

2012 HUD Income Limits for Clark County

Annual Income by Household Size

Percent of Median Income	Number in Household							
	1	2	3	4	5	6	7	8
80% of Median Low Income	\$40,900	46,750	52,600	58,400	63,100	67,750	72,450	77,100
60% of Median	30,660	35,040	39,420	43,800	47,340	50,820	54,360	57,840
50% of Median Very Low Income	25,550	29,200	32,850	36,500	39,450	42,350	45,300	48,200
30% of Median	15,350	17,550	19,750	21,900	23,700	25,450	27,200	28,950

Portland-Vancouver-Hillsboro, OR-WA MSA Median Family Income: \$73,000

Source: U.S. Department of Housing and Urban Development, effective December 1, 2011 for CDBG funds and February 9, 2012 for HOME funds.

2012 HUD HOME Program Rent Limits for Clark County

Rent (Monthly)	Number of Bedrooms						
	Studio	1	2	3	4	5	6
Fair Market Rent (FMR)	\$665	771	891	1,297	1,558	1,792	2,025
High HOME Rent	675	783	905	1,200	1,319	1,437	1,555
Low HOME Rent	638	684	821	949	1,058	1,168	1,277

Source: U.S. Department of Housing and Urban Development, effective February 9, 2012

HOME Rents: One - four HOME assisted units is the lesser of the Fair Market Rent or High HOME Rent. Five or more HOME assisted units, 20% of the assisted units rent cannot exceed the Low HOME Rent and 80% cannot exceed the lesser of the Fair Market Rent or High HOME Rent. Rents include utilities. Rents must be reduced for tenant paid utilities.



Allowance for Tenant-Furnished Utilities

Housing Choice Voucher Program

Clark County, Washington - Rates Effective February 1, 2012

Existing Multiplex													
(Apartment Built Before 1980 With Minimum Weatherization)													
Utility or Service		Monthly Dollar Allowance											
		X	0 Bdrm	X	1 Bdrm	X	2 Bdrm	X	3 Bdrm	X	4 Bdrm	X	5 Bdrm
Space Heating	Electric		34		47		58		71		82		n/a
	Natural Gas		33		42		50		60		68		n/a
	Oil		71		96		119		146		169		n/a
Water Heating	Electric		16		22		27		32		38		n/a
	Natural Gas		9		12		15		19		22		n/a
	Oil		14		18		23		29		33		n/a
Cooking	Electric		5		6		8		10		13		n/a
	Natural Gas		5		6		8		9		11		n/a
Other Electric			19		21		25		27		29		n/a
Water			4		6		14		23		32		n/a
Sewer			26		38		38		45		53		n/a
Trash Collection			18		18		18		34		34		n/a
Tenant Owned Range			4		4		4		4		4		n/a
Tenant Owned Refrigerator			3		3		3		3		3		n/a

Actual Family Allowance	Utility or Service	Per Month Cost
Name of Family	Space Heating	
	Water Heating	
	Cooking	
Address of Unit	Other Electric	
	Water	
	Sewer	
	Trash Collection	
Number of Bedrooms	Range	
	Refrigerator	
Date	Total	



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Housing Choice Voucher Program

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New Multiplex													
(Apartment Built After 1980 or with Maximum Weatherization)													
Utility or Service		Monthly Dollar Allowance											
		X	0 Bdrm	X	1 Bdrm	X	2 Bdrm	X	3 Bdrm	X	4 Bdrm	X	5 Bdrm
Space Heating	Electric		18		24		30		37		43		n/a
	Natural Gas		19		23		26		31		35		n/a
	Oil		32		43		54		66		77		n/a
Water Heating	Electric		16		22		27		32		38		n/a
	Natural Gas		9		12		15		19		22		n/a
	Oil		14		18		23		29		33		n/a
Cooking	Electric		5		6		8		10		13		n/a
	Natural Gas		5		6		8		9		11		n/a
Other Electric			19		21		25		27		29		n/a
Water			4		6		14		23		32		n/a
Sewer			26		38		38		45		53		n/a
Trash Collection			18		18		18		34		34		n/a
Tenant Owned Range			4		4		4		4		4		n/a
Tenant Owned Refrigerator			3		3		3		3		3		n/a

Actual Family Allowance	Utility or Service	Per Month Cost
Name of Family	Space Heating	
	Water Heating	
	Cooking	
Address of Unit	Other Electric	
	Water	
	Sewer	
	Trash Collection	
Number of Bedrooms	Range	
	Refrigerator	
Date	Total	



Allowance for Tenant-Furnished Utilities

Housing Choice Voucher Program

Clark County, Washington - Rates Effective February 1, 2012

Existing Single Family													
(House, Manufactured Home, or Duplex Built Before 1980 with Minimum Weatherization)													
Utility or Service		Monthly Dollar Allowance											
		X	0 Bdrm	X	1 Bdrm	X	2 Bdrm	X	3 Bdrm	X	4 Bdrm	X	5 Bdrm
Space Heating	Electric		n/a		60		76		91		108		121
	Natural Gas		n/a		52		64		75		88		97
	Oil		n/a		124		156		188		224		249
Water Heating	Electric		n/a		22		27		32		38		43
	Natural Gas		n/a		12		15		19		22		25
	Oil		n/a		18		23		29		33		38
Cooking	Electric		n/a		6		8		10		13		15
	Natural Gas		n/a		6		8		9		11		13
Other Electric			n/a		21		25		27		29		31
Water			n/a		14		22		32		41		51
Sewer			n/a		44		44		52		59		67
Trash Collection			n/a		18		18		34		34		34
Tenant Owned Range			n/a		4		4		4		4		4
Tenant Owned Refrigerator			n/a		3		3		3		3		3

Actual Family Allowance	Utility or Service	Per Month Cost
Name of Family	Space Heating	
	Water Heating	
	Cooking	
Address of Unit	Other Electric	
	Water	
	Sewer	
	Trash Collection	
Number of Bedrooms	Range	
	Refrigerator	
Date	Total	



Allowance for Tenant-Furnished Utilities

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Clark County, Washington - Rates Effective February 1, 2012

New Single Family													
(House, Manufactured Home, or Duplex Built After 1980 or with Maximum Weatherization)													
Utility or Service		Monthly Dollar Allowance											
		X	0 Bdrm	X	1 Bdrm	X	2 Bdrm	X	3 Bdrm	X	4 Bdrm	X	5 Bdrm
Space Heating	Electric		n/a		30		38		45		53		60
	Natural Gas		n/a		26		32		36		41		46
	Oil		n/a		53		69		81		94		106
Water Heating	Electric		n/a		22		27		32		38		43
	Natural Gas		n/a		12		15		19		22		25
	Oil		n/a		18		23		29		33		38
Cooking	Electric		n/a		6		8		10		13		15
	Natural Gas		n/a		6		8		9		11		13
Other Electric			n/a		21		25		27		29		31
Water			n/a		14		22		32		41		51
Sewer			n/a		44		44		52		59		67
Trash Collection			n/a		18		18		34		34		34
Tenant Owned Range			n/a		4		4		4		4		4
Tenant Owned Refrigerator			n/a		3		3		3		3		3

Actual Family Allowance	Utility or Service	Per Month Cost
Name of Family	Space Heating	
	Water Heating	
	Cooking	
Address of Unit	Other Electric	
	Water	
	Sewer	
	Trash Collection	
Number of Bedrooms	Range	
	Refrigerator	
Date	Total	



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Clark County, Washington - Rates Effective February 1, 2012

Moving to Work Simplified Schedule						
Utility or Service	Monthly Dollar Allowance					
	X 0 Bdrm	X 1 Bdrm	X 2 Bdrm	X 3 Bdrm	X 4 Bdrm	X 5 Bdrm
Total Allowance if Tenant Responsible for space Heating	58	73	90	106	233	267

Actual Family Allowance	Utility or Service	Per Month Cost
Name of Family		
Address of Unit		
Number of Bedrooms		
Date		