2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Alachua County	30%	12,750	16,020	20,160	24,300	28,440	32,580	36,730	40,100	Refer to HUD		318	359	504	659	814	960
(Gainesville MSA)	50%	21,250	24,300	27,350	30,350	32,800	35,250	37,650	40,100	42,490	44,918	531	569	683	789	881	971
	80%	34,000	38,850	43,700	48,550	52,450	56,350	60,250	64,100	67,984	71,869	850	910	1,092	1,262	1,408	1,554
Median: 59,700	120%	51,000	58,320	65,640	72,840	78,720	84,600	90,360	96,240	101,976	107,803	1,275	1,366	1,641	1,894	2,115	2,332
	140%	59,500	68,040	76,580	84,980	91,840	98,700	105,420	112,280	118,972	125,770	1,487	1,594	1,914	2,210	2,467	2,721
Baker County	30%	12,700	16,020	20,160	24,300	28,440	32,580	36,730	39,900	Refer to HUD		317	359	504	659	814	957
(Baker County HMFA;	50%	21,150	24,200	27,200	30,200	32,650	35,050	37,450	39,900	42,280	44,696	528	566	680	785	876	966
Jacksonville MSA)	80%	33,850	38,650	43,500	48,300	52,200	56,050	59,900	63,800	67,648	71,514	846	906	1,087	1,256	1,401	1,546
Median: 60,400	120%	50,760	58,080	65,280	72,480	78,360	84,120	89,880	95,760	101,472	107,270	1,269	1,360	1,632	1,885	2,103	2,320
	140%	59,220	67,760	76,160	84,560	91,420	98,140	104,860	111,720	118,384	125,149	1,480	1,587	1,904	2,199	2,453	2,707
Bay County	30%	11,880	16,020	20,160	24,300	28,440	32,050	34,250	36,450	Refer to HUD		297	348	504	659	801	883
(Panama City-Lynn Haven-	50%	19,350	22,100	24,850	27,600	29,850	32,050	34,250	36,450	38,640	40,848	483	518	621	718	801	883
Panama City Beach MSA)	80%	30,950	35,350	39,750	44,150	47,700	51,250	54,750	58,300	61,824	65,357	773	828	993	1,148	1,281	1,413
Median: 55,200	120%	46,440	53,040	59,640	66,240	71,640	76,920	82,200	87,480	92,736	98,035	1,161	1,243	1,491	1,723	1,923	2,121
	140%	54,180	61,880	69,580	77,280	83,580	89,740	95,900	102,060	108,192	114,374	1,354	1,450	1,739	2,010	2,243	2,474
Bradford County	30%	11,880	16,020	20,160	24,300	27,500	29,550	31,600	33,600	Refer to HUD		297	348	504	647	738	815
	50%	17,850	20,400	22,950	25,450	27,500	29,550	31,600	33,600	35,630	37,666	446	478	573	661	738	815
	80%	28,500	32,600	36,650	40,700	44,000	47,250	50,500	53,750	57,008	60,266	712	763	916	1,058	1,181	1,303
Median: 50,900	120%	42,840	48,960	55,080	61,080	66,000	70,920	75,840	80,640	85,512	90,398	1,071	1,147	1,377	1,588	1,773	1,956
	140%	49,980	57,120	64,260	71,260	77,000	82,740	88,480	94,080	99,764	105,465	1,249	1,338	1,606	1,853	2,068	2,282
Brevard County	30%	12,400	16,020	20,160	24,300	28,440	32,580	36,550	38,900	Refer to HUD		310	355	504	659	814	943
(Palm Bay-Melbourne-	50%	20,650	23,600	26,550	29,450	31,850	34,200	36,550	38,900	41,230	43,586	516	553	663	766	855	943
Titusville MSA)	80%	33,000	37,700	42,400	47,100	50,900	54,650	58,450	62,200	65,968	69,738	825	883	1,060	1,225	1,366	1,508
Median: 58,300	120%	49,560	56,640	63,720	70,680	76,440	82,080	87,720	93,360	98,952	104,606	1,239	1,327	1,593	1,839	2,052	2,263
	140%	57,820	66,080	74,340	82,460	89,180	95,760	102,340	108,920	115,444	122,041	1,445	1,548	1,858	2,145	2,394	2,640
Broward County	30%	15,250	17,400	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		381	408	504	659	814	970
(Fort Lauderdale HMFA; Miami-	50%	25,400	29,000	32,650	36,250	39,150	42,050	44,950	47,850	50,750	53,650	635	680	816	942	1,051	1,160
Ft. Lauderdale-Pompano Bch MSA)	80%	40,600	46,400	52,200	58,000	62,650	67,300	71,950	76,600	81,200	85,840	1,015	1,087	1,305	1,508	1,682	1,856
Median: 60,900	120%	60,960	69,600	78,360	87,000	93,960	100,920	107,880	114,840	121,800	128,760	1,524	1,632	1,959	2,262	2,523	2,784
	140%	71,120	81,200	91,420	101,500	109,620	117,740	125,860	133,980	142,100	150,220	1,778	1,904	2,285	2,639	2,943	3,248

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2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Calhoun County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 40,400	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Charlotte County	30%	11,880	16,020	20,160	24,300	28,440	32,200	34,450	36,650	Refer to HUD		297	348	504	659	805	888
(Punta Gorda MSA)	50%	19,450	22,200	25,000	27,750	30,000	32,200	34,450	36,650	38,850	41,070	486	520	625	721	805	888
	80%	31,100	35,550	40,000	44,400	48,000	51,550	55,100	58,650	62,160	65,712	777	833	1,000	1,155	1,288	1,421
Median: 52,400	120%	46,680	53,280	60,000	66,600	72,000	77,280	82,680	87,960	93,240	98,568	1,167	1,249	1,500	1,732	1,932	2,133
	140%	54,460	62,160	70,000	77,700	84,000	90,160	96,460	102,620	108,780	114,996	1,361	1,457	1,750	2,021	2,254	2,488
Citrus County	30%	11,880	16,020	20,160	24,300	27,450	29,500	31,500	33,550	Refer to HUD		297	348	504	646	737	813
	50%	17,800	20,350	22,900	25,400	27,450	29,500	31,500	33,550	35,560	37,592	445	476	572	660	737	813
	80%	28,450	32,500	36,550	40,600	43,850	47,100	50,350	53,600	56,896	60,147	711	761	913	1,055	1,177	1,299
Median: 52,300	120%	42,720	48,840	54,960	60,960	65,880	70,800	75,600	80,520	85,344	90,221	1,068	1,144	1,374	1,585	1,770	1,951
	140%	49,840	56,980	64,120	71,120	76,860	82,600	88,200	93,940	99,568	105,258	1,246	1,335	1,603	1,849	2,065	2,276
Clay County	30%	13,650	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		341	370	504	659	814	970
(Jacksonville HMFA;	50%	22,750	26,000	29,250	32,450	35,050	37,650	40,250	42,850	45,430	48,026	568	609	731	843	941	1,038
Jacksonville MSA)	80%	36,350	41,550	46,750	51,900	56,100	60,250	64,400	68,550	72,688	76,842	908	973	1,168	1,350	1,506	1,661
Median: 64,900	120%	54,600	62,400	70,200	77,880	84,120	90,360	96,600	102,840	109,032	115,262	1,365	1,462	1,755	2,025	2,259	2,493
	140%	63,700	72,800	81,900	90,860	98,140	105,420	112,700	119,980	127,204	134,473	1,592	1,706	2,047	2,362	2,635	2,908
Collier County	30%	13,800	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		345	372	504	659	814	970
(Naples-Marco Island MSA)	50%	23,000	26,300	29,600	32,850	35,500	38,150	40,750	43,400	45,990	48,618	575	616	740	854	953	1,051
	80%	36,800	42,050	47,300	52,550	56,800	61,000	65,200	69,400	73,584	77,789	920	985	1,182	1,366	1,525	1,682
Median: 65,700	120%	55,200	63,120	71,040	78,840	85,200	91,560	97,800	104,160	110,376	116,683	1,380	1,479	1,776	2,050	2,289	2,524
	140%	64,400	73,640	82,880	91,980	99,400	106,820	114,100	121,520	128,772	136,130	1,610	1,725	2,072	2,392	2,670	2,945
Columbia County	30%	11,880	16,020	20,160	24,300	27,000	29,000	31,000	33,000	Refer to HUD		297	348	504	641	725	800
	50%	17,500	20,000	22,500	25,000	27,000	29,000	31,000	33,000	35,000	37,000	437	468	562	650	725	800
	80%	28,000	32,000	36,000	40,000	43,200	46,400	49,600	52,800	56,000	59,200	700	750	900	1,040	1,160	1,280
Median: 57,800	120%	42,000	48,000	54,000	60,000	64,800	69,600	74,400	79,200	84,000	88,800	1,050	1,125	1,350	1,560	1,740	1,920
	140%	49,000	56,000	63,000	70,000	75,600	81,200	86,800	92,400	98,000	103,600	1,225	1,312	1,575	1,820	2,030	2,240

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Florida Housing Finance Corporation
SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
DeSoto County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 39,600	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Dixie County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 44,100	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Duval County	30%	13,650	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		341	370	504	659	814	970
(Jacksonville HMFA;	50%	22,750	26,000	29,250	32,450	35,050	37,650	40,250	42,850	45,430	48,026	568	609	731	843	941	1,038
Jacksonville MSA)	80%	36,350	41,550	46,750	51,900	56,100	60,250	64,400	68,550	72,688	76,842	908	973	1,168	1,350	1,506	1,661
Median: 64,900	120%	54,600	62,400	70,200	77,880	84,120	90,360	96,600	102,840	109,032	115,262	1,365	1,462	1,755	2,025	2,259	2,493
	140%	63,700	72,800	81,900	90,860	98,140	105,420	112,700	119,980	127,204	134,473	1,592	1,706	2,047	2,362	2,635	2,908
Escambia County	30%	12,550	16,020	20,160	24,300	28,440	32,580	36,730	39,350	Refer to HUD		313	357	504	659	814	951
(Pensacola-Ferry Pass-	50%	20,900	23,850	26,850	29,800	32,200	34,600	37,000	39,350	41,720	44,104	522	559	671	775	865	954
Brent MSA)	80%	33,400	38,200	42,950	47,700	51,550	55,350	59,150	63,000	66,752	70,566	835	895	1,073	1,240	1,383	1,526
Median: 59,600	120%	50,160	57,240	64,440	71,520	77,280	83,040	88,800	94,440	100,128	105,850	1,254	1,342	1,611	1,860	2,076	2,290
	140%	58,520	66,780	75,180	83,440	90,160	96,880	103,600	110,180	116,816	123,491	1,463	1,566	1,879	2,170	2,422	2,672
Flagler County	30%	11,880	16,020	20,160	24,300	28,440	31,350	33,500	35,650	Refer to HUD		297	348	504	659	783	864
(Palm Coast MSA)	50%	18,900	21,600	24,300	27,000	29,200	31,350	33,500	35,650	37,800	39,960	472	506	607	702	783	864
	80%	30,250	34,600	38,900	43,200	46,700	50,150	53,600	57,050	60,480	63,936	756	810	972	1,123	1,253	1,383
Median: 52,900	120%	45,360	51,840	58,320	64,800	70,080	75,240	80,400	85,560	90,720	95,904	1,134	1,215	1,458	1,686	1,881	2,074
	140%	52,920	60,480	68,040	75,600	81,760	87,780	93,800	99,820	105,840	111,888	1,323	1,417	1,701	1,967	2,194	2,420
Franklin County	30%	11,880	16,020	20,160	24,300	26,950	28,950	30,950	32,950	Refer to HUD		297	348	504	640	723	798
	50%	17,500	20,000	22,500	24,950	26,950	28,950	30,950	32,950	34,930	36,926	437	468	562	648	723	798
	80%	27,950	31,950	35,950	39,900	43,100	46,300	49,500	52,700	55,888	59,082	698	748	898	1,037	1,157	1,277
Median: 49,900	120%	42,000	48,000	54,000	59,880	64,680	69,480	74,280	79,080	83,832	88,622	1,050	1,125	1,350	1,557	1,737	1,917
	140%	49,000	56,000	63,000	69,860	75,460	81,060	86,660	92,260	97,804	103,393	1,225	1,312	1,575	1,816	2,026	2,236

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SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Gadsden County	30%	13,700	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		342	371	504	659	814	970
(Tallahassee MSA)	50%	22,800	26,050	29,300	32,550	35,200	37,800	40,400	43,000	45,570	48,174	570	610	732	846	945	1,042
	80%	36,500	41,700	46,900	52,100	56,300	60,450	64,650	68,800	72,912	77,078	912	977	1,172	1,355	1,511	1,668
Median: 65,100	120%	54,720	62,520	70,320	78,120	84,480	90,720	96,960	103,200	109,368	115,618	1,368	1,465	1,758	2,032	2,268	2,502
	140%	63,840	72,940	82,040	91,140	98,560	105,840	113,120	120,400	127,596	134,887	1,596	1,709	2,051	2,371	2,646	2,919
Gilchrist County	30%	12,750	16,020	20,160	24,300	28,440	32,580	36,730	40,100	Refer to HUD		318	359	504	659	814	960
(Gainesville MSA)	50%	21,250	24,300	27,350	30,350	32,800	35,250	37,650	40,100	42,490	44,918	531	569	683	789	881	971
	80%	34,000	38,850	43,700	48,550	52,450	56,350	60,250	64,100	67,984	71,869	850	910	1,092	1,262	1,408	1,554
Median: 59,700	120%	51,000	58,320	65,640	72,840	78,720	84,600	90,360	96,240	101,976	107,803	1,275	1,366	1,641	1,894	2,115	2,332
	140%	59,500	68,040	76,580	84,980	91,840	98,700	105,420	112,280	118,972	125,770	1,487	1,594	1,914	2,210	2,467	2,721
Glades County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 38,300	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Gulf County	30%	11,880	16,020	20,160	22,850	24,700	26,550	28,350	30,200	Refer to HUD		297	348	504	594	663	731
	50%	16,000	18,300	20,600	22,850	24,700	26,550	28,350	30,200	31,990	33,818	400	428	515	594	663	731
	80%	25,650	29,300	32,950	36,600	39,550	42,500	45,400	48,350	51,184	54,109	641	686	823	951	1,062	1,171
Median: 45,700	120%	38,400	43,920	49,440	54,840	59,280	63,720	68,040	72,480	76,776	81,163	960	1,029	1,236	1,426	1,593	1,756
	140%	44,800	51,240	57,680	63,980	69,160	74,340	79,380	84,560	89,572	94,690	1,120	1,200	1,442	1,664	1,858	2,049
Hamilton County	30%	11,880	16,020	20,160	24,250	26,200	28,150	30,100	32,050	Refer to HUD		297	348	504	630	703	776
	50%	17,000	19,400	21,850	24,250	26,200	28,150	30,100	32,050	33,950	35,890	425	455	546	630	703	776
	80%	27,200	31,050	34,950	38,800	41,950	45,050	48,150	51,250	54,320	57,424	680	728	873	1,009	1,126	1,242
Median: 47,500	120%	40,800	46,560	52,440	58,200	62,880	67,560	72,240	76,920	81,480	86,136	1,020	1,092	1,311	1,513	1,689	1,864
	140%	47,600	54,320	61,180	67,900	73,360	78,820	84,280	89,740	95,060	100,492	1,190	1,274	1,529	1,765	1,970	2,175
Hardee County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 41,900	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035

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2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
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County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Hendry County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 41,700	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Hernando County	30%	12,450	16,020	20,160	24,300	28,440	32,580	36,730	39,100	Refer to HUD		311	355	504	659	814	947
(Tampa-St.Petersburg-	50%	20,750	23,700	26,650	29,600	32,000	34,350	36,750	39,100	41,440	43,808	518	555	666	770	858	948
Clearwater MSA)	80%	33,150	37,900	42,650	47,350	51,150	54,950	58,750	62,550	66,304	70,093	828	888	1,066	1,231	1,373	1,516
Median: 59,200	120%	49,800	56,880	63,960	71,040	76,800	82,440	88,200	93,840	99,456	105,139	1,245	1,333	1,599	1,848	2,061	2,275
	140%	58,100	66,360	74,620	82,880	89,600	96,180	102,900	109,480	116,032	122,662	1,452	1,555	1,865	2,156	2,404	2,654
Highlands County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 43,300	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Hillsborough County	30%	12,450	16,020	20,160	24,300	28,440	32,580	36,730	39,100	Refer to HUD		311	355	504	659	814	947
(Tampa-St.Petersburg-	50%	20,750	23,700	26,650	29,600	32,000	34,350	36,750	39,100	41,440	43,808	518	555	666	770	858	948
Clearwater MSA)	80%	33,150	37,900	42,650	47,350	51,150	54,950	58,750	62,550	66,304	70,093	828	888	1,066	1,231	1,373	1,516
Median: 59,200	120%	49,800	56,880	63,960	71,040	76,800	82,440	88,200	93,840	99,456	105,139	1,245	1,333	1,599	1,848	2,061	2,275
	140%	58,100	66,360	74,620	82,880	89,600	96,180	102,900	109,480	116,032	122,662	1,452	1,555	1,865	2,156	2,404	2,654
Holmes County	30%	11,880	16,020	20,160	23,450	25,350	27,250	29,100	31,000	Refer to HUD		297	348	504	610	681	751
	50%	16,450	18,800	21,150	23,450	25,350	27,250	29,100	31,000	32,830	34,706	411	440	528	610	681	751
	80%	26,250	30,000	33,750	37,500	40,500	43,500	46,500	49,500	52,528	55,530	656	703	843	975	1,087	1,200
Median: 46,900	120%	39,480	45,120	50,760	56,280	60,840	65,400	69,840	74,400	78,792	83,294	987	1,057	1,269	1,464	1,635	1,803
	140%	46,060	52,640	59,220	65,660	70,980	76,300	81,480	86,800	91,924	97,177	1,151	1,233	1,480	1,708	1,907	2,103
Indian River County	30%	11,880	16,020	20,160	24,300	28,440	32,000	34,200	36,400	Refer to HUD		297	348	504	659	800	882
(Sebastian-Vero Beach MSA)	50%	19,300	22,050	24,800	27,550	29,800	32,000	34,200	36,400	38,570	40,774	482	516	620	716	800	882
	80%	30,900	35,300	39,700	44,100	47,650	51,200	54,700	58,250	61,712	65,238	772	827	992	1,146	1,280	1,411
Median: 52,800	120%	46,320	52,920	59,520	66,120	71,520	76,800	82,080	87,360	92,568	97,858	1,158	1,240	1,488	1,720	1,920	2,118
	140%	54,040	61,740	69,440	77,140	83,440	89,600	95,760	101,920	107,996	114,167	1,351	1,447	1,736	2,007	2,240	2,471

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2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
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County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Jackson County	30%	11,880	16,020	20,160	24,300	28,100	30,200	32,250	34,350	Refer to HUD		297	348	504	655	755	832
	50%	18,200	20,800	23,400	26,000	28,100	30,200	32,250	34,350	36,400	38,480	455	487	585	676	755	832
	80%	29,150	33,300	37,450	41,600	44,950	48,300	51,600	54,950	58,240	61,568	728	780	936	1,081	1,207	1,331
Median: 49,300	120%	43,680	49,920	56,160	62,400	67,440	72,480	77,400	82,440	87,360	92,352	1,092	1,170	1,404	1,623	1,812	1,998
	140%	50,960	58,240	65,520	72,800	78,680	84,560	90,300	96,180	101,920	107,744	1,274	1,365	1,638	1,893	2,114	2,331
Jefferson County	30%	13,700	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		342	371	504	659	814	970
(Tallahassee MSA)	50%	22,800	26,050	29,300	32,550	35,200	37,800	40,400	43,000	45,570	48,174	570	610	732	846	945	1,042
	80%	36,500	41,700	46,900	52,100	56,300	60,450	64,650	68,800	72,912	77,078	912	977	1,172	1,355	1,511	1,668
Median: 65,100	120%	54,720	62,520	70,320	78,120	84,480	90,720	96,960	103,200	109,368	115,618	1,368	1,465	1,758	2,032	2,268	2,502
	140%	63,840	72,940	82,040	91,140	98,560	105,840	113,120	120,400	127,596	134,887	1,596	1,709	2,051	2,371	2,646	2,919
Lafayette County	30%	11,880	16,020	20,160	24,300	28,440	31,350	33,500	35,650	Refer to HUD		297	348	504	659	783	864
	50%	18,900	21,600	24,300	27,000	29,200	31,350	33,500	35,650	37,800	39,960	472	506	607	702	783	864
	80%	30,250	34,600	38,900	43,200	46,700	50,150	53,600	57,050	60,480	63,936	756	810	972	1,123	1,253	1,383
Median: 54,000	120%	45,360	51,840	58,320	64,800	70,080	75,240	80,400	85,560	90,720	95,904	1,134	1,215	1,458	1,686	1,881	2,074
	140%	52,920	60,480	68,040	75,600	81,760	87,780	93,800	99,820	105,840	111,888	1,323	1,417	1,701	1,967	2,194	2,420
Lake County	30%	12,300	16,020	20,160	24,300	28,440	32,580	36,300	38,650	Refer to HUD		307	354	504	659	814	936
(Orlando-Kissimmee-	50%	20,500	23,400	26,350	29,250	31,600	33,950	36,300	38,650	40,950	43,290	512	548	658	760	848	936
Sanford MSA)	80%	32,800	37,450	42,150	46,800	50,550	54,300	58,050	61,800	65,520	69,264	820	878	1,053	1,216	1,357	1,498
Median: 57,800	120%	49,200	56,160	63,240	70,200	75,840	81,480	87,120	92,760	98,280	103,896	1,230	1,317	1,581	1,825	2,037	2,248
	140%	57,400	65,520	73,780	81,900	88,480	95,060	101,640	108,220	114,660	121,212	1,435	1,536	1,844	2,129	2,376	2,623
Lee County	30%	11,880	16,020	20,160	24,300	28,440	32,580	35,000	37,250	Refer to HUD		297	348	504	659	814	903
(Cape Coral-Fort Myers MSA)	50%	19,750	22,600	25,400	28,200	30,500	32,750	35,000	37,250	39,480	41,736	493	529	635	733	818	903
	80%	31,600	36,100	40,600	45,100	48,750	52,350	55,950	59,550	63,168	66,778	790	846	1,015	1,173	1,308	1,443
Median: 56,400	120%	47,400	54,240	60,960	67,680	73,200	78,600	84,000	89,400	94,752	100,166	1,185	1,270	1,524	1,761	1,965	2,167
	140%	55,300	63,280	71,120	78,960	85,400	91,700	98,000	104,300	110,544	116,861	1,382	1,482	1,778	2,054	2,292	2,528
Leon County	30%	13,700	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		342	371	504	659	814	970
(Tallahassee HMFA;	50%	22,800	26,050	29,300	32,550	35,200	37,800	40,400	43,000	45,570	48,174	570	610	732	846	945	1,042
Tallahassee MSA)	80%	36,500	41,700	46,900	52,100	56,300	60,450	64,650	68,800	72,912	77,078	912	977	1,172	1,355	1,511	1,668
Median: 65,100	120%	54,720	62,520	70,320	78,120	84,480	90,720	96,960	103,200	109,368	115,618	1,368	1,465	1,758	2,032	2,268	2,502
	140%	63,840	72,940	82,040	91,140	98,560	105,840	113,120	120,400	127,596	134,887	1,596	1,709	2,051	2,371	2,646	2,919

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2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Levy County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 42,400	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Liberty County	30%	11,880	16,020	20,160	24,300	28,440	31,300	33,450	35,600	Refer to HUD		297	348	504	659	782	863
	50%	18,900	21,600	24,300	26,950	29,150	31,300	33,450	35,600	37,730	39,886	472	506	607	701	782	863
	80%	30,200	34,500	38,800	43,100	46,550	50,000	53,450	56,900	60,368	63,818	755	808	970	1,120	1,250	1,379
Median: 53,600	120%	45,360	51,840	58,320	64,680	69,960	75,120	80,280	85,440	90,552	95,726	1,134	1,215	1,458	1,683	1,878	2,071
	140%	52,920	60,480	68,040	75,460	81,620	87,640	93,660	99,680	105,644	111,681	1,323	1,417	1,701	1,963	2,191	2,416
Madison County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 41,600	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Manatee County	30%	13,000	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		325	362	504	659	814	970
(North Port-Bradenton-	50%	21,700	24,800	27,900	30,950	33,450	35,950	38,400	40,900	43,330	45,806	542	581	697	805	898	991
Sarasota MSA)	80%	34,650	39,600	44,550	49,500	53,500	57,450	61,400	65,350	69,328	73,290	866	928	1,113	1,287	1,436	1,584
Median: 61,900	120%	52,080	59,520	66,960	74,280	80,280	86,280	92,160	98,160	103,992	109,934	1,302	1,395	1,674	1,932	2,157	2,379
	140%	60,760	69,440	78,120	86,660	93,660	100,660	107,520	114,520	121,324	128,257	1,519	1,627	1,953	2,254	2,516	2,775
Marion County	30%	11,880	16,020	20,160	23,750	25,650	27,550	29,450	31,350	Refer to HUD		297	348	504	617	688	760
(Ocala MSA)	50%	16,650	19,000	21,400	23,750	25,650	27,550	29,450	31,350	33,250	35,150	416	445	535	617	688	760
	80%	26,600	30,400	34,200	38,000	41,050	44,100	47,150	50,200	53,200	56,240	665	712	855	988	1,102	1,216
Median: 47,500	120%	39,960	45,600	51,360	57,000	61,560	66,120	70,680	75,240	79,800	84,360	999	1,069	1,284	1,482	1,653	1,824
	140%	46,620	53,200	59,920	66,500	71,820	77,140	82,460	87,780	93,100	98,420	1,165	1,247	1,498	1,729	1,928	2,128
Martin County	30%	11,880	16,020	20,160	24,300	28,440	32,580	34,950	37,200	Refer to HUD		297	348	504	659	814	901
(Port Saint Lucie MSA)	50%	19,750	22,550	25,350	28,150	30,450	32,700	34,950	37,200	39,410	41,662	493	528	633	732	817	901
	80%	31,550	36,050	40,550	45,050	48,700	52,300	55,900	59,500	63,056	66,659	788	845	1,013	1,171	1,307	1,442
Median: 56,300	120%	47,400	54,120	60,840	67,560	73,080	78,480	83,880	89,280	94,584	99,989	1,185	1,269	1,521	1,758	1,962	2,164
	140%	55,300	63,140	70,980	78,820	85,260	91,560	97,860	104,160	110,348	116,654	1,382	1,480	1,774	2,051	2,289	2,525

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2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP Program

| County (Metro) | Percentage Category | Income Limit by Number of Persons in Household | | | | | | | | | | Rent Limit by Number of Bedrooms in Unit | | | | | |
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Miami-Dade County	30%	14,950	17,050	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		373	400	504	659	814	970
(Miami-Miami Bch-Kendall HMFA;	50%	24,850	28,400	31,950	35,500	38,350	41,200	44,050	46,900	49,700	52,540	621	665	798	923	1,030	1,136
Miami-Ft. Lauderdale-Pompano Bch	80%	39,800	45,450	51,150	56,800	61,350	65,900	70,450	75,000	79,520	84,064	995	1,065	1,278	1,476	1,647	1,818
Median: 48,100	120%	59,640	68,160	76,680	85,200	92,040	98,880	105,720	112,560	119,280	126,096	1,491	1,597	1,917	2,215	2,472	2,728
	140%	69,580	79,520	89,460	99,400	107,380	115,360	123,340	131,320	139,160	147,112	1,739	1,863	2,236	2,584	2,884	3,183
Monroe County	30%	18,050	20,600	23,200	25,750	28,440	32,580	36,730	40,890	Refer to HUD		451	483	580	677	814	970
	50%	30,100	34,400	38,700	42,950	46,400	49,850	53,300	56,700	60,130	63,566	752	806	967	1,116	1,246	1,375
	80%	48,100	55,000	61,850	68,700	74,200	79,700	85,200	90,700	96,208	101,706	1,202	1,288	1,546	1,786	1,992	2,198
Median: 72,500	120%	72,240	82,560	92,880	103,080	111,360	119,640	127,920	136,080	144,312	152,558	1,806	1,935	2,322	2,680	2,991	3,300
	140%	84,280	96,320	108,360	120,260	129,920	139,580	149,240	158,760	168,364	177,985	2,107	2,257	2,709	3,127	3,489	3,850
Nassau County	30%	13,650	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		341	370	504	659	814	970
(Jacksonville MSA)	50%	22,750	26,000	29,250	32,450	35,050	37,650	40,250	42,850	45,430	48,026	568	609	731	843	941	1,038
	80%	36,350	41,550	46,750	51,900	56,100	60,250	64,400	68,550	72,688	76,842	908	973	1,168	1,350	1,506	1,661
Median: 64,900	120%	54,600	62,400	70,200	77,880	84,120	90,360	96,600	102,840	109,032	115,262	1,365	1,462	1,755	2,025	2,259	2,493
	140%	63,700	72,800	81,900	90,860	98,140	105,420	112,700	119,980	127,204	134,473	1,592	1,706	2,047	2,362	2,635	2,908
Okaloosa County	30%	13,400	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		335	367	504	659	814	970
(Crestview-Fort Walton Beach-	50%	22,300	25,500	28,700	31,850	34,400	36,950	39,500	42,050	44,590	47,138	557	597	717	828	923	1,019
Destin MSA)	80%	35,700	40,800	45,900	50,950	55,050	59,150	63,200	67,300	71,344	75,421	892	956	1,147	1,325	1,478	1,631
Median: 63,700	120%	53,520	61,200	68,880	76,440	82,560	88,680	94,800	100,920	107,016	113,131	1,338	1,434	1,722	1,987	2,217	2,446
	140%	62,440	71,400	80,360	89,180	96,320	103,460	110,600	117,740	124,852	131,986	1,561	1,673	2,009	2,318	2,586	2,854
Okeechobee County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 44,300	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Orange County	30%	12,300	16,020	20,160	24,300	28,440	32,580	36,300	38,650	Refer to HUD		307	354	504	659	814	936
(Orlando-Kissimmee-	50%	20,500	23,400	26,350	29,250	31,600	33,950	36,300	38,650	40,950	43,290	512	548	658	760	848	936
Sanford MSA)	80%	32,800	37,450	42,150	46,800	50,550	54,300	58,050	61,800	65,520	69,264	820	878	1,053	1,216	1,357	1,498
Median: 57,800	120%	49,200	56,160	63,240	70,200	75,840	81,480	87,120	92,760	98,280	103,896	1,230	1,317	1,581	1,825	2,037	2,248
	140%	57,400	65,520	73,780	81,900	88,480	95,060	101,640	108,220	114,660	121,212	1,435	1,536	1,844	2,129	2,376	2,623

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2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Osceola County	30%	12,300	16,020	20,160	24,300	28,440	32,580	36,300	38,650	Refer to HUD		307	354	504	659	814	936
(Orlando-Kissimmee-	50%	20,500	23,400	26,350	29,250	31,600	33,950	36,300	38,650	40,950	43,290	512	548	658	760	848	936
Sanford MSA)	80%	32,800	37,450	42,150	46,800	50,550	54,300	58,050	61,800	65,520	69,264	820	878	1,053	1,216	1,357	1,498
Median: 57,800	120%	49,200	56,160	63,240	70,200	75,840	81,480	87,120	92,760	98,280	103,896	1,230	1,317	1,581	1,825	2,037	2,248
	140%	57,400	65,520	73,780	81,900	88,480	95,060	101,640	108,220	114,660	121,212	1,435	1,536	1,844	2,129	2,376	2,623
Palm Beach County	30%	14,150	16,150	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		353	378	504	659	814	970
(W Palm Bch-Boca Raton HMFA;	50%	23,550	26,900	30,250	33,600	36,300	39,000	41,700	44,400	47,040	49,728	588	630	756	873	975	1,076
Miami-Ft. Lauderdale-Pompano Bch	80%	37,650	43,000	48,400	53,750	58,050	62,350	66,650	70,950	75,264	79,565	941	1,008	1,210	1,397	1,558	1,720
Median: 65,400	120%	56,520	64,560	72,600	80,640	87,120	93,600	100,080	106,560	112,896	119,347	1,413	1,513	1,815	2,097	2,340	2,583
	140%	65,940	75,320	84,700	94,080	101,640	109,200	116,760	124,320	131,712	139,238	1,648	1,765	2,117	2,446	2,730	3,013
Pasco County	30%	12,450	16,020	20,160	24,300	28,440	32,580	36,730	39,100	Refer to HUD		311	355	504	659	814	947
(Tampa-St.Petersburg-	50%	20,750	23,700	26,650	29,600	32,000	34,350	36,750	39,100	41,440	43,808	518	555	666	770	858	948
Clearwater MSA)	80%	33,150	37,900	42,650	47,350	51,150	54,950	58,750	62,550	66,304	70,093	828	888	1,066	1,231	1,373	1,516
Median: 59,200	120%	49,800	56,880	63,960	71,040	76,800	82,440	88,200	93,840	99,456	105,139	1,245	1,333	1,599	1,848	2,061	2,275
	140%	58,100	66,360	74,620	82,880	89,600	96,180	102,900	109,480	116,032	122,662	1,452	1,555	1,865	2,156	2,404	2,654
Pinellas County	30%	12,450	16,020	20,160	24,300	28,440	32,580	36,730	39,100	Refer to HUD		311	355	504	659	814	947
(Tampa-St.Petersburg-	50%	20,750	23,700	26,650	29,600	32,000	34,350	36,750	39,100	41,440	43,808	518	555	666	770	858	948
Clearwater MSA)	80%	33,150	37,900	42,650	47,350	51,150	54,950	58,750	62,550	66,304	70,093	828	888	1,066	1,231	1,373	1,516
Median: 59,200	120%	49,800	56,880	63,960	71,040	76,800	82,440	88,200	93,840	99,456	105,139	1,245	1,333	1,599	1,848	2,061	2,275
	140%	58,100	66,360	74,620	82,880	89,600	96,180	102,900	109,480	116,032	122,662	1,452	1,555	1,865	2,156	2,404	2,654
Polk County	30%	11,880	16,020	20,160	24,300	28,350	30,450	32,550	34,650	Refer to HUD		297	348	504	658	761	840
(Lakeland-Winter Haven MSA)	50%	18,400	21,000	23,650	26,250	28,350	30,450	32,550	34,650	36,750	38,850	460	492	591	682	761	840
	80%	29,400	33,600	37,800	42,000	45,400	48,750	52,100	55,450	58,800	62,160	735	787	945	1,092	1,218	1,344
Median: 51,800	120%	44,160	50,400	56,760	63,000	68,040	73,080	78,120	83,160	88,200	93,240	1,104	1,182	1,419	1,638	1,827	2,016
	140%	51,520	58,800	66,220	73,500	79,380	85,260	91,140	97,020	102,900	108,780	1,288	1,379	1,655	1,911	2,131	2,352
Putnam County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 44,500	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035

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2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Saint Johns County	30%	13,650	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		341	370	504	659	814	970
(Jacksonville MSA)	50%	22,750	26,000	29,250	32,450	35,050	37,650	40,250	42,850	45,430	48,026	568	609	731	843	941	1,038
	80%	36,350	41,550	46,750	51,900	56,100	60,250	64,400	68,550	72,688	76,842	908	973	1,168	1,350	1,506	1,661
Median: 64,900	120%	54,600	62,400	70,200	77,880	84,120	90,360	96,600	102,840	109,032	115,262	1,365	1,462	1,755	2,025	2,259	2,493
	140%	63,700	72,800	81,900	90,860	98,140	105,420	112,700	119,980	127,204	134,473	1,592	1,706	2,047	2,362	2,635	2,908
Saint Lucie County	30%	11,880	16,020	20,160	24,300	28,440	32,580	34,950	37,200	Refer to HUD		297	348	504	659	814	901
(Port Saint Lucie MSA)	50%	19,750	22,550	25,350	28,150	30,450	32,700	34,950	37,200	39,410	41,662	493	528	633	732	817	901
	80%	31,550	36,050	40,550	45,050	48,700	52,300	55,900	59,500	63,056	66,659	788	845	1,013	1,171	1,307	1,442
Median: 56,300	120%	47,400	54,120	60,840	67,560	73,080	78,480	83,880	89,280	94,584	99,989	1,185	1,269	1,521	1,758	1,962	2,164
	140%	55,300	63,140	70,980	78,820	85,260	91,560	97,860	104,160	110,348	116,654	1,382	1,480	1,774	2,051	2,289	2,525
Santa Rosa County	30%	12,550	16,020	20,160	24,300	28,440	32,580	36,730	39,350	Refer to HUD		313	357	504	659	814	951
(Pensacola-Ferry Pass-	50%	20,900	23,850	26,850	29,800	32,200	34,600	37,000	39,350	41,720	44,104	522	559	671	775	865	954
Brent MSA)	80%	33,400	38,200	42,950	47,700	51,550	55,350	59,150	63,000	66,752	70,566	835	895	1,073	1,240	1,383	1,526
Median: 59,600	120%	50,160	57,240	64,440	71,520	77,280	83,040	88,800	94,440	100,128	105,850	1,254	1,342	1,611	1,860	2,076	2,290
	140%	58,520	66,780	75,180	83,440	90,160	96,880	103,600	110,180	116,816	123,491	1,463	1,566	1,879	2,170	2,422	2,672
Sarasota County	30%	13,000	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		325	362	504	659	814	970
(North Port-Bradenton-	50%	21,700	24,800	27,900	30,950	33,450	35,950	38,400	40,900	43,330	45,806	542	581	697	805	898	991
Sarasota MSA)	80%	34,650	39,600	44,550	49,500	53,500	57,450	61,400	65,350	69,328	73,290	866	928	1,113	1,287	1,436	1,584
Median: 61,900	120%	52,080	59,520	66,960	74,280	80,280	86,280	92,160	98,160	103,992	109,934	1,302	1,395	1,674	1,932	2,157	2,379
	140%	60,760	69,440	78,120	86,660	93,660	100,660	107,520	114,520	121,324	128,257	1,519	1,627	1,953	2,254	2,516	2,775
Seminole County	30%	12,300	16,020	20,160	24,300	28,440	32,580	36,300	38,650	Refer to HUD		307	354	504	659	814	936
(Orlando-Kissimmee-	50%	20,500	23,400	26,350	29,250	31,600	33,950	36,300	38,650	40,950	43,290	512	548	658	760	848	936
Sanford MSA)	80%	32,800	37,450	42,150	46,800	50,550	54,300	58,050	61,800	65,520	69,264	820	878	1,053	1,216	1,357	1,498
Median: 57,800	120%	49,200	56,160	63,240	70,200	75,840	81,480	87,120	92,760	98,280	103,896	1,230	1,317	1,581	1,825	2,037	2,248
	140%	57,400	65,520	73,780	81,900	88,480	95,060	101,640	108,220	114,660	121,212	1,435	1,536	1,844	2,129	2,376	2,623
Sumter County	30%	12,500	16,020	20,160	24,300	28,440	32,580	36,730	39,300	Refer to HUD		312	356	504	659	814	950
	50%	20,850	23,800	26,800	29,750	32,150	34,550	36,900	39,300	41,650	44,030	521	558	670	773	863	952
	80%	33,350	38,100	42,850	47,600	51,450	55,250	59,050	62,850	66,640	70,448	833	893	1,071	1,238	1,381	1,523
Median: 62,100	120%	50,040	57,120	64,320	71,400	77,160	82,920	88,560	94,320	99,960	105,672	1,251	1,339	1,608	1,857	2,073	2,286
	140%	58,380	66,640	75,040	83,300	90,020	96,740	103,320	110,040	116,620	123,284	1,459	1,562	1,876	2,166	2,418	2,667

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2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Suwannee County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 44,900	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Taylor County	30%	11,880	16,020	20,160	22,700	24,550	26,350	28,150	30,000	Refer to HUD		297	348	504	590	658	726
	50%	15,900	18,200	20,450	22,700	24,550	26,350	28,150	30,000	31,780	33,596	397	426	511	590	658	726
	80%	25,450	29,050	32,700	36,300	39,250	42,150	45,050	47,950	50,848	53,754	636	681	817	944	1,053	1,162
Median: 43,800	120%	38,160	43,680	49,080	54,480	58,920	63,240	67,560	72,000	76,272	80,630	954	1,023	1,227	1,417	1,581	1,744
	140%	44,520	50,960	57,260	63,560	68,740	73,780	78,820	84,000	88,984	94,069	1,113	1,193	1,431	1,653	1,844	2,035
Union County	30%	11,880	16,020	20,160	24,300	28,440	30,650	32,750	34,850	Refer to HUD		297	348	504	659	766	845
	50%	18,500	21,150	23,800	26,400	28,550	30,650	32,750	34,850	36,960	39,072	462	495	595	686	766	845
	80%	29,600	33,800	38,050	42,250	45,650	49,050	52,400	55,800	59,136	62,515	740	792	951	1,098	1,226	1,352
Median: 49,600	120%	44,400	50,760	57,120	63,360	68,520	73,560	78,600	83,640	88,704	93,773	1,110	1,189	1,428	1,648	1,839	2,028
	140%	51,800	59,220	66,640	73,920	79,940	85,820	91,700	97,580	103,488	109,402	1,295	1,387	1,666	1,923	2,145	2,366
Volusia County	30%	11,880	16,020	20,160	24,300	28,200	30,300	32,400	34,500	Refer to HUD		297	348	504	656	757	836
(Deltona-Daytona Beach-	50%	18,300	20,900	23,500	26,100	28,200	30,300	32,400	34,500	36,540	38,628	457	490	587	678	757	836
Ormond Beach MSA)	80%	29,250	33,400	37,600	41,750	45,100	48,450	51,800	55,150	58,464	61,805	731	783	940	1,085	1,211	1,336
Median: 51,400	120%	43,920	50,160	56,400	62,640	67,680	72,720	77,760	82,800	87,696	92,707	1,098	1,176	1,410	1,629	1,818	2,007
	140%	51,240	58,520	65,800	73,080	78,960	84,840	90,720	96,600	102,312	108,158	1,281	1,372	1,645	1,900	2,121	2,341
Wakulla County	30%	13,100	16,020	20,160	24,300	28,440	32,580	36,730	40,890	Refer to HUD		327	364	504	659	814	970
(Wakulla County HMFA;	50%	21,750	24,850	27,950	31,050	33,550	36,050	38,550	41,000	43,470	45,954	543	582	698	807	901	994
Tallahassee MSA)	80%	34,800	39,800	44,750	49,700	53,700	57,700	61,650	65,650	69,552	73,526	870	932	1,118	1,292	1,442	1,591
Median: 61,500	120%	52,200	59,640	67,080	74,520	80,520	86,520	92,520	98,400	104,328	110,290	1,305	1,398	1,677	1,938	2,163	2,386
	140%	60,900	69,580	78,260	86,940	93,940	100,940	107,940	114,800	121,716	128,671	1,522	1,631	1,956	2,261	2,523	2,784
Walton County	30%	12,200	16,020	20,160	24,300	28,440	32,580	36,000	38,300	Refer to HUD		305	352	504	659	814	928
	50%	20,300	23,200	26,100	29,000	31,350	33,650	36,000	38,300	40,600	42,920	507	543	652	754	841	928
	80%	32,500	37,150	41,800	46,400	50,150	53,850	57,550	61,250	64,960	68,672	812	870	1,045	1,206	1,346	1,485
Median: 58,000	120%	48,720	55,680	62,640	69,600	75,240	80,760	86,400	91,920	97,440	103,008	1,218	1,305	1,566	1,810	2,019	2,229
	140%	56,840	64,960	73,080	81,200	87,780	94,220	100,800	107,240	113,680	120,176	1,421	1,522	1,827	2,112	2,355	2,600

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County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5
Washington County	30%	11,880	16,020	20,160	23,150	25,050	26,900	28,750	30,600	Refer to HUD		297	348	504	602	672	741
	50%	16,250	18,550	20,850	23,150	25,050	26,900	28,750	30,600	32,410	34,262	406	435	521	602	672	741
	80%	25,950	29,650	33,350	37,050	40,050	43,000	45,950	48,950	51,856	54,819	648	695	833	963	1,075	1,186
Median: 46,300	120%	39,000	44,520	50,040	55,560	60,120	64,560	69,000	73,440	77,784	82,229	975	1,044	1,251	1,446	1,614	1,780
	140%	45,500	51,940	58,380	64,820	70,140	75,320	80,500	85,680	90,748	95,934	1,137	1,218	1,459	1,687	1,883	2,077

Florida Housing Finance Corporation (FHFC) income and rent limits are based upon figures provided by the United States Department of Housing and Urban Development (HUD) and are subject to change. Updated schedules will be provided when changes occur.

2016 Income Limits and Rent Limits
Florida Housing Finance Corporation
SHIP Program

County (Metro)	Percentage Category	Income Limit by Number of Persons in Household										Rent Limit by Number of Bedrooms in Unit					
		1	2	3	4	5	6	7	8	9	10	0	1	2	3	4	5

Due to the extremely low income definition changes for HUD, the typical family size adjustments are no longer sufficient to determine the level of extremely low income limits. The poverty guidelines have fixed dollar amount adjustments between household sizes. Therefore, the actual amounts shown for 1-to 8-person families will not necessarily follow the typical percentages. For families with more than 8 persons, HUD has developed a tool that should be used to calculate the extremely low income limit: http://www.huduser.org/portal/datasets/il/il16/index.html.

Please use the FY 2016 Income Limits Documentation system, pick the area in question, and select "Click Here" under the label "Extremely Low-Income Limits." Near the bottom of the explanations, there is a drop down box to select the number of household members needed (from 9 to 20).

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