

# 2021 Income & Rent Limits

Income Limits <sup>1</sup>								
AMI	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
30%	\$19,600	\$22,400	\$25,200	\$27,950	\$30,200	\$32,450	\$34,700	\$36,900
50%	\$32,650	\$37,300	\$41,950	\$46,600	\$50,350	\$54,100	\$57,800	\$61,550
60%	\$39,180	\$44,760	\$50,340	\$55,920	\$60,420	\$64,920	\$69,360	\$73,860
80%	\$52,200	\$59,650	\$67,100	\$74,550	\$80,550	\$86,500	\$92,450	\$98,450
100%	\$65,300	\$74,600	\$83,900	\$93,200	\$100,700	\$108,200	\$115,600	\$123,100
120%	\$78,360	\$89,520	\$100,680	\$111,840	\$120,840	\$129,840	\$138,720	\$147,720

CDBG and HOME Effective: June 1, 2021

Rent Limits							
	0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	6BR
Low HOME Rent	\$816	\$874	\$1,048	\$1,211	\$1,352	\$1,491	\$1,631
High HOME Rent	\$1,012	\$1,117	\$1,299	\$1,542	\$1,700	\$1,857	\$2,015

Fair Market Rent	\$1,012	\$1,122	\$1,299	\$1,649	\$1,969	\$2,264	\$2,560
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50% Rent Limit**	\$816	\$874	\$1,048	\$1,211	\$1,352	\$1,491	\$1,631
65% Rent Limit**	\$1,041	\$1,117	\$1,342	\$1,542	\$1,700	\$1,857	\$2,015

Effective: June 1, 2021

Tenant paid utilities **must** be subtracted from the above rents to calculate the maximum allowable rents.

\*\* For Information Only: 50% and 65% Rent Limits are used only for projects funded with Low-Income Housing Tax Credits.

Maximum Per-Unit Subsidy - Section 234 x 2.4 (240% HCP)					
	0 BR	1 BR	2 BR	3 BR	4+ BR
Elevator Limits	\$149,868	\$171,802	\$208,913	\$270,266	\$296,666

Effective: May 9, 2019

HOME Homeownership Value Limits (95% Rule)				
	1-unit	2-unit	3-unit	4-unit
Existing Housing	\$ 289,750*	\$307,000	\$372,000	\$461,000
Newly Constructed Housing	\$ 289,750*	\$348,000	\$421,000	\$522,000

Effective: June 1, 2021

\* Effective: May 11, 2021

<sup>1</sup> Income limits for 30%, 50%, 60%, and 80% AMI as published by HUD. Income limits for all other income levels are calculated based on Very Low Income (50% AMI) limit.