



Texas Department of Housing and Community Affairs 2011 Rent and Income Limits¹

Project: City of Austin NHCD

Instructions:

- (1) Choose the county in which your project is located.
- (2) If your project is located within the boundaries of one of the designated places listed in the dropdown menu then make the appropriate selection. If the location is not listed, then choose the "Not Listed" option.
- (3) Please select the financing applicable for your project. Properties financed with HOME, NSP, or tax exempt bonds and 4% tax credits are not eligible to use the National Non-Metro limits.
- (4) Choose the date the first building in the project (as defined on line 8b of the 8609) was placed in service or for Housing Trust Fund, the date of your LURA. For HOME or NSP, select "N/A."
- (5) Select the date based on the execution date of your property's Carryover Agreement, Determination Notice, Subaward Agreement Date. For Housing Trust Fund, select the date of your LURA. For HOME or NSP select "N/A." See footnote 3 for more details.

PLEASE COMPLETE ALL FIELDS.

- (1) County: Travis
- (2) Place:² Austin
- (3) Financing: HOME or NSP
- (4) LURA Date: N/A - (For HOME or NSP only)

2011 INCOME LIMITS

AMFI %	Number of Household Members							
	1	2	3	4	5	6	7	8
30	\$ 15,750	\$ 18,000	\$ 20,250	\$ 22,450	\$ 24,250	\$ 26,050	\$ 27,850	\$ 29,650
40	\$ 21,000	\$ 24,000	\$ 27,000	\$ 29,960	\$ 32,360	\$ 34,760	\$ 37,160	\$ 39,560
50	\$ 26,250	\$ 30,000	\$ 33,750	\$ 37,450	\$ 40,450	\$ 43,450	\$ 46,450	\$ 49,450
60	\$ 31,500	\$ 36,000	\$ 40,500	\$ 44,940	\$ 48,540	\$ 52,140	\$ 55,740	\$ 59,340
80	\$ 41,950	\$ 47,950	\$ 53,950	\$ 59,900	\$ 64,700	\$ 69,500	\$ 74,300	\$ 79,100
120	\$ 62,900	\$ 71,900	\$ 80,900	\$ 89,900	\$ 97,050	\$ 104,250	\$ 111,450	\$ 118,650

- (5) LURA Date (should be same selection as above):

N/A - (For HOME or NSP only)
See footnote 3

2011 RENT LIMITS

AMFI %	Number of Bedrooms					
	0	1	2	3	4	5
30	\$393	\$421	\$506	\$583	\$651	\$718
40	\$525	\$562	\$675	\$779	\$869	\$959
Low	\$656	\$703	\$843	\$973	\$1,086	\$1,198
High	\$694	\$791	\$963	\$1,232	\$1,355	\$1,477
65						
80						

1. This information is being provided to assist in the determining the rents and incomes applicable given a set of assumptions you select. You are encouraged to independently verify the results or contact the Department if you have concerns.
2. The "Place" field is used to determine whether the property is eligible to use the National Non-Metropolitan Median Income limits. Not all Places or Cities in Texas are shown. If you are located outside of the boundaries of a designated Place then select "Not Listed" even if your mailing address reflects the place name.
3. For Housing Trust Fund, select the date of the Land Use Restriction Agreement. For HOME or NSP, select 'N/A'.