



SANTA CLARA COUNTY
PLANNING COLLABORATIVE

Guidance Memo: State Income Limits for Affordable Housing Programs

May 2022

citiesassociation.org/documents/scc-2022-income-limits

The California Department of Housing and Community Development (HCD) has released the official State Income Limits for 2022, effective May 13, 2022 after the federal Department of Housing and Urban Development (HUD)'s updated Public Housing and Section 8 Income Limits. For more information on State and Federal Income Limits visit HCD's website: hcd.ca.gov/state-and-federal-income.

For Santa Clara County's Income Limits see Table 1, or page 12 of the HCD Briefing.

See the HCD Briefing here: hcd.ca.gov/grants-funding/income-limits/state-and-federal-income-limits/docs/income-limits-2021.pdf

- Overview of the methodology used by HCD.
- Answers to frequently asked questions.

Income limits reflect updated median income and household income levels for low- and moderate-income households. These income limits are used to determine:

- Program funding eligibility.
- Household applicant eligibility.
- Affordable housing costs for applicable housing assistance programs.

Table 1: Santa Clara County 2022 Income Limits									
		Number of Persons in Household:							
		1	2	3	4	5	6	7	8
		Income Level:							
Santa Clara County Area Median Income: \$168,500	Acutely Low	\$17,700	\$20,250	\$22,750	\$25,300	\$27,300	\$29,350	\$31,350	\$33,400
	Extremely Low	\$35,400	\$40,450	\$45,500	\$50,550	\$54,600	\$58,650	\$62,700	\$66,750
	Very Low	\$59,000	\$67,400	\$75,850	\$84,250	\$91,000	\$97,750	\$104,500	\$111,250
	Low	\$92,250	\$105,400	\$118,600	\$131,750	\$142,300	\$152,850	\$163,400	\$173,950
	Median	\$117,950	\$134,800	\$151,650	\$168,500	\$182,000	\$195,450	\$208,950	\$222,400
	Moderate	\$141,550	\$161,750	\$182,000	\$202,200	\$218,400	\$234,550	\$250,750	\$266,900

Source: HCD, 2022. Department of Housing and Community Development Memorandum: State Income Limits for 2022.