

**MAXIMUM RENTS ALLOWED UNDER FEDERAL, STATE AND CITY/AGENCY HOUSING PROGRAMS
OAKLAND, CALIFORNIA**

Effective Date: HOME - Feb 1, 2012; Sec 8 FMRs - October 1, 2011; TCAC - Dec 1, 2011; State - Feb 1, 2012
(corrected by City of Oakland on July 12, 2012 - previous version had minor errors)

RENT LIMITATIONS	SRO¹	0 Bdrm.²	1 Bdrm.	2 Bdrm.	3 Bdrm.	4 Bdrm.	5 Bdrm.
30% of 25% of area median income	\$307	\$409	\$438	\$526	\$608	\$678	\$748
30% of 30% of area median income	\$368	\$491	\$526	\$631	\$729	\$813	\$898
30% of 35% of area median income	\$429	\$573	\$613	\$736	\$850	\$949	\$1,047
30% of 50% of area median income	\$614	\$818	\$876	\$1,052	\$1,215	\$1,356	\$1,496
30% of 60% of area median income	\$737	\$982	\$1,052	\$1,263	\$1,458	\$1,627	\$1,796
30% of 80% of area median income	\$858	\$1,144	\$1,226	\$1,471	\$1,699	\$1,896	\$2,092
30% of 110% of area median income	\$1,350	\$1,800	\$1,928	\$2,314	\$2,674	\$2,982	\$3,291
HOME Low Rents³	n/a	\$818	\$876	\$1,052	\$1,215	\$1,356	\$1,496
HOME High Rents⁴	\$735	\$980	\$1,121	\$1,347	\$1,547	\$1,706	\$1,864
Section 8 Fair Market Rent		\$980	\$1,183	\$1,402	\$1,901	\$2,354	\$2,707

(1) SRO units are single room units without both a kitchen and a bathroom.

(2) 0 Bedroom units have both kitchen and bathroom (efficiency and studio units)

(3) HOME "low" rents are set at 30% of 50% of area median income; for SROs that have neither neither food preparation nor sanitary facilities, HOME Low

(4) HOME "high" rents are the lower of either rents for 65% of area median income or Fair Market Rents.

Rents must be reduced by an allowance for tenant-paid utilities.

Sponsors may use the utility allowances under the federal Section 8 Program as published by the Oakland Housing Authority, or sponsors may present documentation substantiating other figures.

See attached chart of the Oakland Housing Authority Section 8 Utility Allowances.