

**Site:** Ridgeway Villas at the Legends    **City:** Raymore    **County:** Cass County    **Area:** Kansas City, MO-KS HUD Metro FMR Area    **State:** MO

**MTSP Date:** 04/01/2025

**Rent Charged Date:** 08/15/2025

**PHA Date:** 10/13/2025

***Maximum Income Limits***

| Size | 50%      | 60%      |
|------|----------|----------|
| 1    | \$39,000 | \$46,800 |
| 2    | \$44,600 | \$53,520 |
| 3    | \$50,150 | \$60,180 |
| 4    | \$55,700 | \$66,840 |
| 5    | \$60,200 | \$72,240 |
| 6    | \$64,650 | \$77,580 |

***Maximum Allowable Rental Rates***

|     | 50%-<br>Net<br>of<br>PHA<br>UA | 60%-<br>Net<br>of<br>PHA<br>UA |
|-----|--------------------------------|--------------------------------|
| BRs |                                |                                |
| 2   | \$1,020                        | \$1,271                        |
| 3   | \$1,171                        | \$1,461                        |

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

| BRs | Set-<br>Aside | SqFt | Units | Rent<br>Charged | UA    | UA<br>Type |
|-----|---------------|------|-------|-----------------|-------|------------|
| 2   | 50            | 1415 | 1     | \$770           | \$233 | PHA        |
| 2   | 50            | 1416 | 1     | \$770           | \$233 | PHA        |
| 2   | 60            | 1416 | 12    | \$1,000         | \$233 | PHA        |
| 3   | 50            | 1623 | 6     | \$825           | \$277 | PHA        |
| 3   | 50            | 1625 | 6     | \$825           | \$277 | PHA        |
| 3   | 60            | 1623 | 4     | \$1,100         | \$277 | PHA        |
| 3   | 60            | 1625 | 26    | \$1,100         | \$277 | PHA        |

**Maximum Occupancy Limits**

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, 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.

