YOLO COUNTY HOUSING
HCV PROGRAM
INCOME LIMITS - FMR - PAYMENT STANDARDS

I. INCOME LIMITS
47 U.S.C. 1436
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Family Size:		**1**	**2**	**3**	**4**	**5**	**6**	**7**	**8**
EXT LOW	30%	15,600	17,800	20,160	24,300	28,440	32,580	36,730	40,890
V. LOW	50%	25,950	29,650	33,350	37,050	40,050	43,000	45,950	48,950
LOW	80%	41,550	47,450	53,400	59,300	64,050	68,800	73,550	78,300

For each person in excess of eight, there is an addition of 8% to the four-person base. (e.g. 9 person income limit is 140% of the 4 person base rounded to the nearest $50).

II. FAIR MARKET RENTS (Final FMR for FY 2016 – Effective 12-11-2015)

Bedroom Size:	**0**	**1**	**2**	**3**	**4**	**5**	**6**
Fair Market Rent	**864**	**870**	**1164**	**1672**	**2032**	**2337**	**2642**

Add 15% to the 4 bedroom FMR for each extra bedroom (i.e. 1.15 x 1898 for a 5 bd; 1.30 x 1898 for a 6 bd)
Manufactured Home Space: $466 space rent (40% of the 2 bedroom FMR)

III. PAYMENT STANDARD SCHEDULE
Implemented: March 1, 2016

Bedroom Size:	**0**	**1**	**2**	**3**	**4**	**5**	**6**
City of Davis:	950	957	1280	1839	2235	2570	2906
All Other County Areas:	**864**	**870**	**1164**	**1672**	**2032**	**2337**	**2642**

The FMR for unit sizes larger than four bedrooms is calculated by adding 15 percent to the four-bedroom FMR, for each extra bedroom.
Manufactured Home Space: space rent (40% of the 2 bedroom FMR): PS: $466; city of Davis: $512

Payment Standards Approved by Housing Commission: 12-17-2015
Effective: March 1, 2016