

Site: Cooper Creek Heights **City:** Mocksville **County:** Davie County **Area:** Winston-Salem, NC HUD Metro FMR Area **State:** NC

MTSP Date: 04/18/2022

Rent Charged Date: 07/01/2022

PHA Date: 01/01/2023

Maximum Income Limits

Size	40%	50%	60%
1	\$22,040	\$27,550	\$32,340
2	\$25,160	\$31,450	\$36,960
3	\$28,320	\$35,400	\$41,580
4	\$31,440	\$39,300	\$46,200
5	\$33,960	\$42,450	\$49,920
6	\$36,480	\$45,600	\$53,640

Maximum Allowable Rental Rates

BRs	40%-Net of PHA UA	50%-Net of PHA UA	60%-Net of PHA UA
1	\$500	\$647	\$776
2	\$597	\$774	\$928
3	\$680	\$884	\$1,064

Rent Charged & Utility Allowances by Floorplan

BRs	Set-Aside	SqFt	Units	Rent Charged	UA	UA Type
1	40	752	2	\$460	\$90	PHA
1	50	752	1	\$598	\$90	PHA
1	60	752	5	\$724	\$90	PHA
2	40	972	6	\$548	\$111	PHA
2	50	972	8	\$712	\$111	PHA
2	60	972	10	\$840	\$111	PHA
3	40	1264	6	\$626	\$137	PHA
3	50	1264	6	\$817	\$137	PHA
3	60	1264	11	\$919	\$137	PHA
3	MKT	1264	1	\$850		

Maximum Occupancy Limits

Maximum occupancy for a 1 bedroom apartment is 2 persons

Maximum occupancy for a 2 bedroom apartment is 4 persons

Maximum occupancy for a 3 bedroom apartment is 6 persons

UA = Utility Allowance; resident utility amounts may vary based on usage, family size, lifestyle, and weather conditions.

IRC Section 42 Income Limits utilize the annual Multifamily Tax Subsidy Project limits.

This institution is an equal opportunity provider and employer and a drug-free workplace.

