

**State of California**  
**Department of Housing and Community Development**  
**Multifamily Housing Program**

**Income and Rent Limits based on State Median Income**  
*Issued and Effective 12/18/13 per HUD Notice PDR-2014-01*  
**for use with projects funded pursuant to NOFA's dated on or before 1/16/03**

State Median Income: \$71,400 <sup>1</sup>

**Income Limits by Household Size**

Persons	1	2	3	4	5	6	7	8
100% SMI	\$49,980	\$57,120	\$64,260	\$71,400	\$77,112	\$82,824	\$88,536	\$94,248
50% SMI	\$24,990	\$28,560	\$32,130	\$35,700	\$38,556	\$41,412	\$44,268	\$47,124
40% SMI	\$19,992	\$22,848	\$25,704	\$28,560	\$30,845	\$33,130	\$35,414	\$37,699
35% SMI	\$17,493	\$19,992	\$22,491	\$24,990	\$26,989	\$28,988	\$30,988	\$32,987
30% SMI	\$14,994	\$17,136	\$19,278	\$21,420	\$23,134	\$24,847	\$26,561	\$28,274
20% SMI <sup>2</sup>	\$11,509	\$12,390	\$13,846	\$15,497	\$17,622	\$19,802	\$21,759	\$23,699

**Rent Limits by Unit Size**

Bedrooms	0	1	2	3	4	5
100% SMI	\$1,250	\$1,339	\$1,607	\$1,856	\$2,071	\$2,285
50% SMI	\$625	\$669	\$803	\$928	\$1,035	\$1,142
40% SMI	\$500	\$536	\$643	\$743	\$828	\$914
35% SMI	\$437	\$469	\$562	\$650	\$725	\$800
30% SMI	\$375	\$402	\$482	\$557	\$621	\$685
20% SMI	\$288	\$299	\$346	\$414	\$495	\$568

**NOTES**

<sup>1</sup>To conform to rules of the low income housing tax credit program, HCD is "Holding Harmless" the Income and Rent Limits for 2014. Therefore, the 2014 Income and Rent Limits will be based on the State Median Income of \$71,400 as issued on 12/1/11 (HUD Notice PDR-2012-01) instead of the SMI of \$68,100 as issued on 12/18/13 (HUD Notice PDR-2014-01).

<sup>2</sup>The 20% SMI income limits have been adjusted to avoid excluding single SSI recipients and families receiving CalWORK's payments.