADA and the Fair Housing Act (28 CFR Part 35). The reasonable accommodation will be provided as long as it does not constitute a fundamental alteration to its programs or that it represents an expensive financial and administrative expense, according to the regulations in 24 CFR Part 8. The Project will make and pay for the structural changes in the facilities, if it is necessary as a reasonable accommodation for applicants and disabled residents, unless doing so represents an excessive administrative and financial burden, in accordance with Section 504 of Rehabilitation, Act of 1973. 29 USC § 794. 24 CFR Part 8. Before denying a petition invoking one of such bases, the Project will seek advice and guidance from the Municipality of San Juan and the HUD Fair Housing Office, 787-274-5834.

Any applicant or resident who needs to communicate through a system for people with hearing, visual, sensory or language impairments or for any special condition, should inform the Company by, making their request for reasonable accommodation verbally, in writing or through a third party. The Administrator in charge of the Project will be the person responsible for coordinating with private or government agencies to identify the resources necessary for effective communication of the applicant or resident with the Project and vice versa. These resources could be, but are not limited to sign language interpreters, written or oral communications, translators, readers, receipt and sending of housing applications by mail, and so on. Also, assistance will be requested from the Department of Housing of the Municipality of San Juan to coordinate additional support services and other effective communication services.

Any request for reasonable accommodation must be submitted in writing or verbally. The Company undertakes to respond in thirty (30) days in writing to each request received. Requests for reasonable accommodation will be evaluated in accordance with the applicable laws identified above and the regulations set forth in Occupancy Manual 4350.3, Subsection 4, page 2-35. No request for reasonable accommodation will be denied until the petitioners have participated in an interactive orientation process aimed at solving their problem.