

**1 Bedroom Affordable Unit 60% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$151,300
5% Down payment	\$7,565
Mortgage	\$143,735
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$686.21
Tax Rate	\$18.24
monthly property tax	\$230
Hazard insurance	\$50
PMI	\$93
Condo/HOA fees (if applicable)	\$125
Monthly Housing Cost	\$1,185
Necessary Income:	\$47,402
Household Income:	
# of Bedrooms	1
Sample Household size	2
60% AMI/"Low-Income" Limit	\$47,586
Target Housing Cost (60%AMI)	\$1,190
10% Window	\$47,400
Target Housing Cost (50%AMI)	\$1,185

FY 2019 Rate

**2 Bedroom Affordable Unit 60% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$169,000
5% Down payment	\$8,450
Mortgage	\$160,550
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$766.49
Tax Rate	\$18.24
monthly property tax	\$257
Hazard insurance	\$56
PMI	\$104
Condo/HOA fees (if applicable)	\$150
Monthly Housing Cost	\$1,334
Necessary Income:	\$53,362
Household Income:	
# of Bedrooms	2
Sample Household size	3
60% AMI/"Low-Income" Limit	\$61,182
Target Housing Cost (60%AMI)	\$1,530
10% Window	\$53,350
Target Housing Cost (50%AMI)	\$1,334

**1 Bedroom Affordable Unit 80% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$205,100
5% Down payment	\$10,255
Mortgage	\$194,845
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$930.22
Tax Rate	\$18.24
monthly property tax	\$312
Hazard insurance	\$68
PMI	\$127
Condo/HOA fees (if applicable)	\$125
Monthly Housing Cost	\$1,562
Necessary Income:	\$62,480
Household Income:	
# of Bedrooms	1
Sample Household size	2
80% AMI/"Low-Income" Limit	\$71,400
Target Housing Cost (80%AMI)	\$1,785
10% Window	\$62,475
Target Housing Cost (70%AMI)	\$1,562

FY 2019 Rate

**2 Bedroom Affordable Unit 80% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$229,400
5% Down payment	\$11,470
Mortgage	\$217,930
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$1,040.43
Tax Rate	\$18.24
monthly property tax	\$349
Hazard insurance	\$76
PMI	\$142
Condo/HOA fees (if applicable)	\$150
Monthly Housing Cost	\$1,757
Necessary Income:	\$70,290
Household Income:	
# of Bedrooms	2
Sample Household size	3
80% AMI/"Low-Income" Limit	\$80,300
Target Housing Cost (80%AMI)	\$2,008
10% Window	\$70,263
Target Housing Cost (70%AMI)	\$1,757

**1 Bedroom Affordable Unit 100% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$273,200
5% Down payment	\$13,660
Mortgage	\$259,540
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$1,239.08
Tax Rate	\$18.24
monthly property tax	\$415
Hazard insurance	\$91
PMI	\$169
Condo/HOA fees (if applicable)	\$125
Monthly Housing Cost	\$2,039
Necessary Income:	\$81,565
Household Income:	
# of Bedrooms	1
Sample Household size	2
100% AMI/"Low-Income" Limit	\$90,640
Target Housing Cost (100%AMI)	\$2,266
10% Window	\$81,576
Target Housing Cost (90%AMI)	\$2,039

FY 2019 Rate

**2 Bedroom Affordable Unit 100% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$306,000
5% Down payment	\$15,300
Mortgage	\$290,700
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$1,387.85
Tax Rate	\$18.24
monthly property tax	\$465
Hazard insurance	\$102
PMI	\$189
Condo/HOA fees (if applicable)	\$150
Monthly Housing Cost	\$2,294
Necessary Income:	\$91,757
Household Income:	
# of Bedrooms	2
Sample Household size	3
100% AMI/"Low-Income" Limit	\$89,200
Target Housing Cost (100%AMI)	\$2,230
10% Window	\$91,773
Target Housing Cost (90%AMI)	\$2,294

**1 Bedroom Affordable Unit 120% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$338,000
5% Down payment	\$16,900
Mortgage	\$321,100
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$1,532.98
Tax Rate	\$18.24
monthly property tax	\$514
Hazard insurance	\$113
PMI	\$209
Condo/HOA fees (if applicable)	\$125
Monthly Housing Cost	\$2,493
Necessary Income:	\$99,725
Household Income:	
# of Bedrooms	1
Sample Household size	2
120% AMI/"Low-Income" Limit	\$108,768
Target Housing Cost (120%AMI)	\$2,719
10% Window	\$99,704
Target Housing Cost (110%AMI)	\$2,493

FY 2019 Rate

**2 Bedroom Affordable Unit 120% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$378,800
5% Down payment	\$18,940
Mortgage	\$359,860
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$1,718.03
Tax Rate	\$18.24
monthly property tax	\$576
Hazard insurance	\$126
PMI	\$234
Condo/HOA fees (if applicable)	\$150
Monthly Housing Cost	\$2,804
Necessary Income:	\$112,159
Household Income:	
# of Bedrooms	2
Sample Household size	3
120% AMI/"Low-Income" Limit	\$122,364
Target Housing Cost (120%AMI)	\$3,059
10% Window	\$112,167
Target Housing Cost (110%AMI)	\$2,804

**1 Bedroom Affordable Unit 150% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$434,900
5% Down payment	\$21,745
Mortgage	\$413,155
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$1,972.47
Tax Rate	\$18.24
monthly property tax	\$661
Hazard insurance	\$145
PMI	\$269
Condo/HOA fees (if applicable)	\$125
Monthly Housing Cost	\$3,172
Necessary Income:	\$126,881
Household Income:	
# of Bedrooms	1
Sample Household size	2
150% AMI/"Low-Income" Limit	\$135,960
Target Housing Cost (150%AMI)	\$3,399
10% Window	\$126,896
Target Housing Cost (140%AMI)	\$3,172

FY 2019 Rate

**2 Bedroom Affordable Unit 150% AMI**

Purchase Price Limits	
Housing Cost:	
Sales Price	\$488,000
5% Down payment	\$24,400
Mortgage	\$463,600
Interest rate	4.00%
Amortization	30
Monthly P&I Payments	\$2,213.30
Tax Rate	\$18.24
monthly property tax	\$742
Hazard insurance	\$163
PMI	\$301
Condo/HOA fees (if applicable)	\$150
Monthly Housing Cost	\$3,569
Necessary Income:	\$142,763
Household Income:	
# of Bedrooms	2
Sample Household size	3
150% AMI/"Low-Income" Limit	\$152,955
Target Housing Cost (150%AMI)	\$3,824
10% Window	\$142,758
Target Housing Cost (140%AMI)	\$3,569

	Initial Price Points	60% AMI	80% AMI	100% AMI	120% AMI	150% AMI
<b>1 BR</b>	<b>Sales Price</b>	<b>\$151,300</b>	<b>\$205,100</b>	<b>\$273,200</b>	<b>\$338,000</b>	<b>\$434,900</b>
	5% Down Payment	\$7,565	\$10,255	\$13,660	\$16,900	\$21,725
	Mortgage	\$143,735	\$194,845	\$259,540	\$321,100	\$413,155
	Monthly P&I Payments	\$686	\$930	\$1,239	\$1,533	\$1,972
	Monthly Property Tax	\$230	\$312	\$415	\$514	\$661
	Hazard Insurance	\$50	\$68	\$91	\$113	\$145
	PMI	\$93	\$127	\$169	\$209	\$269
	Condo/HOA Fees	\$125	\$125	\$125	\$125	\$125
	Monthly Housing Cost	\$1,185	\$1,562	\$2,039	\$2,493	\$3,172
	Necessary Income	\$47,402	\$62,480	\$81,565	\$99,725	\$126,881
	<b>Household Income</b>					
	AMI/"Low Income Limit"	\$47,586	\$71,400	\$90,640	\$108,768	\$135,960
	Target Housing cost	\$1,190	\$1,785	\$2,266	\$2,719	\$3,399
	10% Window	\$47,400	\$62,475	\$81,576	\$99,704	\$126,896
	Target Housing Cost	\$1,185	\$1,562	\$2,039	\$2,493	\$3,172
<b>2 BR</b>	<b>Sales Price</b>	<b>\$169,000</b>	<b>\$229,400</b>	<b>\$306,000</b>	<b>\$378,800</b>	<b>\$488,000</b>
	Down Payment	\$8,450	\$11,470	\$15,300	\$18,940	\$24,400
	Mortgage	\$160,550	\$217,930	\$290,700	\$359,860	\$463,600
	Monthly P&I Payments	\$766	\$1,040	\$1,388	\$171,803	\$2,213
	Monthly Property Tax	\$257	\$349	\$465	\$576	\$742
	Hazard Insurance	\$56	\$76	\$102	\$126	\$163
	PMI	\$104	\$142	\$189	\$234	\$301
	Condo/HOA Fees	\$150	\$150	\$150	\$150	\$150
	Monthly Housing Cost	\$1,334	\$1,757	\$2,294	\$2,804	\$3,569
	Necessary Income	\$53,350	\$70,290	\$91,757	\$112,159	\$142,763
	<b>Household Income</b>					
	AMI/"Low Income Limit"	\$61,182	\$80,300	\$89,200	\$122,364	\$152,955
	Target Housing cost	\$1,530	\$2,008	\$2,230	\$3,059	\$3,824
	10% Window	\$53,350	\$70,263	\$91,773	\$112,167	\$142,758
	Target Housing Cost	\$1,334	\$1,757	\$2,294	\$2,804	\$3,569