




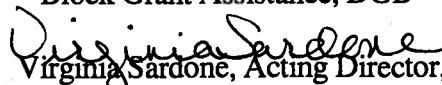
U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-7000

OFFICE OF COMMUNITY PLANNING
AND DEVELOPMENT

FEB 14 2013

MEMORANDUM FOR: SEE LIST ATTACHED

FROM: 
Stanley Gimont, Director, Office of
Block Grant Assistance, DGB


Virginia Sardone, Acting Director, Office of
Affordable Housing Programs, DGH

SUBJECT: "Uncapped" Income Limits for 2013

The Quality Housing and Work Responsibility Act of 1998 (Title V of Public Law 105-276) enacted a provision that directed the Department to grant exceptions to at least 10 jurisdictions that are currently "capped" under HUD's low-and moderate-income limits. Currently under this exception, a total of 78 Community Development Block Grant (CDBG) entitlement grantees and 45 HOME Investment Partnerships (HOME) participating jurisdictions may use "uncapped" income limits that reflect 80 percent of the actual median income for the area. The City of Martinsburg, West Virginia, has been removed from the list of eligible jurisdictions, as Martinsburg is no longer part of the Washington, DC metropolitan area.

The attachment to this memorandum provides the 2013 "uncapped" income limits for the jurisdictions covered by this exception. For your information the "uncapped" income limits for 2000 – 2013 are also included on the attachment. The highlighted uncapped income limits for the Orange County, San Francisco and San Jose Metropolitan Statistical Areas (MSA) are lower than the formula-based low-income limits issued by HUD. These calculations are described in HUD's FY 2013 Income Limits Briefing Material, which may be obtained at: http://www.huduser.org/portal/datasets/il/il12/IncomeLimitsBriefingMaterial_FY12_v2.pdf. Please ensure that grantees that choose to use the "uncapped" income limits for some or all of their HOME or CDBG-assisted activities reflect this determination in their Consolidated Plan/Action Plans.

The use of the term "low-income limits" in the attachment is a reference to the Section 8 low-income limits (i.e., 80 percent of the median income for the area). These are the income limits established by HUD and referred to in the definition of "low-and moderate-income person" in the CDBG regulations at 24 CFR 570.3, and in the definition of "low-income families" in the HOME regulations at 24 CFR 92.2.

If you have any questions, please contact the Entitlement Communities Division at (202) 708-1577 or the Office of Affordable Housing Programs at (202) 402-4588.

Attachments