

Site: Dunes
Apartments

City: Seminole **County:** Gaines
County

Area: Gaines County,
TX

State: TX

MTSP Date: 04/01/2025

Rent Charged Date: 09/01/2025

HUD Model: 01/01/2026

Maximum Income Limits

Size	30%	50%	60%
1	\$20,250	\$33,750	\$40,500
2	\$23,160	\$38,600	\$46,320
3	\$26,040	\$43,400	\$52,080
4	\$28,920	\$48,200	\$57,840
5	\$31,260	\$52,100	\$62,520
6	\$33,570	\$55,950	\$67,140
7	\$35,880	\$59,800	\$71,760

Maximum Allowable Rental Rates

BRs	30%- Net of HUD Model UA	50%- Net of HUD Model UA	60%- Net of HUD Model UA
2	\$494	\$928	\$1,145
3	\$549	\$1,050	\$1,301

Rent Charged & Utility Allowances by Floorplan

BRs	Set- Aside	SqFt	Units	Rent Charged	UA	UA Type
2	30	972	3	\$395	\$157	HUD Model
2	50	972	5	\$800	\$157	HUD Model
2	60	972	28	\$905	\$157	HUD Model
3	30	1131	2	\$433	\$203	HUD Model
3	50	1131	4	\$900	\$203	HUD Model
3	60	1131	18	\$1,000	\$203	HUD Model

Maximum Occupancy Limits

Maximum occupancy for a 2 bedroom apartment is 5 persons

Maximum occupancy for a 3 bedroom apartment is 7 persons

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.

