

**NOTICE TO OWNER/PROPERTY MANAGER
YORK COUNTY HOME PROGRAM
TENANT INCOME LIMITS**

Effective Date: June 1, 2021

HOME PROGRAM INCOME LIMITS			
Household Size	50% of Median 20% of tenants must meet this income standard and occupy the Very-Low HOME units Very Low Income	60% of Median All tenants must meet this standard Low Income	80% of Median *Exceptions Only Limit to Low Income
1 person	\$28,650	\$34,380	\$45,850
2 persons	\$32,750	\$39,300	\$52,400
3 persons	\$36,850	\$44,220	\$58,950
4 persons	\$40,900	\$49,080	\$65,450
5 persons	\$44,200	\$53,040	\$70,700
6 persons	\$47,450	\$56,940	\$75,950
7 persons	\$50,750	\$60,900	\$81,200
8 persons	\$54,000	\$64,800	\$86,400

OCCUPANCY RULES

- “Program Rule”: At the time of project’s initial occupancy, 90% of households must be at or below 60% of area median income. The balance of the units may be occupied by households at or below 80% of area median income. (*LIHTC limits may apply.)
- “Project Rule”: In projects of five or more units, at least 20% of households must be at or below 50% of area median income and occupy the Very Low HOME units.
- No households may move into a HOME assisted unit if their income is greater than 80% of area median income. (*LIHTC limits may apply.)
- Household income may rise during occupancy with no effect in rent unless income exceeds 80% of area median income. (See Compliance in HOME Rental Projects - Guide for Owners, published 2009) (*LIHTC limits may apply.)

****LIHTC Rules apply for units assisted with both LIHTC and HOME. The most restrictive program limits must be used. Admission of 80% households are permitted only in projects without LIHTC.***