

Rent & Income Limit Calculator

Program and Location Information			
Affordable Housing Program	IRC Section 42 Low-Income Housing Tax Credit (LIHTC)	Year	2024 effective(04/01/24)
MSA	Pascagoula, MS HUD Metro FMR Area	County	Jackson County
State	MISSISSIPPI	Persons / Bedroom	1.5 Person/Bedroom
National Non-Metropolitan Median Income	\$ 77,400	4-person AMI	\$ 79,500
Placed in Service Date	05/02/2024 (Placed in Service date is within the 45 day grace period and highest eligible limits are shown)		
Date of Allocation	05/02/2024		
Hold Harmless	You have indicated that your project was placed in service on or after 05/02/2024 and is therefore eligible to have its income and rent limit held harmless beginning with the 2024 limits.		

LIHTC Income Limits for 2024 (Based on 2024 MTSP Income Limits)				
People	60%	50%	80%	140.00%
1 Person	\$33,420	\$27,850	\$44,560	\$46,788
2 Person	\$38,160	\$31,800	\$50,880	\$53,424
3 Person	\$42,960	\$35,800	\$57,280	\$60,144
4 Person	\$47,700	\$39,750	\$63,600	\$66,780
5 Person	\$51,540	\$42,950	\$68,720	\$72,156
6 Person	\$55,380	\$46,150	\$73,840	\$77,532
7 Person	\$59,160	\$49,300	\$78,880	\$82,824
8 Person	\$63,000	\$52,500	\$84,000	\$88,200
9 Person	\$66,780	\$55,650	\$89,040	\$93,492
10 Person	\$70,620	\$58,850	\$94,160	\$98,868

LIHTC Rent Limits for 2024 (Based on 2024 MTSP/VLI Income Limits)						
Bedrooms (People)	60%	50%	80%	FMR	HOME Low Rent	HOME High Rent
Efficiency (1.0)	\$835	\$696	\$1,114	\$835	\$696	\$835
1 Bedroom(1.5)	\$894	\$745	\$1,193	\$957	\$745	\$950
2 Bedroom(3.0)	\$1,074	\$895	\$1,432	\$1,077	\$895	\$1,077
3 Bedroom(4.5)	\$1,240	\$1,033	\$1,654	\$1,438	\$1,033	\$1,310
4 Bedroom(6.0)	\$1,384	\$1,153	\$1,846	\$1,828	\$1,153	\$1,443
5 Bedroom(7.5)	\$1,527	\$1,272	\$2,036		\$1,272	\$1,573

HOME Income Limits for 2024				
People	30%	50%	60%	80%
1 Person	\$16,700	\$27,850	\$33,420	\$44,550
2 Person	\$19,100	\$31,800	\$38,160	\$50,900
3 Person	\$21,500	\$35,800	\$42,960	\$57,250
4 Person	\$23,850	\$39,750	\$47,700	\$63,600
5 Person	\$25,800	\$42,950	\$51,540	\$68,700
6 Person	\$27,700	\$46,150	\$55,380	\$73,800
7 Person	\$29,600	\$49,300	\$59,160	\$78,900
8 Person	\$31,500	\$52,500	\$63,000	\$84,000

MTSP		Section 8		
People	MTSP 50%	Extremely Low	Very Low	Low
1 Person	\$27,850	\$16,700	\$27,850	\$44,550
2 Person	\$31,800	\$20,440	\$31,800	\$50,900
3 Person	\$35,800	\$25,820	\$35,800	\$57,250
4 Person	\$39,750	\$31,200	\$39,750	\$63,600
5 Person	\$42,950	\$36,580	\$42,950	\$68,700
6 Person	\$46,150	\$41,960	\$46,150	\$73,800
7 Person	\$49,300	\$47,340	\$49,300	\$78,900
8 Person	\$52,500	\$52,500	\$52,500	\$84,000
9 Person	\$55,650	NA	\$55,650	\$89,050
10 Person	\$58,850	NA	\$58,850	\$94,150

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