



City of Sunnyvale

2019 INCOME LIMITS for BELOW MARKET RATE (BMR) PROGRAMS

AREA MEDIAN INCOME AS DETERMINED BY HCD: \$131,400

To qualify for an **Affordable Rental Unit (ARU)** in density bonus rental properties, your household's combined gross annual income cannot exceed the maximum **very-low-income limit (50%)** for your household size, as established by HCD.

To qualify for the Housing Division's **BMR Rental program**, your household's combined gross annual income cannot exceed the maximum **low-income limit (80%)** for your household size, as established by HCD.

To qualify for the Housing Division's **BMR Home Ownership** or **First-Time Homebuyer Loan programs**, your household's combined gross annual income cannot exceed the maximum **moderate-income limit (120%)** for your household size as established by HCD.

Maximum Income by Household Size:

Income Category	Number of Persons in Household							
	1	2	3	4	5	6	7	8
Very Low (50%)	\$ 51,250	\$ 58,550	\$ 65,850	\$ 73,150	\$ 79,050	\$ 84,900	\$ 90,750	\$ 96,600
Low (80%)	\$ 72,750	\$ 83,150	\$ 93,550	\$ 103,900	\$ 112,250	\$ 120,550	\$ 128,850	\$ 137,150
Moderate (120%)	\$ 110,400	\$ 126,150	\$ 141,950	\$ 157,700	\$ 170,300	\$ 182,950	\$ 195,550	\$ 208,150
*Median	\$ 92,000	\$ 105,100	\$ 118,250	\$ 131,400	\$ 141,900	\$ 152,400	\$ 162,950	\$ 173,450

**Median is provided for reference only. No programs use the median income limit.*

Programs under these income limits include: Affordable Rental Units (ARUs) (very low, 50% AMI), BMR Rental Housing (low, 80% AMI), BMR Home Ownership (moderate, 120%), and First-Time Homebuyer Loans funded with City funds (moderate, 120%).

City of Sunnyvale • Housing Division

456 West Olive Avenue, Sunnyvale, CA 94088-3707

For more information visit sunnyvale.ca.gov, or call Housing staff at 408-730-7250.