



The Bridgewell Apartments – Opening May 2024

The Bridgewell Apts. is a 65-unit, 3-story apartment building that is directly next to the Cambridge Christian School.

The Bridgewell participates in a tax credit program. Household income limitations apply for all units.

1-Bedroom Units \$808 and \$1035

3-Bedroom Units \$1407 and 1525

2-Bedroom Units \$1213 and 1225

4-Bedroom Units \$1573 and 1755

Housing Support Units have a maximum rent of \$200 below the current Room & Board rate.

Apartment Amenities Include:

- Washer/Dryer – in each unit
- Hardwood Floors – LVP Flooring
- Air Conditioner
- Dishwasher
- Stainless Steel Appliances
- Modern Smart Cabinets
- Patio/Balcony
- Large Closets, Extra Storage
- Carpeting
- Ceiling Fan
- Wheelchair Access
- Cable Ready

Community Amenities Include:

- Community Room/Recreation Room
- BBQ/Picnic Area
- Playground
- Bike Storage
- Fitness Center
- Wi-Fi Lounge/High Speed Internet
- On-Site Management
- Package Receiving
- Off-Street Outdoor Parking
- No Garages

Pet Policy

Cats and Dogs are allowed with an additional deposit and monthly fee required. No fee for approved therapeutic/service animals. No breed or size restrictions.

For non-housing support units, gross monthly income must be greater than 2 times the monthly rent and for credit scores under 625, a higher deposit may be requested or a guarantor plus a higher deposit may be required.

203 22nd Lane SW
Cambridge, MN 55008
Jamie (763) 336-4494

Property Management: Halverson and Blaiser Group LTD



New Pathways, Inc. will provide support services for 14 units at Bridgewell; (8) High-Priority Homeless (HPH) units and (6) People with Disabilities (PWD) units.

HPH units – (5) 2-Bedroom and (3) 3-Bedroom (3-BR units are filled at this time)

PWD units – (4) 1-Bedroom and (2) 2-Bedroom

ALL applicants must be Long-Term Homeless (LTH) meaning they have been homeless for one continuous year in the last 3 years OR homeless 4 or more times in the last 3 years.

Applicants for the HPH units must be currently homeless and able to get on the Coordinated Entry Priority List.

Applicants for the PWD units do not need to be homeless, but do need to be LTH within the last 3 years.

Rental assistance for the supportive housing units is Housing Support benefit which requires applicants to have a disabling condition to qualify. A disabling condition could be related to mental health, illness or injury, substance use disorder, developmental or learning disability. Applicants must obtain a Professional Statement of Need specifying their disability and services needed, before they can apply.

Security deposit equal to one month's rent will be required at lease signing.

Utilities (East Central Energy and Center Point Energy) must be in the tenant's name the day of lease signing which includes paying the ECE deposit to open an account. (could be up to \$300).

A case manager will office on-site Monday-Friday 8:00 am – 4:45 pm. The support services office will be open for walk-in questions and regularly scheduled meetings with tenants.

Support services case management will include an Individualized Service Plan based on each tenants' individual needs and goals they wish to accomplish while in the supportive housing program. The case manager will meet with each participant at least 2 times per month and weekly, if needed. Frequency of meeting will be based on each individual's needs. New Pathways will be paying the Housing Support portion of the rent and utilities directly to the vendors. The tenant will be responsible for paying his/her portion of the rent directly to property management. The case manager will then assist with budgeting and assist the participant in spending the remaining Room & Board money on allowed personal needs.

Other case management services will include assistance with connecting to resources in the community including mental and physical health providers which includes ARMHS and PCA, recovery support, education, transportation, food support, applying for benefits including SSI, completing paperwork, tenant/landlord interaction, and budgeting.

The case manager **will not** provide medication management or perform independent living skills tasks.

If you have an applicant, have them call Amy Walcheski at 320-459-7369.