

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

**I. INCOME LIMITS**

47 U.S.C. 1436  
Published 3-28-2016

<b>Family Size:</b>		<b>1</b>	<b>2</b>	<b>3</b>	<b>4</b>	<b>5</b>	<b>6</b>	<b>7</b>	<b>8</b>
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)**

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

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**

**Proposed Implementation Date: March 1, 2016**

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

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