

## SCHA 2022 SUMMIT COUNTY AREA MEDIAN INCOME (AMI)

*Figures in RED are directly from HUD 4/18/2022; other numbers have been extrapolated*

### AMIs

Household size	HUD EXTREMELY LOW			HUD LOW	TRUE	85%	90%	95%	100%	105%	110%	115%	120%	125%	130%	140%	160%
	INCOME	50%	60%	INCOME	80%												
1 person	\$22,000	\$36,650	\$43,980	\$58,650	\$58,640	\$62,305	\$65,970	\$69,635	\$73,300	\$76,965	\$80,630	\$84,295	\$87,960	\$91,625	\$95,290	\$102,620	\$117,280
1.5 person	\$23,575	\$39,275	\$47,130	\$62,825	\$62,840	\$66,768	\$70,695	\$74,623	\$78,550	\$82,478	\$86,405	\$90,333	\$94,260	\$98,188	\$102,115	\$109,970	\$125,680
2 person	\$25,150	\$41,900	\$50,280	\$67,000	\$67,040	\$71,230	\$75,420	\$79,610	\$83,800	\$87,990	\$92,180	\$96,370	\$100,560	\$104,750	\$108,940	\$117,320	\$134,080
3 person	\$28,300	\$47,150	\$56,580	\$75,400	\$75,440	\$80,155	\$84,870	\$89,585	\$94,300	\$99,015	\$103,730	\$108,445	\$113,160	\$117,875	\$122,590	\$132,020	\$150,880
4 person	\$31,400	\$52,350	\$59,880	\$83,750	\$79,840	\$84,830	\$89,820	\$94,810	\$99,800	\$104,790	\$109,780	\$114,770	\$119,760	\$124,750	\$129,740	\$139,720	\$159,680
4.5 person	\$32,675	\$54,450	\$65,340	\$87,100	\$87,120	\$92,565	\$98,010	\$103,455	\$108,900	\$114,345	\$119,790	\$125,235	\$130,680	\$136,125	\$141,570	\$152,460	\$174,240
5 person	\$33,950	\$56,550	\$67,860	\$90,450	\$90,480	\$96,135	\$101,790	\$107,445	\$113,100	\$118,755	\$124,410	\$130,065	\$135,720	\$141,375	\$147,030	\$158,340	\$180,960
6 person	\$37,190	\$60,750	\$72,900	\$97,150	\$97,200	\$103,275	\$109,350	\$115,425	\$121,500	\$127,575	\$133,650	\$139,725	\$145,800	\$151,875	\$157,950	\$170,100	\$194,400
7 person	\$41,910	\$64,950	\$77,940	\$103,850	\$103,920	\$110,415	\$116,910	\$123,405	\$129,900	\$136,395	\$142,890	\$149,385	\$155,880	\$162,375	\$168,870	\$181,860	\$207,840
8 person	\$46,630	\$69,150	\$82,980	\$110,550	\$110,640	\$117,555	\$124,470	\$131,385	\$138,300	\$145,215	\$152,130	\$159,045	\$165,960	\$172,875	\$179,790	\$193,620	\$221,280

### Rentals

#### Maximum affordable monthly rent

Assumes affordability = 30% of monthly household income

Maximum affordable monthly rent amounts should also include the following utilities: electric, gas, water, sewer, trash, & snow removal

Unit Size	HUD EXTREMELY LOW			HUD LOW	TRUE	85%	90%	95%	100%	105%	110%	115%	120%	125%	130%	140%	160%
	INCOME	50%	60%	INCOME	80%												
Studio (1 person)	\$550.00	\$916.25	\$1,099.50	\$1,466.25	\$1,466.00	\$1,557.63	\$1,649.25	\$1,740.88	\$1,832.50	\$1,924.13	\$2,015.75	\$2,107.38	\$2,199.00	\$2,290.63	\$2,382.25	\$2,565.50	\$2,932.00
1 bed (1.5 person)	\$589.38	\$981.88	\$1,178.25	\$1,570.63	\$1,571.00	\$1,669.19	\$1,767.38	\$1,865.56	\$1,963.75	\$2,061.94	\$2,160.13	\$2,258.31	\$2,356.50	\$2,454.69	\$2,552.88	\$2,749.25	\$3,142.00
2 bed (3 person)	\$707.50	\$1,178.75	\$1,414.50	\$1,885.00	\$1,886.00	\$2,003.88	\$2,121.75	\$2,239.63	\$2,357.50	\$2,475.38	\$2,593.25	\$2,711.13	\$2,829.00	\$2,946.88	\$3,064.75	\$3,300.50	\$3,772.00
3 bed (4.5 person)	\$816.88	\$1,361.25	\$1,633.50	\$2,177.50	\$2,178.00	\$2,314.13	\$2,450.25	\$2,586.38	\$2,722.50	\$2,858.63	\$2,994.75	\$3,130.88	\$3,267.00	\$3,403.13	\$3,539.25	\$3,811.50	\$4,356.00
4 bed (6 person)	\$929.75	\$1,518.75	\$1,822.50	\$2,428.75	\$2,430.00	\$2,581.88	\$2,733.75	\$2,885.63	\$3,037.50	\$3,189.38	\$3,341.25	\$3,493.13	\$3,645.00	\$3,796.88	\$3,948.75	\$4,252.50	\$4,860.00

### For Sale

#### Maximum Monthly Principal & Interest Payment

Based on the affordable monthly rent amounts above, less a \$350 allowance to cover taxes, insurance, and HOA dues

Unit Size	HUD EXTREMELY LOW			HUD LOW	TRUE	85%	90%	95%	100%	105%	110%	115%	120%	125%	130%	140%	160%
	INCOME	50%	60%	INCOME	80%												
Studio (1 person)	\$200.00	\$566.25	\$749.50	\$1,116.25	\$1,116.00	\$1,207.63	\$1,299.25	\$1,390.88	\$1,482.50	\$1,574.13	\$1,665.75	\$1,757.38	\$1,849.00	\$1,940.63	\$2,032.25	\$2,215.50	\$2,582.00
1 bed (1.5 person)	\$239.38	\$631.88	\$828.25	\$1,220.63	\$1,221.00	\$1,319.19	\$1,417.38	\$1,515.56	\$1,613.75	\$1,711.94	\$1,810.13	\$1,908.31	\$2,006.50	\$2,104.69	\$2,202.88	\$2,399.25	\$2,792.00
2 bed (3 person)	\$357.50	\$828.75	\$1,064.50	\$1,535.00	\$1,536.00	\$1,653.88	\$1,771.75	\$1,889.63	\$2,007.50	\$2,125.38	\$2,243.25	\$2,361.13	\$2,479.00	\$2,596.88	\$2,714.75	\$2,950.50	\$3,422.00
3 bed (4.5 person)	\$466.88	\$1,011.25	\$1,283.50	\$1,827.50	\$1,828.00	\$1,964.13	\$2,100.25	\$2,236.38	\$2,372.50	\$2,508.63	\$2,644.75	\$2,780.88	\$2,917.00	\$3,053.13	\$3,189.25	\$3,461.50	\$4,006.00
4 bed (6 person)	\$579.75	\$1,168.75	\$1,472.50	\$2,078.75	\$2,080.00	\$2,231.88	\$2,383.75	\$2,535.63	\$2,687.50	\$2,839.38	\$2,991.25	\$3,143.13	\$3,295.00	\$3,446.88	\$3,598.75	\$3,902.50	\$4,510.00

#### Maximum Sales Prices

Assumes interest rate of 5.29%, 30 year loan term, and 90% loan-to-value (Interest rate is the Freddie Mac 10-year trailing average for 2012-2021)

Unit Size	HUD EXTREMELY LOW			HUD LOW	TRUE	85%	90%	95%	100%	105%	110%	115%	120%	125%	130%	140%	160%
	INCOME	50%	60%	INCOME	80%												
Studio (1 person)	\$40,085	\$113,491	\$150,220	\$223,726	\$223,676	\$242,040	\$260,404	\$278,768	\$297,132	\$315,496	\$333,860	\$352,224	\$370,588	\$388,953	\$400,787	\$436,927	\$509,206
1 bed (1.5 person)	\$47,977	\$126,644	\$166,003	\$244,646	\$244,721	\$264,400	\$284,079	\$303,759	\$323,438	\$343,118	\$362,797	\$382,476	\$402,156	\$421,835	\$434,437	\$473,165	\$550,620
2 bed (3 person)	\$71,652	\$166,103	\$213,354	\$307,655	\$307,855	\$331,480	\$355,106	\$378,731	\$402,356	\$425,981	\$449,607	\$473,232	\$496,857	\$520,482	\$535,386	\$581,879	\$674,865
3 bed (4.5 person)	\$93,574	\$202,681	\$257,247	\$366,279	\$366,380	\$393,663	\$420,946	\$448,229	\$475,512	\$502,795	\$530,078	\$557,361	\$584,644	\$611,927	\$628,963	\$682,655	\$790,038
4 bed (6 person)	\$116,197	\$234,248	\$295,128	\$416,636	\$416,887	\$447,327	\$477,767	\$508,206	\$538,646	\$569,086	\$599,526	\$629,965	\$660,405	\$690,845	\$709,722	\$769,626	\$889,433

Effective 4/18/2022

THESE FIGURES ARE SUBJECT TO CHANGE WITHOUT NOTICE