

4350.6 CHG-4
APPENDIX 12-1

APPENDIX 12-1 CONTAINS FROM HUD-9808-B.

4350.6 CHG-4
APPENDIX 12-2

A Format for acknowledgement.

Dear _____:

Subject: Project Number
Project Name
City

The Plan of Action (POA) for the subject development was received in our Office on _____. We have reviewed the POA for completeness and found that:

Option 1

Your POA contains all the elements required by HUD Handbook 4350.6. Your POA will be reviewed by the State/Area Office. If deficiencies are noted, you will be notified within 60 days.

If you have any questions please contact _____ at _____.

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Option 2

Your POA does not contain all the elements required by Handbook 4350.6. Specifically, the following details were not included in your POA.

(Insert specific items missing)

Further review of your request will be initiated upon receipt of the above information.

If you have any questions please contact _____ at _____.

LOWER- AND MODERATE-INCOME MAXIMUM FLAT RENT FACTORS, FLOOR RENT FACTORS
AND 236 BASIC RENT FACTORS

FLAT RENT FACTORS

LOWER-INCOME

Income Bracket	2BR Size	Rent Factor
51-60% (of area median)	Studio	0.009625
	1	0.0103125
	2	0.012375
	3	0.01417968
	4	0.01546875

61-70%	Studio	0.011375
	1	0.0121875
	2	0.014625
	3	0.01675781
	4	0.01828125

71-80%	Studio	0.013125
	1	0.0140625
	2	0.016875
	3	0.01933593
	4	0.02109375

MODERATE-INCOME		
81-95%	Studio	0.0154
	1	0.0165
	2	0.0198
	3	0.0226875
	4	0.02475

FLOOR RENT FACTORS

0-50%	Studio	0.00875
	1	0.009375
	2	0.01125
	3	0.01289067
	4	0.0140625

SECTION 236 "BASIC RENT" FACTORS FOR PROJECTS
APPROVED FOR SURPLUS CASH DISTRIBUTION

BR SIZE	LOWER-INCOME	MODERATE-INCOME
Studio	0.013125	0.01575
1	0.0140625	0.016875
2	0.016875	0.02025
3	0.01933593	0.02320313
4	0.02109375	0.0253125
5+	0.02285	0.02742

FACTORED RENTS (FRS) WORK SHEET

- A. Area Median Income
- B. National Median Income
- C. Effective Median Income

FRS

	STUDIO	1BR	2BR	3BR	4BR
51-60%					
61-70%					
71-80%					
81-95%					