

Site: Waverly
Park**City:** Jackson**County:** Hinds
County**Area:** Jackson, MS HUD Metro
FMR Area**State:** MS**MTSP Date:** 04/01/2025**Rent Charged Date:** 01/12/2026**PHA Date:** 12/15/2025***Maximum Income Limits***

Size	50%	60%
1	\$31,200	\$37,440
2	\$35,650	\$42,780
3	\$40,100	\$48,120
4	\$44,550	\$53,460
5	\$48,150	\$57,780
6	\$51,700	\$62,040

Maximum Allowable Rental Rates

BRs	50%- Net of PHA UA	60%- Net of PHA UA
1	\$620	\$787
2	\$733	\$934
3	\$839	\$1,071

Rent Charged & Utility Allowances by Floorplan

BRs	Set- Aside	SqFt	Units	Rent Charged	UA	UA Type
1	50	745	9	\$620	\$215	PHA
1	60	745	27	\$787	\$215	PHA
2	50	950	7	\$733	\$269	PHA
2	60	950	41	\$934	\$269	PHA
3	50	1200	8	\$839	\$319	PHA
3	60	1200	27	\$1,005	\$319	PHA
3	MKT	1200	1	\$1,005		

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, 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.

