



IMPROVING LIVES, STRENGTHENING COMMUNITIES

For office use only: Application # _____ Date & Time received: _____

Big Boulder Residences
APPLICATION
P. O. BOX 542; BOULDER, MT 59632

**All units with the exception of one unit are subsidized units. Subsidized rent estimate is 30% of your adjusted annual income.
ALL UNITS REQUIRE A ONE YEAR INITIAL LEASE.**

Rents are maintained at moderate levels through the non-profit operation of RMDC.

All utilities are paid with the exception of telephone, internet and cable.

YOUR APPLICATION WILL NOT BE ACCEPTED UNLESS THE FOLLOWING ITEMS ARE ATTACHED TO YOUR APPLICATION.

We Can photocopy them for you if need be:

Photocopies of the following are needed with your application.

- 1. Birth Certificate for everyone in the household**
- 2. Photo ID for everyone in the household**
- 3. Social Security Card for everyone in the household**
- 4. Social Security Benefit letter (If applicable)**

If you have any questions about this information, please contact Bobbie Sue Carothers, Property Manager at (406) 442-0610; (406) 438-5611 or TTY dial 711.

Signature _____

Date _____



RENTAL SCREENING CRITERIA

- A. All rental applications MUST BE COMPLETED IN FULL, **including copies of current social security benefits statement, picture ID, Social Security Card and birth certificates** for **ALL** members of the household. Incomplete applications will not be accepted. Applications with incorrect information will be denied.
- B. Occupancy must be limited to no more than 2 persons per bedroom per our Resident Selection Plan. A copy of the plan can be obtained at the BBR office.
- C. The prospective resident must initially provide unmistakable identification. A driver's license or other picture ID is acceptable. Valid proof of a social security number is also required.
- D. **NO LESS THAN (5) FIVE YEARS** of current and previous verifiable landlord references are to be listed on the application, provided with telephone numbers and addresses. If you do not have any rental history you must provide 3 professional personal references. ***If you own your own house or trailer when you apply, landlord references are not necessary.***

Inability to meet any of the above criteria for residency may result in the following:

- Denial of application for residence.
- Approval of application for residence with:
 1. First & last month's rent
 2. Increased Security deposit
 3. And/or co-signer. The co-signer must meet the same credit, employment and residential history required of the applicant.





(For office use only) Application # _____
 Date/Time Received _____/_____/_____

Property Name: **Big Boulder Residences**
PO Box 542
Bolder, MT 59632

Phone: **406-438-5611**
 Fax: **406-442-1146**
 TTY: **711**
 Email: **bcarothers@rmdc.net**

Your Name: (Last, First, MI)	Sex	Social Security #	Date of Birth	Citizen	Non-Citizen	Student enrolled in higher education?	
						No	Yes

Other Adults who will be living in the apt. w/you	Sex	Relation to Head	Social Security #	Date of Birth	Citizen	Non-Citizen	Student enrolled in higher education

Household Member other than Adult Head and co-head who will be living in the apt. w/you	Sex	Relation to Head	Social Security #	Date of Birth	Citizen	Non-Citizen	Student enrolled in higher education

Household Member other than Adult Head and co-head who will be living in the apt. w/you	Sex	Relation to Head	Social Security #	Date of Birth	Citizen	Non-Citizen	Student enrolled in higher education

NOTICE: You are required to notify the Property of ANY change of address and phone. If we cannot contact you at the phone number you provide us, your name will be removed from the waiting list and you will have to re-apply.

PRESENT ADDRESS:

Street Address	City	State/Zip Code	Your Phone number

How long at current address?	From:	To:

CURRENT LANDLORD:

Name	Street Address	City, State, Zip Code	Landlord Phone Number

PREVIOUS ADDRESS:

❖ We need five years' worth of landlord references listed unless you own a house or trailer. Provide additional sheet if you have had more than two addresses in the past five years.

Previous address: _____ How long at that address? _____

From _____ to _____ Name & Contact information of previous landlord. _____

2nd Previous address: _____ How long at that address? _____

From _____ to _____ Name & Contact information of previous landlord. _____

INCOME SOURCES (*All sources*)

List All Income Sources (SS / Employer / Pensions, etc.)	Gross Monthly	Net Monthly
	\$	\$
	\$	\$
	\$	\$

Bank/Assets: Checking, Savings, CD's, IRA, Annuities, etc.

Name of Bank or Financial Institution	Type of Acct.	Approximate Balance
		\$
		\$
		\$
		\$

Do you own a house or a mobile home? yes no If yes, what is the approximate value of your home? \$ _____

Do you still have a mortgage? Not a reverse mortgage, but a regular mortgage? yes no

➤ YOU MUST ANSWER ALL THE QUESTIONS TRUTHFULLY WITH FULL DISCLOSURE. FAILURE TO DO SO WILL RESULT IN DENIAL OF YOUR APPLICATION. IF YOU ARE ACCEPTED AND WE FIND THERE HAS NOT BEEN FULL DISCLOSURE, IT COULD LEAD TO EVICTION.

Are you required to register as a lifetime sex offender in this or any other state? Yes No

Is any member of your FAMILY or anyone who will be occupying the unit subject to a lifetime sex offender registration requirement in any state? Yes No

Please complete a list of ALL STATES in which you have resided. _____

Have you had credit under any other name? Yes No If yes, what name? _____

In the last (2) years have you or any household member who will be living here with you disposed of assets for less than fair market value?
 Yes No

Have you or anyone in your household who will be sharing the apartment here with you ever been convicted for the use, sale, manufacture or distribution of controlled substances? Yes No

Do you or anyone in your household who will be sharing the apartment here with you currently use *illegal* drugs? Yes No

Have you or anyone who will be sharing the apartment here with you ever been evicted? Yes No

Have you or anyone who will be living here with you been evicted in the last five years from federally assisted housing? Yes No

Are you currently receiving tenant-based or project based assistance from HUD? Yes No

Will this apartment be the your only residence? Yes No

Do you own any pets that will be living in the apt. w/you? Yes No
If yes, what do you have? _____

How did you hear about our housing program? _____

Do you anticipate adding a new household member within 12 months? Yes No

How did you hear about our housing program? _____

In compliance with the Fair Credit Reporting Act, we are informing you that information as to your character, general reputation and mode of living will be verified. You have the right to dispute the information reported. The facts set forth in this application are true and complete. I/We understand that any misrepresentation of information or failure to disclose information requested on this application may disqualify me from consideration for admission or participation and may be grounds for eviction or termination of assistance. You agree to all the above and sign this of your own free will.

I/We understand that I/we must contact the rental office within six (6) months in order to remain on the waiting list. Failure to update will result in removal of my/our name(s) from the waiting list.

I/We further understand that, upon acceptance of this application for tenancy, ***I/we must provide verification of all income, all assets and household composition, sign a Lease Agreement, sign an Owner's Certification of Compliance with HUD's Tenant Eligibility and Rent Procedures, HUD Form 50059 if pertinent to this particular property.***

You, as the prospective tenant(s), agree that a complete investigation of all information on this application will not constitute invasion of privacy. I/We are aware of and extend the privilege to its representatives to obtain credit reports, current & previous landlord references and/or character reports as necessary.

WARNING: Title 18, Section 1001 of the U.S. Code, states that a person is guilty of a felony for knowingly and willingly making false or fraudulent statements to any Department or Agency of the U.S. or the Department of Housing and Urban Development.

X _____ Applicant Signature	X _____ Date:
X _____ 2 nd Applicant Signature	X _____ Date:

RMDC does not discriminate on the basis of race, color, national origin, religion, sex, disability or familial status in admission or access to its program. **Big Boulder Residences APPLICATION REVISION DATE: 07/01/2016**



Supplemental and Optional Contact Information for HUD-Assisted Housing Applicants

SUPPLEMENT TO APPLICATION FOR FEDERALLY ASSISTED HOUSING

This form is to be provided to each applicant for federally assisted housing

Instructions: Optional Contact Person or Organization: You have the right by law to include as part of your application for housing, the name, address, telephone number, and other relevant information of a family member, friend, or social, health, advocacy, or other organization. This contact information is for the purpose of identifying a person or organization that may be able to help in resolving any issues that may arise during your tenancy or to assist in providing any special care or services you may require. **You may update, remove, or change the information you provide on this form at any time.** You are not required to provide this contact information, but if you choose to do so, please include the relevant information on this form.

Applicant Name:	
Mailing Address:	
Telephone No:	Cell Phone No:
Name of Additional Contact Person or Organization:	
Address:	
Telephone No:	Cell Phone No:
E-Mail Address (if applicable):	
Relationship to Applicant:	
Reason for Contact: (Check all that apply)	
<input type="checkbox"/> Emergency	<input type="checkbox"/> Assist with Recertification Process
<input type="checkbox"/> Unable to contact you	<input type="checkbox"/> Change in lease terms
<input type="checkbox"/> Termination of rental assistance	<input type="checkbox"/> Change in house rules
<input type="checkbox"/> Eviction from unit	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Late payment of rent	
Commitment of Housing Authority or Owner: If you are approved for housing, this information will be kept as part of your tenant file. If issues arise during your tenancy or if you require any services or special care, we may contact the person or organization you listed to assist in resolving the issues or in providing any services or special care to you.	
Confidentiality Statement: The information provided on this form is confidential and will not be disclosed to anyone except as permitted by the applicant or applicable law.	
Legal Notification: Section 644 of the Housing and Community Development Act of 1992 (Public Law 102-550, approved October 28, 1992) requires each applicant for federally assisted housing to be offered the option of providing information regarding an additional contact person or organization. By accepting the applicant's application, the housing provider agrees to comply with the non-discrimination and equal opportunity requirements of 24 CFR section 5.105, including the prohibitions on discrimination in admission to or participation in federally assisted housing programs on the basis of race, color, religion, national origin, sex, disability, and familial status under the Fair Housing Act, and the prohibition on age discrimination under the Age Discrimination Act of 1975.	

Check this box if you choose not to provide the contact information.

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Signature of Applicant

Date

The information collection requirements contained in this form were submitted to the Office of Management and Budget (OMB) under the Paperwork Reduction Act of 1995 (44 U.S.C. 3501-3520). The public reporting burden is estimated at 15 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Section 644 of the Housing and Community Development Act of 1992 (42 U.S.C. 13604) imposed on HUD the obligation to require housing providers participating in HUD's assisted housing programs to provide any individual or family applying for occupancy in HUD-assisted housing with the option to include in the application for occupancy the name, address, telephone number, and other relevant information of a family member, friend, or person associated with a social, health, advocacy, or similar organization. The objective of providing such information is to facilitate contact by the housing provider with the person or organization identified by the tenant to assist in providing any delivery of services or special care to the tenant and assist with resolving any tenancy issues arising during the tenancy of such tenant. This supplemental application information is to be maintained by the housing provider and maintained as confidential information. Providing the information is basic to the operations of the HUD Assisted-Housing Program and is voluntary. It supports statutory requirements and program and management controls that prevent fraud, waste and mismanagement. In accordance with the Paperwork Reduction Act, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information, unless the collection displays a currently valid OMB control number.

Privacy Statement: Public Law 102-550, authorizes the Department of Housing and Urban Development (HUD) to collect all the information (except the Social Security Number (SSN)) which will be used by HUD to protect disbursement data from fraudulent actions.

Big Boulder Residences Unit Specification Summary

Date/Time Received: _____ / _____

Name: _____ Application #: _____

In order for us to place you on the correct Waiting Lists and thereby provide you with the type of unit and rent structure you require, please complete the following survey. Note: check all answers that apply (you can select more than one answer to each question).

What bedroom size are you willing to accept?

- One Bedroom
 Two Bedroom

Do you need a fully accessible apartment? (Requires doctor's verification of need.)

- Yes
 No

Do you require any special features in your apartment (other than a fully accessible unit)? *Note: special features will be considered when you reach the top of the Waiting List, but will not give you a preference for units containing such features.*

- Yes Specify: _____
 No

If you change your mind about which Waiting Lists you wish to be on, we will add you to other lists as of the date you make the change known to us.

As required in our tenant selection plan, 6 month update must be received.

Thank you for your assistance in completing this form. If you have questions about this information, please contact us at (406) 438-5611.

Signature

Date



Big Boulder Residences
Notice of Occupancy Rights under the Violence Against Women Act¹

To all Tenants and Applicants

The Violence Against Women Act (VAWA) provides protections for victims of domestic violence, dating violence, sexual assault, or stalking. VAWA protections are not only available to women, but are available equally to all individuals regardless of sex, gender identity, or sexual orientation.² The U.S. Department of Housing and Urban Development (HUD) is the Federal agency that oversees that **Big Boulder Residences** complies with VAWA. This notice explains your rights under VAWA. A HUD-approved certification form is attached to this notice. You can fill out this form to show that you are or have been a victim of domestic violence; dating violence, sexual assault, or stalking, and that you wish to use your rights under VAWA.”

Protections for Applicants

If you otherwise qualify for assistance under HUD **Section 8**, you cannot be denied admission or denied assistance because you are or have been a victim of domestic violence, dating violence, sexual assault, or stalking.

Protections for Tenants

If you are receiving assistance under HUD **Section 8**, you may not be denied assistance, terminated from participation, or be evicted from your rental housing because you are or have been a victim of domestic violence, dating violence, sexual assault, or stalking.

Also, if you or an affiliated individual of yours is or has been the victim of domestic violence, dating violence, sexual assault, or stalking by a member of your household or any guest, you may not be denied rental assistance or occupancy rights under **Section 8** solely on the basis of criminal activity directly relating to that domestic violence, dating violence, sexual assault, or stalking.

Affiliated individual means your spouse, parent, brother, sister, or child, or a person to whom you stand in the place of a parent or guardian (for example, the affiliated individual is in your care, custody, or control); or any individual, tenant, or lawful occupant living in your household.

Removing the Abuser or Perpetrator from the Household

Big Boulder Residences may divide (bifurcate) your lease in order to evict the individual or terminate the assistance of the individual who has engaged in criminal activity (the abuser or perpetrator) directly relating to domestic violence, dating violence, sexual assault, or stalking.

If Big Boulder Residences chooses to remove the abuser or perpetrator, Big Boulder Residences may not take away the rights of eligible tenants to the unit or otherwise punish the remaining tenants. If the evicted abuser or perpetrator was the sole tenant to have established eligibility for assistance under the program, Big Boulder Residences must allow the tenant who is or has been a victim and other household members to remain in the unit for a period of time, in order to establish eligibility under the program or under another HUD housing program covered by VAWA, or, find alternative housing.

¹ Despite the name of this law, VAWA protection is available regardless of sex, gender identity, or sexual orientation.

² Housing providers cannot discriminate on the basis of any protected characteristic, including race, color, national origin, religion, sex, familial status, disability, or age. HUD-assisted and HUD-insured housing must be made available to all otherwise eligible individuals regardless of actual or perceived sexual orientation, gender identity, or marital status.

In removing the abuser or perpetrator from the household, Big Boulder Residences must follow Federal, State, and local eviction procedures. In order to divide a lease, Big Boulder Residences may, but is not required to, ask you for documentation or certification of the incidences of domestic violence, dating violence, sexual assault, or stalking.

Moving to Another Unit

Upon your request, Big Boulder Residences may permit you to move to another unit, subject to the availability of other units, and still keep your assistance. In order to approve a request, Big Boulder Residences may ask you to provide documentation that you are requesting to move because of an incidence of domestic violence, dating violence, sexual assault, or stalking. If the request is a request for emergency transfer, the housing provider may ask you to submit a written request or fill out a form where you certify that you meet the criteria for an emergency transfer under VAWA. The criteria are:

- (1) You are a victim of domestic violence, dating violence, sexual assault, or stalking.** If your housing provider does not already have documentation that you are a victim of domestic violence, dating violence, sexual assault, or stalking, your housing provider may ask you for such documentation, as described in the documentation section below.
- (2) You expressly request the emergency transfer.** Your housing provider may choose to require that you submit a form, or may accept another written or oral request.
- (3) You reasonably believe you are threatened with imminent harm from further violence if you remain in your current unit.** This means you have a reason to fear that if you do not receive a transfer you would suffer violence in the very near future.

OR

You are a victim of sexual assault and the assault occurred on the premises during the 90-calendar-day period before you request a transfer. If you are a victim of sexual assault, then in addition to qualifying for an emergency transfer because you reasonably believe you are threatened with imminent harm from further violence if you remain in your unit, you may qualify for an emergency transfer if the sexual assault occurred on the premises of the property from which you are seeking your transfer, and that assault happened within the 90-calendar-day period before you expressly request the transfer.

Big Boulder Residences will keep confidential requests for emergency transfers by victims of domestic violence, dating violence, sexual assault, or stalking, and the location of any move by such victims and their families.

Big Boulder Residences' emergency transfer plan provides further information on emergency transfers, and Big Boulder Residences must make a copy of its emergency transfer plan available to you if you ask to see it.

Documenting You Are or Have Been a Victim of Domestic Violence, Dating Violence, Sexual Assault or Stalking

Big Boulder Residences can, but is not required to, ask you to provide documentation to “certify” that you are or have been a victim of domestic violence, dating violence, sexual assault, or stalking. Such request from Big Boulder Residences must be in writing, and Big Boulder Residences must give you at least 14 business days (Saturdays, Sundays, and Federal holidays do not count) from the day you receive the request to provide the documentation. Big Boulder Residences may, but does not have to, extend the deadline for the submission of documentation upon your request.

You can provide one of the following to BIG BOULDER RESIDENCES as documentation. It is your choice which of the following to submit if Big Boulder Residences asks you to provide documentation that you are or have been a victim of domestic violence, dating violence, sexual assault, or stalking.

- A complete HUD-approved certification form given to you by Big Boulder Residences with this notice, that documents an incident of domestic violence, dating violence, sexual assault, or stalking. The form will ask for your name, the date, time, and location of the incident of domestic violence, dating violence, sexual assault, or stalking, and a description of the incident. The certification form provides for including the name of the abuser or perpetrator if the name of the abuser or perpetrator is known and is safe to provide.
- A record of a Federal, State, tribal, territorial, or local law enforcement agency, court, or administrative agency that documents the incident of domestic violence, dating violence, sexual assault, or stalking. Examples of such records include police reports, protective orders, and restraining orders, among others.
- A statement, which you must sign, along with the signature of an employee, agent, or volunteer of a victim service provider, an attorney, a medical professional or a mental health professional (collectively, “professional”) from whom you sought assistance in addressing domestic violence, dating violence, sexual assault, or stalking, or the effects of abuse, and with the professional selected by you attesting under penalty of perjury that he or she believes that the incident or incidents of domestic violence, dating violence, sexual assault, or stalking are grounds for protection.
- Any other statement or evidence that Big Boulder Residences has agreed to accept.

If you fail or refuse to provide one of these documents within the 14 business days, Big Boulder Residences does not have to provide you with the protections contained in this notice.

If Big Boulder Residences receives conflicting evidence that an incident of domestic violence, dating violence, sexual assault, or stalking has been committed (such as certification forms from two or more members of a household each claiming to be a victim and naming one or more of the other petitioning household members as the abuser or perpetrator), Big Boulder Residences has the right to request that you provide third-party documentation within thirty 30 calendar days in order to resolve the conflict. If you fail or refuse to provide third-party documentation where there is conflicting evidence, Big Boulder Residences does not have to provide you with the protections contained in this notice.

Confidentiality

Big Boulder Residences must keep confidential any information you provide related to the exercise of your rights under VAWA, including the fact that you are exercising your rights under VAWA.

Big Boulder Residences must not allow any individual administering assistance or other services on behalf of BIG BOULDER RESIDENCES (for example, employees and contractors) to have access to confidential information unless for reasons that specifically call for these individuals to have access to this information under applicable Federal, State, or local law.

Big Boulder Residences must not enter your information into any shared database or disclose your information to any other entity or individual. Big Boulder Residences, however, may disclose the information provided if:

- You give written permission to Big Boulder Residences to release the information on a time limited basis.
- Big Boulder Residences needs to use the information in an eviction or termination proceeding, such as to evict your abuser or perpetrator or terminate your abuser or perpetrator from assistance under this program.

- A law requires Big Boulder Residences or your landlord to release the information.

VAWA does not limit BIG BOULDER RESIDENCES's duty to honor court orders about access to or control of the property. This includes orders issued to protect a victim and orders dividing property among household members in cases where a family breaks up.

Reasons a Tenant Eligible for Occupancy Rights under VAWA May Be Evicted or Assistance May Be Terminated

You can be evicted and your assistance can be terminated for serious or repeated lease violations that are not related to domestic violence, dating violence, sexual assault, or stalking committed against you. However, HP cannot hold tenants who have been victims of domestic violence, dating violence, sexual assault, or stalking to a more demanding set of rules than it applies to tenants who have not been victims of domestic violence, dating violence, sexual assault, or stalking.

The protections described in this notice might not apply, and you could be evicted and your assistance terminated, if BIG BOULDER RESIDENCES can demonstrate that not evicting you or terminating your assistance would present a real physical danger that:

- 1) Would occur within an immediate time frame, and
- 2) Could result in death or serious bodily harm to other tenants or those who work on the property.

If BIG BOULDER RESIDENCES can demonstrate the above, BIG BOULDER RESIDENCES should only terminate your assistance or evict you if there are no other actions that could be taken to reduce or eliminate the threat.

Other Laws

VAWA does not replace any Federal, State, or local law that provides greater protection for victims of domestic violence, dating violence, sexual assault, or stalking. You may be entitled to additional housing protections for victims of domestic violence, dating violence, sexual assault, or stalking under other Federal laws, as well as under State and local laws.

Non-Compliance with The Requirements of This Notice

You may report a covered housing provider's violations of these rights and seek additional assistance, if needed, by contacting or filing a complaint with **Vicki Bair, F**

For Additional Information

You may view a copy of HUD's final VAWA rule at **[insert Federal Register link]**.

Additionally, BIG BOULDER RESIDENCES must make a copy of HUD's VAWA regulations available to you if you ask to see them.

For questions regarding VAWA, please contact **[insert name of program or rental assistance contact information able to answer questions on VAWA]**.

For help regarding an abusive relationship, you may call the National Domestic Violence Hotline at 1-800-799-7233 or, for persons with hearing impairments, 1-800-787-3224 (TTY). You may also contact **[Insert contact information for relevant local organizations]**.

For tenants who are or have been victims of stalking seeking help may visit the National Center for Victims of Crime's Stalking Resource Center at <https://www.victimsofcrime.org/our-programs/stalking-resource-center>.

For help regarding sexual assault, you may contact **[Insert contact information for relevant organizations]**

Victims of stalking seeking help may contact **[Insert contact information for relevant organizations]**.

Attachment: Certification form HUD-XXXXXX **[form approved for this program to be included]**

Big Boulder Residences
Emergency Transfer Plan for Victims of Domestic Violence, Dating Violence,
Sexual Assault, or Stalking

Emergency Transfers

Big Boulder Residences is concerned about the safety of its tenants, and such concern extends to tenants who are victims of domestic violence, dating violence, sexual assault, or stalking. In accordance with the Violence Against Women Act (VAWA),¹ **BIG BOULDER RESIDENCES** allows tenants who are victims of domestic violence, dating violence, sexual assault, or stalking to request an emergency transfer from the tenant's current unit to another unit. The ability to request a transfer is available regardless of sex, gender identity, or sexual orientation.² The ability of **BIG BOULDER RESIDENCES** to honor such request for tenants currently receiving assistance, however, may depend upon a preliminary determination that the tenant is or has been a victim of domestic violence, dating violence, sexual assault, or stalking, and on whether **BIG BOULDER RESIDENCES** has another dwelling unit that is available and is safe to offer the tenant for temporary or more permanent occupancy.

This plan identifies tenants who are eligible for an emergency transfer, the documentation needed to request an emergency transfer, confidentiality protections, how an emergency transfer may occur, and guidance to tenants on safety and security. This plan is based on a model emergency transfer plan published by the U.S. Department of Housing and Urban Development (HUD), the Federal agency that oversees that **Big Boulder Residences** complies with VAWA.

Eligibility for Emergency Transfers

A tenant who is a victim of domestic violence, dating violence, sexual assault, or stalking, as provided in HUD's regulations at 24 CFR part 5, subpart L is eligible for an emergency transfer, if: the tenant reasonably believes that there is a threat of imminent harm from further violence if the tenant remains within the same unit. If the tenant is a victim of sexual assault, the tenant may also be eligible to transfer if the sexual assault occurred on the premises within the 90-calendar-day period preceding a request for an emergency transfer. A tenant requesting an emergency transfer must expressly request the transfer in accordance with the procedures described in this plan.

Tenants who are not in good standing may still request an emergency transfer if they meet the eligibility requirements in this section.

¹ Despite the name of this law, VAWA protection is available to all victims of domestic violence, dating violence, sexual assault, and stalking, regardless of sex, gender identity, or sexual orientation.

² Housing providers cannot discriminate on the basis of any protected characteristic, including race, color, national origin, religion, sex, familial status, disability, or age. HUD-assisted and HUD-insured housing must be made available to all otherwise eligible individuals regardless of actual or perceived sexual orientation, gender identity, or marital status.

Emergency Transfer Request Documentation

To request an emergency transfer, the tenant shall notify BIG BOULDER RESIDENCES's management office and submit a written request for a transfer to **BIG BOULDER RESIDENCES at P.O. Box 542; Boulder, MT 59632 or in person at 501 E. 4th Avenue; Boulder, MT.** BIG BOULDER RESIDENCES will provide reasonable accommodations to this policy for individuals with disabilities. The tenant's written request for an emergency transfer should include either:

1. A statement expressing that the tenant reasonably believes that there is a threat of imminent harm from further violence if the tenant were to remain in the same dwelling unit assisted under BIG BOULDER RESIDENCES's program; OR
2. A statement that the tenant was a sexual assault victim and that the sexual assault occurred on the premises during the 90-calendar-day period preceding the tenant's request for an emergency transfer.

Confidentiality

BIG BOULDER RESIDENCES will keep confidential any information that the tenant submits in requesting an emergency transfer, and information about the emergency transfer, unless the tenant gives BIG BOULDER RESIDENCES written permission to release the information on a time limited basis, or disclosure of the information is required by law or required for use in an eviction proceeding or hearing regarding termination of assistance from the covered program. This includes keeping confidential the new location of the dwelling unit of the tenant, if one is provided, from the person(s) that committed an act(s) of domestic violence, dating violence, sexual assault, or stalking against the tenant. See the Notice of Occupancy Rights under the Violence against Women Act for All Tenants for more information about BIG BOULDER RESIDENCES's responsibility to maintain the confidentiality of information related to incidents of domestic violence, dating violence, sexual assault, or stalking.

Emergency Transfer Timing and Availability

BIG BOULDER RESIDENCES cannot guarantee that a transfer request will be approved or how long it will take to process a transfer request. BIG BOULDER RESIDENCES will, however, act as quickly as possible to move a tenant who is a victim of domestic violence, dating violence, sexual assault, or stalking to another unit, subject to availability and safety of a unit. If a tenant reasonably believes a proposed transfer would not be safe, the tenant may request a transfer to a different unit. If a unit is available, the transferred tenant must agree to abide by the terms and conditions that govern occupancy in the unit to which the tenant has been transferred. BIG BOULDER RESIDENCES may be unable to transfer a tenant to a particular unit if the tenant has not or cannot establish eligibility for that unit.

If BIG BOULDER RESIDENCES has no safe and available units for which a tenant who needs an emergency is eligible, BIG BOULDER RESIDENCES will assist the tenant in identifying other housing providers who may have safe and available units to which the tenant could move. At the tenant's request, BIG BOULDER RESIDENCES will also assist tenants in contacting the local organizations offering assistance to victims of domestic violence, dating violence, sexual assault, or stalking that are attached to this plan.

Safety and Security of Tenants

Pending processing of the transfer and the actual transfer, if it is approved and occurs, the tenant is urged to take all reasonable precautions to be safe.

Tenants who are or have been victims of domestic violence are encouraged to contact the National Domestic Violence Hotline at 1-800-799-7233, or a local domestic violence shelter, for assistance in creating a safety plan. For persons with hearing impairments, that hotline can be accessed by calling 1-800-787-3224 (TTY). Tenants who have been victims of sexual assault may call the Rape, Abuse & Incest National Network's National Sexual Assault Hotline at 800-656-HOPE, or visit the online hotline at <https://ohl.rainn.org/online/>. Tenants who are or have been victims of stalking seeking help may visit the National Center for Victims of Crime's Stalking Resource Center at <https://www.victimsofcrime.org/our-programs/stalking-resource-center>.

Attachment A

Local organizations offering assistance to victims of domestic violence, dating violence, sexual assault, or stalking.

Links

National Organizations

- **1 in 6**
- **Americans Overseas Domestic Violence Crisis Center**
 - **Information Sheet**
- **National Center on Domestic and Sexual Violence**
- **National Coalition Against Domestic Violence**
- **National Network to End Domestic Violence**
- **National Sexual Violence Resource Center**
- **NO MORE**
- **RAINN: Rape, Abuse, and Incest National Network**
- **StopBullying.gov**

Boulder

Jefferson County Victim/Witness Advocate Program

Office: (406) 225-4014

Crisis Line: (406) 439-1680

<http://www.jeffersoncounty-mt.gov/county/vicadv.html>

Service Area: Jefferson County

Helena

Friendship Center

Office: (406) 442-6800

24-Hour Crisis Line: (406) 459-3254

www.thefriendshipcenter.org

Service Area: Lewis & Clark, Jefferson, Broadwater and parts of Meagher Counties

NATIONAL DOMESTIC VIOLENCE HOTLINE

1-800-799-7233

NATIONAL SEXUAL ASSAULT HOTLINE

1-800-656-4673