

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: **Stamford-Norwalk HMFA** Effective Date: **3/19/2009**
 Area Median Income: **\$122,300** (Until Superseded)

For use by ALL developments in this Federal Statistical Area

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 122,300 |
| 80% of Median Income | 97,840 |
| 150% of Median Income | 183,450 |
| Qualified Rent | \$2,446 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 42,800 | \$1,070 |
| 1BR | 1.5 | 45,850 | \$1,146 |
| 2BR | 2.0 | 48,900 | \$1,222 |
| 3BR | 3.0 | 55,050 | \$1,376 |
| 4BR | 4.0 | 61,150 | \$1,528 |
| 5BR | 4.5 | 63,600 | \$1,590 |
| 6BR | 5.0 | 66,050 | \$1,651 |
| 7BR | 6.0 | 70,950 | \$1,773 |
| 8BR | 7.0 | 75,850 | \$1,896 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 51,360 | \$1,284 |
| 1BR | 1.5 | 55,020 | \$1,375 |
| 2BR | 2.0 | 58,680 | \$1,467 |
| 3BR | 3.0 | 66,060 | \$1,651 |
| 4BR | 4.0 | 73,380 | \$1,834 |
| 5BR | 4.5 | 76,320 | \$1,908 |
| 6BR | 5.0 | 79,260 | \$1,981 |
| 7BR | 6.0 | 85,140 | \$2,128 |
| 8BR | 7.0 | 91,020 | \$2,275 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 21,400 | \$535 |
| 1BR | 1.5 | 22,925 | \$573 |
| 2BR | 2.0 | 24,450 | \$611 |
| 3BR | 3.0 | 27,525 | \$688 |
| 4BR | 4.0 | 30,575 | \$764 |
| 5BR | 4.5 | 31,800 | \$795 |
| 6BR | 5.0 | 33,025 | \$825 |
| 7BR | 6.0 | 35,475 | \$886 |
| 8BR | 7.0 | 37,925 | \$948 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Gross Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: Hartford-W. Hartford-E. Hartford HMFA Effective Date: 3/19/2009
 Area Median Income: \$85,100 (Until Superseded)

For use by ALL developments in this Federal Statistical Area

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 85,100 |
| 80% of Median Income | 68,080 |
| 150% of Median Income | 127,650 |
| Qualified Rent | \$1,702 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 29,800 | \$745 |
| 1BR | 1.5 | 31,925 | \$798 |
| 2BR | 2.0 | 34,050 | \$851 |
| 3BR | 3.0 | 38,300 | \$957 |
| 4BR | 4.0 | 42,550 | \$1,063 |
| 5BR | 4.5 | 44,250 | \$1,106 |
| 6BR | 5.0 | 45,950 | \$1,148 |
| 7BR | 6.0 | 49,350 | \$1,233 |
| 8BR | 7.0 | 52,750 | \$1,318 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 35,760 | \$894 |
| 1BR | 1.5 | 38,310 | \$957 |
| 2BR | 2.0 | 40,860 | \$1,021 |
| 3BR | 3.0 | 45,960 | \$1,149 |
| 4BR | 4.0 | 51,060 | \$1,276 |
| 5BR | 4.5 | 53,100 | \$1,327 |
| 6BR | 5.0 | 55,140 | \$1,378 |
| 7BR | 6.0 | 59,220 | \$1,480 |
| 8BR | 7.0 | 63,300 | \$1,582 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 14,900 | \$372 |
| 1BR | 1.5 | 15,963 | \$399 |
| 2BR | 2.0 | 17,025 | \$425 |
| 3BR | 3.0 | 19,150 | \$478 |
| 4BR | 4.0 | 21,275 | \$531 |
| 5BR | 4.5 | 22,125 | \$553 |
| 6BR | 5.0 | 22,975 | \$574 |
| 7BR | 6.0 | 24,675 | \$616 |
| 8BR | 7.0 | 26,375 | \$659 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: Southern Middlesex County HMFA
 Area Median Income: \$96,700

Effective Date: 3/19/2009
 (Until Superseded)

For use by ALL developments in this Federal Statistical Area

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 96,700 |
| 80% of Median Income | 77,360 |
| 150% of Median Income | 145,050 |
| Qualified Rent | \$1,934 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 33,850 | \$846 |
| 1BR | 1.5 | 36,275 | \$906 |
| | 2.0 | 38,700 | \$967 |
| 2BR | 3.0 | 43,500 | \$1,087 |
| | 4.0 | 48,350 | \$1,208 |
| 3BR | 4.5 | 50,275 | \$1,256 |
| | 5.0 | 52,200 | \$1,305 |
| 4BR | 6.0 | 56,100 | \$1,402 |
| | 7.0 | 59,950 | \$1,498 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 40,620 | \$1,015 |
| 1BR | 1.5 | 43,530 | \$1,088 |
| | 2.0 | 46,440 | \$1,161 |
| 2BR | 3.0 | 52,200 | \$1,305 |
| | 4.0 | 58,020 | \$1,450 |
| 3BR | 4.5 | 60,330 | \$1,508 |
| | 5.0 | 62,640 | \$1,566 |
| 4BR | 6.0 | 67,320 | \$1,683 |
| | 7.0 | 71,940 | \$1,798 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 16,925 | \$423 |
| 1BR | 1.5 | 18,138 | \$453 |
| | 2.0 | 19,350 | \$483 |
| 2BR | 3.0 | 21,750 | \$543 |
| | 4.0 | 24,175 | \$604 |
| 3BR | 4.5 | 25,138 | \$628 |
| | 5.0 | 26,100 | \$652 |
| 4BR | 6.0 | 28,050 | \$701 |
| | 7.0 | 29,975 | \$749 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Gross Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: Milford-Ansonia-Seymour HMFA
 Area Median Income: \$85,700

Effective Date: 3/19/2009
 (Until Superseded)

For use by those developments that placed in service on or before December 31, 2008 (impacted area under HERA)

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 85,700 |
| 80% of Median Income | 68,560 |
| 150% of Median Income | 128,550 |
| Qualified Rent | \$1,714 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 30,050 | \$751 |
| 1BR | 1.5 | 32,175 | \$804 |
| 2BR | 2.0 | 34,300 | \$857 |
| 3BR | 3.0 | 38,600 | \$965 |
| 4BR | 4.0 | 42,900 | \$1,072 |
| 5BR | 4.5 | 44,625 | \$1,115 |
| 6BR | 5.0 | 46,350 | \$1,158 |
| 7BR | 6.0 | 49,750 | \$1,243 |
| 8BR | 7.0 | 53,200 | \$1,330 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 36,060 | \$901 |
| 1BR | 1.5 | 38,610 | \$965 |
| 2BR | 2.0 | 41,160 | \$1,029 |
| 3BR | 3.0 | 46,320 | \$1,158 |
| 4BR | 4.0 | 51,480 | \$1,287 |
| 5BR | 4.5 | 53,550 | \$1,338 |
| 6BR | 5.0 | 55,620 | \$1,390 |
| 7BR | 6.0 | 59,700 | \$1,492 |
| 8BR | 7.0 | 63,840 | \$1,596 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 15,025 | \$375 |
| 1BR | 1.5 | 16,088 | \$402 |
| 2BR | 2.0 | 17,150 | \$428 |
| 3BR | 3.0 | 19,300 | \$482 |
| 4BR | 4.0 | 21,450 | \$536 |
| 5BR | 4.5 | 22,313 | \$557 |
| 6BR | 5.0 | 23,175 | \$579 |
| 7BR | 6.0 | 24,875 | \$621 |
| 8BR | 7.0 | 26,600 | \$665 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Gross Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: **Milford-Ansonia-Seymour HMFA**
 Area Median Income: **\$85,700**

Effective Date: **3/19/2009**
 (Until Superseded)

For use by those developments placed in service AFTER December 31, 2008

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 85,700 |
| 80% of Median Income | 68,560 |
| 150% of Median Income | 128,550 |
| Qualified Rent | \$1,714 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 30,000 | \$750 |
| 1BR | 1.5 | 32,150 | \$803 |
| | 2.0 | 34,300 | \$857 |
| 2BR | 3.0 | 38,550 | \$963 |
| | 4.0 | 42,850 | \$1,071 |
| 3BR | 4.5 | 44,575 | \$1,114 |
| | 5.0 | 46,300 | \$1,157 |
| 4BR | 6.0 | 49,700 | \$1,242 |
| | 7.0 | 53,150 | \$1,328 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 36,000 | \$900 |
| 1BR | 1.5 | 38,580 | \$964 |
| | 2.0 | 41,160 | \$1,029 |
| 2BR | 3.0 | 46,260 | \$1,156 |
| | 4.0 | 51,420 | \$1,285 |
| 3BR | 4.5 | 53,490 | \$1,337 |
| | 5.0 | 55,560 | \$1,389 |
| 4BR | 6.0 | 59,640 | \$1,491 |
| | 7.0 | 63,780 | \$1,594 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 15,000 | \$375 |
| 1BR | 1.5 | 16,075 | \$401 |
| | 2.0 | 17,150 | \$428 |
| 2BR | 3.0 | 19,275 | \$481 |
| | 4.0 | 21,425 | \$535 |
| 3BR | 4.5 | 22,288 | \$557 |
| | 5.0 | 23,150 | \$578 |
| 4BR | 6.0 | 24,850 | \$621 |
| | 7.0 | 26,575 | \$664 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: New Haven-Meriden HMFA Effective Date: 3/19/2009
 Area Median Income: \$80,200 (Until Superseded)

For use by ALL developments in this Federal Statistical Area

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 80,200 |
| 80% of Median Income | 64,160 |
| 150% of Median Income | 120,300 |
| Qualified Rent | \$1,604 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 28,100 | \$702 |
| 1BR | 1.5 | 30,100 | \$752 |
| | 2.0 | 32,100 | \$802 |
| 2BR | 3.0 | 36,150 | \$903 |
| | 4.0 | 40,150 | \$1,003 |
| 3BR | 4.5 | 41,750 | \$1,043 |
| | 5.0 | 43,350 | \$1,083 |
| 4BR | 6.0 | 46,550 | \$1,163 |
| | 7.0 | 49,800 | \$1,245 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 33,720 | \$843 |
| 1BR | 1.5 | 36,120 | \$903 |
| | 2.0 | 38,520 | \$963 |
| 2BR | 3.0 | 43,380 | \$1,084 |
| | 4.0 | 48,180 | \$1,204 |
| 3BR | 4.5 | 50,100 | \$1,252 |
| | 5.0 | 52,020 | \$1,300 |
| 4BR | 6.0 | 55,860 | \$1,396 |
| | 7.0 | 59,760 | \$1,494 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 14,050 | \$351 |
| 1BR | 1.5 | 15,050 | \$376 |
| | 2.0 | 16,050 | \$401 |
| 2BR | 3.0 | 18,075 | \$451 |
| | 4.0 | 20,075 | \$501 |
| 3BR | 4.5 | 20,875 | \$521 |
| | 5.0 | 21,675 | \$541 |
| 4BR | 6.0 | 23,275 | \$581 |
| | 7.0 | 24,900 | \$622 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: Waterbury HMFA Effective Date: 3/19/2009
 Area Median Income: \$66,900 (Until Superseded)

For use by those developments that placed in service on or before December 31, 2008 (impacted area under HERA)

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 66,900 |
| 80% of Median Income | 53,520 |
| 150% of Median Income | 100,350 |
| Qualified Rent | \$1,338 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 28,300 | \$707 |
| 1BR | 1.5 | 30,300 | \$757 |
| | 2.0 | 32,300 | \$807 |
| 2BR | 3.0 | 36,350 | \$908 |
| | 4.0 | 40,400 | \$1,010 |
| 3BR | 4.5 | 42,025 | \$1,050 |
| | 5.0 | 43,650 | \$1,091 |
| 4BR | 6.0 | 46,850 | \$1,171 |
| | 7.0 | 50,100 | \$1,252 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 33,960 | \$849 |
| 1BR | 1.5 | 36,360 | \$909 |
| | 2.0 | 38,760 | \$969 |
| 2BR | 3.0 | 43,620 | \$1,090 |
| | 4.0 | 48,480 | \$1,212 |
| 3BR | 4.5 | 50,430 | \$1,260 |
| | 5.0 | 52,380 | \$1,309 |
| 4BR | 6.0 | 56,220 | \$1,405 |
| | 7.0 | 60,120 | \$1,503 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 14,150 | \$353 |
| 1BR | 1.5 | 15,150 | \$378 |
| | 2.0 | 16,150 | \$403 |
| 2BR | 3.0 | 18,175 | \$454 |
| | 4.0 | 20,200 | \$505 |
| 3BR | 4.5 | 21,013 | \$525 |
| | 5.0 | 21,825 | \$545 |
| 4BR | 6.0 | 23,425 | \$585 |
| | 7.0 | 25,050 | \$626 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: Waterbury HMFA Effective Date: 3/19/2009
 Area Median Income: \$66,900 (Until Superseded)

For use by those developments placed in service AFTER December 31, 2008

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 66,900 |
| 80% of Median Income | 53,520 |
| 150% of Median Income | 100,350 |
| Qualified Rent | \$1,338 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 28,100 | \$702 |
| 1BR | 1.5 | 30,100 | \$752 |
| 2BR | 2.0 | 32,100 | \$802 |
| 3BR | 3.0 | 36,150 | \$903 |
| 4BR | 4.0 | 40,150 | \$1,003 |
| 5BR | 4.5 | 41,750 | \$1,043 |
| 6BR | 5.0 | 43,350 | \$1,083 |
| 7BR | 6.0 | 46,550 | \$1,163 |
| 8BR | 7.0 | 49,800 | \$1,245 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 33,720 | \$843 |
| 1BR | 1.5 | 36,120 | \$903 |
| 2BR | 2.0 | 38,520 | \$963 |
| 3BR | 3.0 | 43,380 | \$1,084 |
| 4BR | 4.0 | 48,180 | \$1,204 |
| 5BR | 4.5 | 50,100 | \$1,252 |
| 6BR | 5.0 | 52,020 | \$1,300 |
| 7BR | 6.0 | 55,860 | \$1,396 |
| 8BR | 7.0 | 59,760 | \$1,494 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 14,050 | \$351 |
| 1BR | 1.5 | 15,050 | \$376 |
| 2BR | 2.0 | 16,050 | \$401 |
| 3BR | 3.0 | 18,075 | \$451 |
| 4BR | 4.0 | 20,075 | \$501 |
| 5BR | 4.5 | 20,875 | \$521 |
| 6BR | 5.0 | 21,675 | \$541 |
| 7BR | 6.0 | 23,275 | \$581 |
| 8BR | 7.0 | 24,900 | \$622 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Gross Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: Colchester-Lebanon HMFA Effective Date: 3/19/2009
 Area Median Income: \$91,400 (Until Superseded)

For use by ALL developments in this Federal Statistical Area

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 91,400 |
| 80% of Median Income | 73,120 |
| 150% of Median Income | 137,100 |
| Qualified Rent | \$1,828 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 32,000 | \$800 |
| 1BR | 1.5 | 34,275 | \$856 |
| 2BR | 2.0 | 36,550 | \$913 |
| 3BR | 3.0 | 41,150 | \$1,028 |
| 4BR | 4.0 | 45,700 | \$1,142 |
| 5BR | 4.5 | 47,525 | \$1,188 |
| 6BR | 5.0 | 49,350 | \$1,233 |
| 7BR | 6.0 | 53,000 | \$1,325 |
| 8BR | 7.0 | 56,650 | \$1,416 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 38,400 | \$960 |
| 1BR | 1.5 | 41,130 | \$1,028 |
| 2BR | 2.0 | 43,860 | \$1,096 |
| 3BR | 3.0 | 49,380 | \$1,234 |
| 4BR | 4.0 | 54,840 | \$1,371 |
| 5BR | 4.5 | 57,030 | \$1,425 |
| 6BR | 5.0 | 59,220 | \$1,480 |
| 7BR | 6.0 | 63,600 | \$1,590 |
| 8BR | 7.0 | 67,980 | \$1,699 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|---------------------|---------------------|--------------------|-------------------------|
| 0BR | 1.0 | 16,000 | \$400 |
| 1BR | 1.5 | 17,138 | \$428 |
| 2BR | 2.0 | 18,275 | \$456 |
| 3BR | 3.0 | 20,575 | \$514 |
| 4BR | 4.0 | 22,850 | \$571 |
| 5BR | 4.5 | 23,763 | \$594 |
| 6BR | 5.0 | 24,675 | \$616 |
| 7BR | 6.0 | 26,500 | \$662 |
| 8BR | 7.0 | 28,325 | \$708 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Gross Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: **Norwich-New London HMFA** Effective Date: **3/19/2009**
 Area Median Income: **\$80,500** (Until Superseded)

For use by ALL developments in this Federal Statistical Area

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 80,500 |
| 80% of Median Income | 64,400 |
| 150% of Median Income | 120,750 |
| Qualified Rent | \$1,610 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 28,200 | \$705 |
| 1BR | 1.5 | 30,200 | \$755 |
| 2BR | 2.0 | 32,200 | \$805 |
| 3BR | 3.0 | 36,250 | \$906 |
| 4BR | 4.0 | 40,250 | \$1,006 |
| 5BR | 4.5 | 41,850 | \$1,046 |
| 6BR | 5.0 | 43,450 | \$1,086 |
| 7BR | 6.0 | 46,700 | \$1,167 |
| 8BR | 7.0 | 49,900 | \$1,247 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 33,840 | \$846 |
| 1BR | 1.5 | 36,240 | \$906 |
| 2BR | 2.0 | 38,640 | \$966 |
| 3BR | 3.0 | 43,500 | \$1,087 |
| 4BR | 4.0 | 48,300 | \$1,207 |
| 5BR | 4.5 | 50,220 | \$1,255 |
| 6BR | 5.0 | 52,140 | \$1,303 |
| 7BR | 6.0 | 56,040 | \$1,401 |
| 8BR | 7.0 | 59,880 | \$1,497 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 14,100 | \$352 |
| 1BR | 1.5 | 15,100 | \$377 |
| 2BR | 2.0 | 16,100 | \$402 |
| 3BR | 3.0 | 18,125 | \$453 |
| 4BR | 4.0 | 20,125 | \$503 |
| 5BR | 4.5 | 20,925 | \$523 |
| 6BR | 5.0 | 21,725 | \$543 |
| 7BR | 6.0 | 23,350 | \$583 |
| 8BR | 7.0 | 24,950 | \$623 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Gross Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: Litchfield County Effective Date: 3/19/2009
 Area Median Income: \$86,700 (Until Superseded)

For use by ALL developments in this Federal Statistical Area

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 86,700 |
| 80% of Median Income | 69,360 |
| 150% of Median Income | 130,050 |
| Qualified Rent | \$1,734 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 30,350 | \$758 |
| 1BR | 1.5 | 32,525 | \$813 |
| 2BR | 2.0 | 34,700 | \$867 |
| 3BR | 3.0 | 39,000 | \$975 |
| 4BR | 4.0 | 43,350 | \$1,083 |
| 5BR | 4.5 | 45,075 | \$1,126 |
| 6BR | 5.0 | 46,800 | \$1,170 |
| 7BR | 6.0 | 50,300 | \$1,257 |
| 8BR | 7.0 | 53,750 | \$1,343 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 36,420 | \$910 |
| 1BR | 1.5 | 39,030 | \$975 |
| 2BR | 2.0 | 41,640 | \$1,041 |
| 3BR | 3.0 | 46,800 | \$1,170 |
| 4BR | 4.0 | 52,020 | \$1,300 |
| 5BR | 4.5 | 54,090 | \$1,352 |
| 6BR | 5.0 | 56,160 | \$1,404 |
| 7BR | 6.0 | 60,360 | \$1,509 |
| 8BR | 7.0 | 64,500 | \$1,612 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 15,175 | \$379 |
| 1BR | 1.5 | 16,263 | \$406 |
| 2BR | 2.0 | 17,350 | \$433 |
| 3BR | 3.0 | 19,500 | \$487 |
| 4BR | 4.0 | 21,675 | \$541 |
| 5BR | 4.5 | 22,538 | \$563 |
| 6BR | 5.0 | 23,400 | \$585 |
| 7BR | 6.0 | 25,150 | \$628 |
| 8BR | 7.0 | 26,875 | \$671 |

Connecticut Housing Finance Authority

Schedule of Maximum Affordable Gross Rent and Income Limits

Area Median Income Source: http://www.huduser.org/datasets/mtsp/mtsp09/MTSP_IncomeLimits_Report.pdf

Federal Statistical Area: Windham County Effective Date: 3/19/2009
 Area Median Income: \$68,500 (Until Superseded)

For use by ALL developments in this Federal Statistical Area

Tax Exempt Bond Financing - Min. 20% of Units @ 80% Median Income (as defined by HUD)

| | |
|-----------------------|---------|
| Median Income | 68,500 |
| 80% of Median Income | 54,800 |
| 150% of Median Income | 102,750 |
| Qualified Rent | \$1,370 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option A - Min. 20% of Units @ 50% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 28,100 | \$702 |
| 1BR | 1.5 | 30,100 | \$752 |
| 2BR | 2.0 | 32,100 | \$802 |
| 3BR | 3.0 | 36,150 | \$903 |
| 4BR | 4.0 | 40,150 | \$1,003 |
| 5BR | 4.5 | 41,750 | \$1,043 |
| 6BR | 5.0 | 43,350 | \$1,083 |
| 7BR | 6.0 | 46,550 | \$1,163 |
| 8BR | 7.0 | 49,800 | \$1,245 |

Minimum Set-aside for LIHTC/Tax Exempt Bonds - Option B - Min. 40% of Units @ 60% Median Income

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 33,720 | \$843 |
| 1BR | 1.5 | 36,120 | \$903 |
| 2BR | 2.0 | 38,520 | \$963 |
| 3BR | 3.0 | 43,380 | \$1,084 |
| 4BR | 4.0 | 48,180 | \$1,204 |
| 5BR | 4.5 | 50,100 | \$1,252 |
| 6BR | 5.0 | 52,020 | \$1,300 |
| 7BR | 6.0 | 55,860 | \$1,396 |
| 8BR | 7.0 | 59,760 | \$1,494 |

Limits for Developments with a Deep Targeting Income Requirement of 25% of AMI

| Unit Size Equiv. | Persons Per Unit | HUD Max. Income | Maximum Rent / Month |
|------------------|------------------|-----------------|----------------------|
| 0BR | 1.0 | 14,050 | \$351 |
| 1BR | 1.5 | 15,050 | \$376 |
| 2BR | 2.0 | 16,050 | \$401 |
| 3BR | 3.0 | 18,075 | \$451 |
| 4BR | 4.0 | 20,075 | \$501 |
| 5BR | 4.5 | 20,875 | \$521 |
| 6BR | 5.0 | 21,675 | \$541 |
| 7BR | 6.0 | 23,275 | \$581 |
| 8BR | 7.0 | 24,900 | \$622 |