

**Site:** Hartford Villas      **City:** Broken Arrow      **County:** Tulsa County      **Area:** Tulsa, OK HUD Metro FMR Area      **State:** OK

**MTSP Date:** 05/15/2023

**Rent Charged Date:** 01/01/2024

**PHA Date:** 11/01/2023

***Maximum Income Limits***

Size	50%	60%
1	\$29,850	\$35,820
2	\$34,100	\$40,920
3	\$38,350	\$46,020
4	\$42,600	\$51,120

***Maximum Allowable Rental Rates***

BRs	50%- Net of PHA UA	60%- Net of PHA UA
1	\$716	\$876
2	\$855	\$1,047

***Rent Charged & Utility Allowances by Floorplan***

BRs	Set- Aside	SqFt	Units	Rent Charged	UA	UA Type
1	50	746	5	\$677	\$83	PHA
1	50	817	10	\$677	\$83	PHA
1	60	746	7	\$761	\$83	PHA
1	60	817	8	\$761	\$83	PHA
2	50	1018	15	\$751	\$103	PHA
2	60	1018	15	\$814	\$103	PHA

**Maximum Occupancy Limits**

Maximum occupancy for a 1 bedroom apartment is 2 persons

Maximum occupancy for a 2 bedroom apartment is 4 persons

Residency at Hartford Villas is limited to households with all members aged 62 or older.

UA = Utility Allowance; resident utility amounts may vary based on usage, household 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.

