EHIP Program Limits Chart

MONTHLY RENT/UTILITY ALLOWANCE AND INCOME LIMITS

Sources: HUD Rents Effective 6/6/2016, HUD Income Limits Effective 6/6/2016, COAH 2014 Regional Income Limits, and HUD/NJDCA Utility Allowance Effective 07/01/2014

MONTHLY RENT LIMITS - IF OWNER PAYS ALL UTILITIES

Studio $ 801 1 Bedroom $ 858 2 Bedroom $ 1030
3 Bedroom $ 1190 4 Bedroom $ 1,327

1 & 2 UNIT BLDG UTILITY ALLOWANCES(Tenant paid items to be subtracted from above rents)

Unit Size	Water/Sewer	Electric	Cooking Gas	Central A/C	Gas Heat	Hot Water	Tenant Pd Total
Studio	80	34	6	18	39	7	$____
1 Bedroom	88	43	7	23	53	9	$____
2 Bedroom	95	58	10	31	63	12	$____
3 Bedroom	104	71	12	39	79	15	$____
4 Bedroom	110	88	15	46	90	19	$____

3 or MORE UNIT BLDG UTILITY ALLOWANCES(Tenant paid items to be subtracted from above rents)

Unit Size	Water/Sewer	Electric	Cooking Gas	Central A/C	Gas Heat	Hot Water	Tenant Pd Total
Studio	80	34	6	10	32	7	$____
1 Bedroom	88	43	7	12	42	9	$____
2 Bedroom	95	58	10	17	56	12	$____
3 Bedroom	104	71	12	20	69	15	$____
4 Bedroom	110	88	15	24	83	19	$____

[If utilities are other than those stated above please call EHIP for additional assistance at 352-8450]

ANNUAL INCOME LIMITS

HUD 80% of Median Income *(For Purchasers & Emergency Projects)*

1 person	2 person	3 person	4 person	5 person	6 person
$46,000	$52,600	$59,150	$65,700	$71,000	$76,250

HUD 60% of Median Income *(For Owner-Occupied Properties & Most Tenants/Rentals:*

1 person	2 person	3 person	4 person	5 person	6 person
$37,680	$43,080	$48,480	$53,820	$58,140	$62,460

HUD 50% of Median Income (*For Some Tenants of Multi-Unit Buildings - Projects with 5 or more HOME assisted units, at least 20% of HOME assisted units must be occupied by families with annual incomes at or below 50% of median income).*

1 person	2 person	3 person	4 person	5 person	6 person
$31,400	$35,900	$40,400	$44,850	$48,450	$52,050

HUD 30% of Median Income *(For Some Tenants):*

1 person	2 person	3 person	4 person	5 person	6 person
$18,850	$21,550	$24,250	$26,900	$29,100	$31,250

COAH Regional Asset Limit $173,844

COAH 80% of Median Income *(For Owner- Occupants & Some Tenants of RCA Projects)*

1 person	2 person	3 person	4 person	5 person	6 person
$50,744	$57,993	$65,242	$72,492	$78,291	$84,090

COAH 50% of Median Income *(Projects with RCA assisted rental units - at least 50% of the assisted units must be rented to persons <= 50% of COAH's median income)*

1 person	2 person	3 person	4 person	5 person	6 person
$31,715	$36,246	$40,777	$45,307	$48,932	$52,556

COAH 30% of Median Income *(For Owner- Occupants & Some Tenants of RCA Projects)*

1 person	2 person	3 person	4 person	5 person	6 person
$19,029	$21,747	$24,466	$27,184	$29,359	$31,534

Revised 5/16/2016