

**CITY OF SAN RAFAEL
RENTAL AFFORDABILITY FOR 2017**

2017 INCOME SCHEDULE (published by HUD April 4, 2017)

HH Size	Median Income 100%	Very Low Income 50%	Low Income 60.00%	Low Income 65.00%	Low Income 80.00%	Moderate Income 90.00%
1	80,700	40,350	48,400	52,450	64,550	72,650
2	92,250	46,150	55,350	59,950	73,800	83,050
3	103,750	51,900	62,250	67,450	83,000	93,400
4	115,300	57,650	69,200	74,950	92,250	103,800
5	124,500	62,250	74,700	80,950	99,600	115,300
6	133,750	66,900	80,250	86,950	107,000	124,500

MAXIMUM RENT SCHEDULE - VERY LOW INCOME

Very Low Income rent @ **50.00%** of median
Monthly rent, including utilities, may not exceed 1/12 of 30% of **50.00%** of median income adjusted for household size.

HH Size	Unit size	Annual Income	Monthly Income	30% of income	Monthly Utilities	RENT / MO
1	studio	40,350	3,363	1,009	40	\$969
2	1Br	46,150	3,846	1,154	48	\$1,106
3	2Br	51,900	4,325	1,298	62	\$1,236
4	3Br	57,650	4,804	1,441	76	\$1,365

MAXIMUM RENT SCHEDULE - LOW INCOME

Low Income rent @ **60.00%** of median
Monthly rent, including utilities, may not exceed 1/12 of 30% of **60.00%** of median income adjusted for household size.

HH Size	Unit size	Annual Income	Monthly Income	30% of income	Monthly Utilities	RENT / MO
1	studio	48,400	4,033	1,210	40	\$1,170
2	1Br	55,350	4,613	1,384	48	\$1,336
3	2Br	62,250	5,188	1,556	62	\$1,494
4	3Br	69,200	5,767	1,730	76	\$1,654

MAXIMUM RENT SCHEDULE - LOW INCOME

Low Income rent @ **65.00%** of median
Monthly rent, including utilities, may not exceed 1/12 of 30% of **65.00%** of median income adjusted for household size.

HH Size	Unit size	Annual Income	Monthly Income	30% of income	Monthly Utilities	RENT / MO
1	studio	52,450	4,371	1,311	40	\$1,271
2	1Br	59,950	4,996	1,499	48	\$1,451
3	2Br	67,450	5,621	1,686	62	\$1,624
4	3Br	74,950	6,246	1,874	76	\$1,798

MAXIMUM RENT SCHEDULE - LOW INCOME

Monthly rent, including utilities, may not exceed 1/12 of 30% of **70.00%** of median income adjusted for household size.

HH Size	Unit size	Annual Income	Monthly Income	30% of income	Monthly Utilities	RENT / MO
1	studio	56,490	4,708	1,412	40	\$1,372
2	1Br	64,575	5,381	1,614	48	\$1,566
3	2Br	72,625	6,052	1,816	62	\$1,754
4	3Br	80,710	6,726	2,018	76	\$1,942

MAXIMUM RENT SCHEDULE - LOW INCOME

Monthly rent, including utilities, may not exceed 1/12 of 30% of **80.00%** of median income adjusted for household size.

HH Size	Unit size	Annual Income	Monthly Income	30% of income	Monthly Utilities	RENT / MO
1	studio	64,550	5,379	1,614	40	\$1,574
2	1Br	73,800	6,150	1,845	48	\$1,797
3	2Br	83,000	6,917	2,075	62	\$2,013
4	3Br	92,250	7,688	2,306	76	\$2,230

MAXIMUM RENT SCHEDULE - MODERATE INCOME

Moderate Income rent @ **90.00%** of median
Monthly rent, including utilities, may not exceed 1/12 of 30% of **90.00%** of median income adjusted for household size.

HH Size	Unit size	Annual Income	Monthly Income	30% of income	Monthly Utilities	RENT / MO
1	studio	72,650	6,054	1,816	40	\$1,776
2	1Br	83,050	6,921	2,076	48	\$2,028
3	2Br	93,400	7,783	2,335	62	\$2,273
4	3Br	103,800	8,650	2,595	76	\$2,519

The Income schedule shown above is based on the 2017 Area Median Income for Marin County published by HUD.

Utilities are based on the Section 8 allowances for electric heating and cooking & gas water heating published on 9/2016