

Maine Housing - Rent Restricted Programs

Income Eligibility Limits and Maximum Rent Levels

Income and Rents Effective 4-1-2021

FedHOME Rents Effective 6-1-2021

Housing Trust Fund Income and Rents Effective 6-1-2021

| | % Median Income - Adjusted by Family Size | | | | | | | | Maximum Gross Rents | | | | |
|---|---|--------|--------|--------|--------|--------|--------|--------|---------------------|-------|-------|-------|-------|
| | One | Two | Three | Four | Five | Six | Seven | Eight | 0BR | 1BR | 2BR | 3BR | 4BR |
| Lewiston-Auburn MSA: Auburn, Durham, Greene, Leeds, Lewiston, Lisbon, Livermore, Livermore Falls, Mechanic Falls, Minot, Poland, Sabattus, Turner, Wales | | | | | | | | | | | | | |
| HERA 30% | 16,410 | 18,750 | 21,090 | 23,430 | 25,320 | 27,180 | 29,070 | 30,930 | 410 | 439 | 527 | 609 | 679 |
| HERA 40% | 21,880 | 25,000 | 28,120 | 31,240 | 33,760 | 36,240 | 38,760 | 41,240 | 547 | 586 | 703 | 812 | 906 |
| HERA 50% | 27,350 | 31,250 | 35,150 | 39,050 | 42,200 | 45,300 | 48,450 | 51,550 | 683 | 732 | 878 | 1,015 | 1,132 |
| HERA 60% | 32,820 | 37,500 | 42,180 | 46,860 | 50,640 | 54,360 | 58,140 | 61,860 | 820 | 879 | 1,054 | 1,218 | 1,359 |
| 50% AMI | 24,950 | 28,500 | 32,050 | 35,600 | 38,450 | 41,300 | 44,150 | 47,000 | 623 | 668 | 801 | 925 | 1,032 |
| 60% AMI | 29,940 | 34,200 | 38,460 | 42,720 | 46,140 | 49,560 | 52,980 | 56,400 | 748 | 801 | 961 | 1,110 | 1,239 |
| 80% AMI | 39,900 | 45,600 | 51,300 | 56,950 | 61,550 | 66,100 | 70,650 | 75,200 | 997 | 1,068 | 1,282 | 1,481 | 1,652 |
| Low HOME | 24,950 | 28,500 | 32,050 | 35,600 | 38,450 | 41,300 | 44,150 | 47,000 | 623 | 668 | 801 | 925 | 1,032 |
| High HOME | 29,940 | 34,200 | 38,460 | 42,720 | 46,140 | 49,560 | 52,980 | 56,400 | 685 | 737 | 947 | 1,170 | 1,286 |
| HTF | 14,950 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 373 | 400 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 685 | 737 | 947 | 1,214 | 1,484 |
| Aroostook County | | | | | | | | | | | | | |
| HERA 30% | 14,160 | 16,170 | 18,180 | 20,190 | 21,810 | 23,430 | 25,050 | 26,670 | 354 | 379 | 454 | 525 | 585 |
| HERA 40% | 18,880 | 21,560 | 24,240 | 26,920 | 29,080 | 31,240 | 33,400 | 35,560 | 472 | 505 | 606 | 700 | 781 |
| HERA 50% | 23,600 | 26,950 | 30,300 | 33,650 | 36,350 | 39,050 | 41,750 | 44,450 | 590 | 631 | 757 | 875 | 976 |
| HERA 60% | 28,320 | 32,340 | 36,360 | 40,380 | 43,620 | 46,860 | 50,100 | 53,340 | 708 | 758 | 909 | 1,050 | 1,171 |
| 50% AMI | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 560 | 600 | 720 | 832 | 928 |
| 60% AMI | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 672 | 720 | 864 | 999 | 1,114 |
| 80% AMI | 35,850 | 41,000 | 46,100 | 51,200 | 55,300 | 59,400 | 63,500 | 67,600 | 896 | 960 | 1,152 | 1,331 | 1,485 |
| Low HOME | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 492 | 605 | 734 | 875 | 976 |
| High HOME | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 492 | 605 | 734 | 992 | 1,140 |
| HTF | 13,450 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 336 | 378 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 492 | 605 | 734 | 992 | 1,140 |
| Cumberland HMFA | | | | | | | | | | | | | |
| HERA 30% | 16,530 | 18,870 | 21,240 | 23,580 | 25,470 | 27,360 | 29,250 | 31,140 | 413 | 442 | 531 | 613 | 684 |
| HERA 40% | 22,040 | 25,160 | 28,320 | 31,440 | 33,960 | 36,480 | 39,000 | 41,520 | 551 | 590 | 708 | 817 | 912 |
| HERA 50% | 27,550 | 31,450 | 35,400 | 39,300 | 42,450 | 45,600 | 48,750 | 51,900 | 688 | 737 | 885 | 1,021 | 1,140 |
| HERA 60% | 33,060 | 37,740 | 42,480 | 47,160 | 50,940 | 54,720 | 58,500 | 62,280 | 826 | 885 | 1,062 | 1,226 | 1,368 |
| 50% AMI | 27,500 | 31,400 | 35,350 | 39,250 | 42,400 | 45,550 | 48,700 | 51,850 | 687 | 736 | 883 | 1,020 | 1,138 |
| 60% AMI | 33,000 | 37,680 | 42,420 | 47,100 | 50,880 | 54,660 | 58,440 | 62,220 | 825 | 883 | 1,060 | 1,224 | 1,366 |
| 80% AMI | 44,000 | 50,250 | 56,550 | 62,800 | 67,850 | 72,850 | 77,900 | 82,900 | 1,100 | 1,178 | 1,413 | 1,633 | 1,821 |
| Low HOME | 27,500 | 31,400 | 35,350 | 39,250 | 42,400 | 45,550 | 48,700 | 51,850 | 687 | 736 | 883 | 1,020 | 1,138 |
| High HOME | 33,000 | 37,680 | 42,420 | 47,100 | 50,880 | 54,660 | 58,440 | 62,220 | 875 | 930 | 1,168 | 1,340 | 1,476 |
| HTF | 16,500 | 18,850 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 412 | 441 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 875 | 930 | 1,210 | 1,612 | 1,641 |

Maine Housing - Rent Restricted Programs

Income Eligibility Limits and Maximum Rent Levels

Income and Rents Effective 4-1-2021

FedHOME Rents Effective 6-1-2021

Housing Trust Fund Income and Rents Effective 6-1-2021

| | % Median Income - Adjusted by Family Size | | | | | | | | Maximum Gross Rents | | | | |
|---|---|--------|--------|--------|--------|--------|--------|---------|---------------------|-------|-------|-------|-------|
| | One | Two | Three | Four | Five | Six | Seven | Eight | 0BR | 1BR | 2BR | 3BR | 4BR |
| Portland HMFA: Cape Elizabeth, Casco, Cumberland, Falmouth, Freeport, Frye Island, Gorham, Gray, Long Island, North Yarmouth, Portland, Raymond, Scarborough, South Portland, Standish, Westbrook, Windham, Yarmouth, Buxton, Hollis, Limington, Old Orchard Beach | | | | | | | | | | | | | |
| HERA 30% | 21,390 | 24,450 | 27,510 | 30,540 | 33,000 | 35,430 | 37,890 | 40,320 | 534 | 573 | 687 | 794 | 885 |
| HERA 40% | 28,520 | 32,600 | 36,680 | 40,720 | 44,000 | 47,240 | 50,520 | 53,760 | 713 | 764 | 917 | 1,059 | 1,181 |
| HERA 50% | 35,650 | 40,750 | 45,850 | 50,900 | 55,000 | 59,050 | 63,150 | 67,200 | 891 | 955 | 1,146 | 1,323 | 1,476 |
| HERA 60% | 42,780 | 48,900 | 55,020 | 61,080 | 66,000 | 70,860 | 75,780 | 80,640 | 1,069 | 1,146 | 1,375 | 1,588 | 1,771 |
| 50% AMI | 35,000 | 40,000 | 45,000 | 49,950 | 53,950 | 57,950 | 61,950 | 65,950 | 875 | 937 | 1,125 | 1,298 | 1,448 |
| 60% AMI | 42,000 | 48,000 | 54,000 | 59,940 | 64,740 | 69,540 | 74,340 | 79,140 | 1,050 | 1,125 | 1,350 | 1,558 | 1,738 |
| 80% AMI | 55,950 | 63,950 | 71,950 | 79,900 | 86,300 | 92,700 | 99,100 | 105,500 | 1,398 | 1,498 | 1,798 | 2,077 | 2,317 |
| Low HOME | 35,000 | 40,000 | 45,000 | 49,950 | 53,950 | 57,950 | 61,950 | 65,950 | 878 | 941 | 1,128 | 1,304 | 1,455 |
| High HOME | 42,000 | 48,000 | 54,000 | 59,940 | 64,740 | 69,540 | 74,340 | 79,140 | 1,088 | 1,203 | 1,446 | 1,662 | 1,834 |
| HTF | 21,000 | 24,000 | 27,000 | 29,950 | 32,350 | 35,580 | 40,120 | 44,660 | 525 | 562 | 675 | 778 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 1,088 | 1,229 | 1,592 | 2,061 | 2,518 |
| Franklin County | | | | | | | | | | | | | |
| HERA 30% | 14,160 | 16,170 | 18,180 | 20,190 | 21,810 | 23,430 | 25,050 | 26,670 | 354 | 379 | 454 | 525 | 585 |
| HERA 40% | 18,880 | 21,560 | 24,240 | 26,920 | 29,080 | 31,240 | 33,400 | 35,560 | 472 | 505 | 606 | 700 | 781 |
| HERA 50% | 23,600 | 26,950 | 30,300 | 33,650 | 36,350 | 39,050 | 41,750 | 44,450 | 590 | 631 | 757 | 875 | 976 |
| HERA 60% | 28,320 | 32,340 | 36,360 | 40,380 | 43,620 | 46,860 | 50,100 | 53,340 | 708 | 758 | 909 | 1,050 | 1,171 |
| 50% AMI | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 560 | 600 | 720 | 832 | 928 |
| 60% AMI | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 672 | 720 | 864 | 999 | 1,114 |
| 80% AMI | 35,850 | 41,000 | 46,100 | 51,200 | 55,300 | 59,400 | 63,500 | 67,600 | 896 | 960 | 1,152 | 1,331 | 1,485 |
| Low HOME | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 549 | 628 | 753 | 875 | 976 |
| High HOME | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 549 | 628 | 753 | 1,017 | 1,021 |
| HTF | 13,450 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 336 | 378 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 549 | 628 | 753 | 1,017 | 1,021 |
| Hancock County | | | | | | | | | | | | | |
| HERA 30% | 15,150 | 17,310 | 19,470 | 21,630 | 23,370 | 25,110 | 26,850 | 28,560 | 378 | 405 | 486 | 562 | 627 |
| HERA 40% | 20,200 | 23,080 | 25,960 | 28,840 | 31,160 | 33,480 | 35,800 | 38,080 | 505 | 541 | 649 | 750 | 837 |
| HERA 50% | 25,250 | 28,850 | 32,450 | 36,050 | 38,950 | 41,850 | 44,750 | 47,600 | 631 | 676 | 811 | 937 | 1,046 |
| HERA 60% | 30,300 | 34,620 | 38,940 | 43,260 | 46,740 | 50,220 | 53,700 | 57,120 | 757 | 811 | 973 | 1,125 | 1,255 |
| 50% AMI | 25,150 | 28,750 | 32,350 | 35,900 | 38,800 | 41,650 | 44,550 | 47,400 | 628 | 673 | 808 | 933 | 1,041 |
| 60% AMI | 30,180 | 34,500 | 38,820 | 43,080 | 46,560 | 49,980 | 53,460 | 56,880 | 754 | 808 | 970 | 1,120 | 1,249 |
| 80% AMI | 40,250 | 46,000 | 51,750 | 57,450 | 62,050 | 66,650 | 71,250 | 75,850 | 1,006 | 1,078 | 1,293 | 1,493 | 1,666 |
| Low HOME | 25,150 | 28,750 | 32,350 | 35,900 | 38,800 | 41,650 | 44,550 | 47,400 | 628 | 673 | 808 | 933 | 1,041 |
| High HOME | 30,180 | 34,500 | 38,820 | 43,080 | 46,560 | 49,980 | 53,460 | 56,880 | 746 | 782 | 920 | 1,175 | 1,248 |
| HTF | 15,100 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 377 | 404 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 746 | 782 | 920 | 1,175 | 1,248 |

MaineHousing - Rent Restricted Programs

Income Eligibility Limits and Maximum Rent Levels

Income and Rents Effective 4-1-2021

FedHOME Rents Effective 6-1-2021

Housing Trust Fund Income and Rents Effective 6-1-2021

| | % Median Income - Adjusted by Family Size | | | | | | | | Maximum Gross Rents | | | | |
|-------------------------|---|--------|--------|--------|--------|--------|--------|--------|---------------------|-------|-------|-------|-------|
| | One | Two | Three | Four | Five | Six | Seven | Eight | 0BR | 1BR | 2BR | 3BR | 4BR |
| Kennebec County | | | | | | | | | | | | | |
| 30% AMI | 15,850 | 18,100 | 20,350 | 22,600 | 24,450 | 26,250 | 28,050 | 29,850 | 396 | 424 | 508 | 588 | 656 |
| 40% AMI | 20,475 | 23,400 | 26,325 | 29,225 | 31,600 | 33,925 | 36,275 | 38,600 | 511 | 548 | 658 | 760 | 848 |
| 50% AMI | 25,100 | 28,700 | 32,300 | 35,850 | 38,750 | 41,600 | 44,500 | 47,350 | 627 | 672 | 807 | 932 | 1,040 |
| 60% AMI | 30,120 | 34,440 | 38,760 | 43,020 | 46,500 | 49,920 | 53,400 | 56,820 | 753 | 807 | 969 | 1,119 | 1,248 |
| 80% AMI | 40,150 | 45,900 | 51,650 | 57,350 | 61,950 | 66,550 | 71,150 | 75,750 | 1,003 | 1,075 | 1,291 | 1,491 | 1,663 |
| Low HOME | 25,100 | 28,700 | 32,300 | 35,850 | 38,750 | 41,600 | 44,500 | 47,350 | 660 | 677 | 842 | 980 | 1,093 |
| High HOME | 30,120 | 34,440 | 38,760 | 43,020 | 46,500 | 49,920 | 53,400 | 56,820 | 676 | 677 | 842 | 1,084 | 1,207 |
| HTF | 15,050 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 376 | 403 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 676 | 677 | 842 | 1,084 | 1,207 |
| Knox County | | | | | | | | | | | | | |
| HERA 30% | 14,940 | 17,070 | 19,200 | 21,330 | 23,040 | 24,750 | 26,460 | 28,170 | 373 | 400 | 480 | 554 | 618 |
| HERA 40% | 19,920 | 22,760 | 25,600 | 28,440 | 30,720 | 33,000 | 35,280 | 37,560 | 498 | 533 | 640 | 739 | 825 |
| HERA 50% | 24,900 | 28,450 | 32,000 | 35,550 | 38,400 | 41,250 | 44,100 | 46,950 | 622 | 666 | 800 | 924 | 1,031 |
| HERA 60% | 29,880 | 34,140 | 38,400 | 42,660 | 46,080 | 49,500 | 52,920 | 56,340 | 747 | 800 | 960 | 1,109 | 1,237 |
| 50% AMI | 24,650 | 28,200 | 31,700 | 35,200 | 38,050 | 40,850 | 43,650 | 46,500 | 616 | 660 | 792 | 915 | 1,021 |
| 60% AMI | 29,580 | 33,840 | 38,040 | 42,240 | 45,660 | 49,020 | 52,380 | 55,800 | 739 | 792 | 951 | 1,098 | 1,225 |
| 80% AMI | 39,450 | 45,050 | 50,700 | 56,300 | 60,850 | 65,350 | 69,850 | 74,350 | 986 | 1,056 | 1,267 | 1,464 | 1,633 |
| Low HOME | 24,650 | 28,200 | 31,700 | 35,200 | 38,050 | 40,850 | 43,650 | 46,500 | 616 | 660 | 792 | 915 | 1,021 |
| High HOME | 29,580 | 33,840 | 38,040 | 42,240 | 45,660 | 49,020 | 52,380 | 55,800 | 771 | 815 | 967 | 1,178 | 1,295 |
| HTF | 14,800 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 370 | 396 | 549 | 719 | 889 |
| FMR Effective 4-1-2021 | | | | | | | | | 771 | 815 | 967 | 1,329 | 1,365 |
| Lincoln County | | | | | | | | | | | | | |
| HERA 30% | 15,570 | 17,790 | 20,010 | 22,230 | 24,030 | 25,800 | 27,570 | 29,370 | 389 | 417 | 500 | 578 | 645 |
| HERA 40% | 20,760 | 23,720 | 26,680 | 29,640 | 32,040 | 34,400 | 36,760 | 39,160 | 519 | 556 | 667 | 771 | 860 |
| HERA 50% | 25,950 | 29,650 | 33,350 | 37,050 | 40,050 | 43,000 | 45,950 | 48,950 | 648 | 695 | 833 | 963 | 1,075 |
| HERA 60% | 31,140 | 35,580 | 40,020 | 44,460 | 48,060 | 51,600 | 55,140 | 58,740 | 778 | 834 | 1,000 | 1,156 | 1,290 |
| 50% AMI | 25,200 | 28,800 | 32,400 | 36,000 | 38,900 | 41,800 | 44,650 | 47,550 | 630 | 675 | 810 | 936 | 1,045 |
| 60% AMI | 30,240 | 34,560 | 38,880 | 43,200 | 46,680 | 50,160 | 53,580 | 57,060 | 756 | 810 | 972 | 1,123 | 1,254 |
| 80% AMI | 40,350 | 46,100 | 51,850 | 57,600 | 62,250 | 66,850 | 71,450 | 76,050 | 1,008 | 1,080 | 1,296 | 1,498 | 1,671 |
| Low HOME | 25,200 | 28,800 | 32,400 | 36,000 | 38,900 | 41,800 | 44,650 | 47,550 | 645 | 690 | 828 | 956 | 1,067 |
| High HOME | 30,240 | 34,560 | 38,880 | 43,200 | 46,680 | 50,160 | 53,580 | 57,060 | 797 | 802 | 1,021 | 1,210 | 1,331 |
| HTF | 15,150 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 378 | 405 | 549 | 719 | 889 |
| FMR Effective 4-1-2021 | | | | | | | | | 797 | 802 | 1,021 | 1,270 | 1,642 |

MaineHousing - Rent Restricted Programs

Income Eligibility Limits and Maximum Rent Levels

Income and Rents Effective 4-1-2021

FedHOME Rents Effective 6-1-2021

Housing Trust Fund Income and Rents Effective 6-1-2021

| | % Median Income - Adjusted by Family Size | | | | | | | | Maximum Gross Rents | | | | |
|--|---|--------|--------|--------|--------|--------|--------|--------|---------------------|-------|-------|-------|-------|
| | One | Two | Three | Four | Five | Six | Seven | Eight | 0BR | 1BR | 2BR | 3BR | 4BR |
| Oxford County | | | | | | | | | | | | | |
| HERA 30% | 14,160 | 16,170 | 18,180 | 20,190 | 21,810 | 23,430 | 25,050 | 26,670 | 354 | 379 | 454 | 525 | 585 |
| HERA 40% | 18,880 | 21,560 | 24,240 | 26,920 | 29,080 | 31,240 | 33,400 | 35,560 | 472 | 505 | 606 | 700 | 781 |
| HERA 50% | 23,600 | 26,950 | 30,300 | 33,650 | 36,350 | 39,050 | 41,750 | 44,450 | 590 | 631 | 757 | 875 | 976 |
| HERA 60% | 28,320 | 32,340 | 36,360 | 40,380 | 43,620 | 46,860 | 50,100 | 53,340 | 708 | 758 | 909 | 1,050 | 1,171 |
| 50% AMI | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 560 | 600 | 720 | 832 | 928 |
| 60% AMI | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 672 | 720 | 864 | 999 | 1,114 |
| 80% AMI | 35,850 | 41,000 | 46,100 | 51,200 | 55,300 | 59,400 | 63,500 | 67,600 | 896 | 960 | 1,152 | 1,331 | 1,485 |
| Low HOME | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 590 | 631 | 757 | 875 | 976 |
| High HOME | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 632 | 636 | 838 | 1,042 | 1,211 |
| HTF | 13,450 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 336 | 378 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 632 | 636 | 838 | 1,042 | 1,298 |
| Penobscot HMFA | | | | | | | | | | | | | |
| HERA 30% | 14,160 | 16,170 | 18,180 | 20,190 | 21,810 | 23,430 | 25,050 | 26,670 | 354 | 379 | 454 | 525 | 585 |
| HERA 40% | 18,880 | 21,560 | 24,240 | 26,920 | 29,080 | 31,240 | 33,400 | 35,560 | 472 | 505 | 606 | 700 | 781 |
| HERA 50% | 23,600 | 26,950 | 30,300 | 33,650 | 36,350 | 39,050 | 41,750 | 44,450 | 590 | 631 | 757 | 875 | 976 |
| HERA 60% | 28,320 | 32,340 | 36,360 | 40,380 | 43,620 | 46,860 | 50,100 | 53,340 | 708 | 758 | 909 | 1,050 | 1,171 |
| 50% AMI | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 560 | 600 | 720 | 832 | 928 |
| 60% AMI | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 672 | 720 | 864 | 999 | 1,114 |
| 80% AMI | 35,850 | 41,000 | 46,100 | 51,200 | 55,300 | 59,400 | 63,500 | 67,600 | 896 | 960 | 1,152 | 1,331 | 1,485 |
| Low HOME | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 590 | 631 | 757 | 875 | 976 |
| High HOME | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 595 | 658 | 867 | 1,078 | 1,176 |
| HTF | 13,450 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 336 | 378 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 595 | 658 | 867 | 1,078 | 1,176 |
| Bangor HMFA: Bangor, Brewer, Eddington, Glenburn, Hampden, Hermon, Holden, Kenduskeag, Milford, Old Town, Orono, Orrington, Penobscot Indian Island Reservation, Veazie | | | | | | | | | | | | | |
| HERA 30% | 15,810 | 18,060 | 20,310 | 22,560 | 24,390 | 26,190 | 27,990 | 29,790 | 395 | 423 | 507 | 586 | 654 |
| HERA 40% | 21,080 | 24,080 | 27,080 | 30,080 | 32,520 | 34,920 | 37,320 | 39,720 | 527 | 564 | 677 | 782 | 873 |
| HERA 50% | 26,350 | 30,100 | 33,850 | 37,600 | 40,650 | 43,650 | 46,650 | 49,650 | 658 | 705 | 846 | 978 | 1,091 |
| HERA 60% | 31,620 | 36,120 | 40,620 | 45,120 | 48,780 | 52,380 | 55,980 | 59,580 | 790 | 846 | 1,015 | 1,173 | 1,309 |
| 50% AMI | 25,450 | 29,100 | 32,750 | 36,350 | 39,300 | 42,200 | 45,100 | 48,000 | 636 | 681 | 818 | 945 | 1,055 |
| 60% AMI | 30,540 | 34,920 | 39,300 | 43,620 | 47,160 | 50,640 | 54,120 | 57,600 | 763 | 818 | 982 | 1,134 | 1,266 |
| 80% AMI | 40,750 | 46,550 | 52,350 | 58,150 | 62,850 | 67,500 | 72,150 | 76,800 | 1,018 | 1,091 | 1,308 | 1,512 | 1,687 |
| Low HOME | 25,450 | 29,100 | 32,750 | 36,350 | 39,300 | 42,200 | 45,100 | 48,000 | 647 | 693 | 832 | 962 | 1,073 |
| High HOME | 30,540 | 34,920 | 39,300 | 43,620 | 47,160 | 50,640 | 54,120 | 57,600 | 708 | 826 | 1,057 | 1,217 | 1,338 |
| HTF | 15,300 | 17,450 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 382 | 409 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 708 | 826 | 1,057 | 1,315 | 1,729 |

Maine Housing - Rent Restricted Programs

Income Eligibility Limits and Maximum Rent Levels

Income and Rents Effective 4-1-2021

FedHOME Rents Effective 6-1-2021

Housing Trust Fund Income and Rents Effective 6-1-2021

| | % Median Income - Adjusted by Family Size | | | | | | | | Maximum Gross Rents | | | | |
|---------------------------|---|--------|--------|--------|--------|--------|--------|--------|---------------------|-------|-------|-------|-------|
| | One | Two | Three | Four | Five | Six | Seven | Eight | 0BR | 1BR | 2BR | 3BR | 4BR |
| Piscataquis County | | | | | | | | | | | | | |
| HERA 30% | 14,160 | 16,170 | 18,180 | 20,190 | 21,810 | 23,430 | 25,050 | 26,670 | 354 | 379 | 454 | 525 | 585 |
| HERA 40% | 18,880 | 21,560 | 24,240 | 26,920 | 29,080 | 31,240 | 33,400 | 35,560 | 472 | 505 | 606 | 700 | 781 |
| HERA 50% | 23,600 | 26,950 | 30,300 | 33,650 | 36,350 | 39,050 | 41,750 | 44,450 | 590 | 631 | 757 | 875 | 976 |
| HERA 60% | 28,320 | 32,340 | 36,360 | 40,380 | 43,620 | 46,860 | 50,100 | 53,340 | 708 | 758 | 909 | 1,050 | 1,171 |
| 50% AMI | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 560 | 600 | 720 | 832 | 928 |
| 60% AMI | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 672 | 720 | 864 | 999 | 1,114 |
| 80% AMI | 35,850 | 41,000 | 46,100 | 51,200 | 55,300 | 59,400 | 63,500 | 67,600 | 896 | 960 | 1,152 | 1,331 | 1,485 |
| Low HOME | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 484 | 618 | 734 | 875 | 976 |
| High HOME | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 484 | 618 | 734 | 1,011 | 1,211 |
| HTF | 13,450 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 336 | 378 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 484 | 618 | 734 | 1,011 | 1,271 |
| Sagadahoc HMFA | | | | | | | | | | | | | |
| HERA 30% | 16,680 | 19,080 | 21,450 | 23,820 | 25,740 | 27,660 | 29,550 | 31,470 | 417 | 447 | 536 | 619 | 691 |
| HERA 40% | 22,240 | 25,440 | 28,600 | 31,760 | 34,320 | 36,880 | 39,400 | 41,960 | 556 | 596 | 715 | 826 | 922 |
| HERA 50% | 27,800 | 31,800 | 35,750 | 39,700 | 42,900 | 46,100 | 49,250 | 52,450 | 695 | 745 | 893 | 1,032 | 1,152 |
| HERA 60% | 33,360 | 38,160 | 42,900 | 47,640 | 51,480 | 55,320 | 59,100 | 62,940 | 834 | 894 | 1,072 | 1,239 | 1,383 |
| 50% AMI | 27,450 | 31,350 | 35,250 | 39,150 | 42,300 | 45,450 | 48,550 | 51,700 | 686 | 735 | 881 | 1,018 | 1,136 |
| 60% AMI | 32,940 | 37,620 | 42,300 | 46,980 | 50,760 | 54,540 | 58,260 | 62,040 | 823 | 882 | 1,057 | 1,221 | 1,363 |
| 80% AMI | 43,900 | 50,150 | 56,400 | 62,650 | 67,700 | 72,700 | 77,700 | 82,700 | 1,097 | 1,175 | 1,410 | 1,629 | 1,817 |
| Low HOME | 27,450 | 31,350 | 35,250 | 39,150 | 42,300 | 45,450 | 48,550 | 51,700 | 687 | 736 | 883 | 1,020 | 1,138 |
| High HOME | 32,940 | 37,620 | 42,300 | 46,980 | 50,760 | 54,540 | 58,260 | 62,040 | 717 | 892 | 1,086 | 1,294 | 1,424 |
| HTF | 16,450 | 18,800 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 411 | 440 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 717 | 892 | 1,086 | 1,432 | 1,615 |
| Somerset County | | | | | | | | | | | | | |
| HERA 30% | 14,160 | 16,170 | 18,180 | 20,190 | 21,810 | 23,430 | 25,050 | 26,670 | 354 | 379 | 454 | 525 | 585 |
| HERA 40% | 18,880 | 21,560 | 24,240 | 26,920 | 29,080 | 31,240 | 33,400 | 35,560 | 472 | 505 | 606 | 700 | 781 |
| HERA 50% | 23,600 | 26,950 | 30,300 | 33,650 | 36,350 | 39,050 | 41,750 | 44,450 | 590 | 631 | 757 | 875 | 976 |
| HERA 60% | 28,320 | 32,340 | 36,360 | 40,380 | 43,620 | 46,860 | 50,100 | 53,340 | 708 | 758 | 909 | 1,050 | 1,171 |
| 50% AMI | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 560 | 600 | 720 | 832 | 928 |
| 60% AMI | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 672 | 720 | 864 | 999 | 1,114 |
| 80% AMI | 35,850 | 41,000 | 46,100 | 51,200 | 55,300 | 59,400 | 63,500 | 67,600 | 896 | 960 | 1,152 | 1,331 | 1,485 |
| Low HOME | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 527 | 606 | 757 | 875 | 976 |
| High HOME | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 527 | 606 | 798 | 1,035 | 1,129 |
| HTF | 13,450 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 336 | 378 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 527 | 606 | 798 | 1,035 | 1,129 |

Maine Housing - Rent Restricted Programs

Income Eligibility Limits and Maximum Rent Levels

Income and Rents Effective 4-1-2021

FedHOME Rents Effective 6-1-2021

Housing Trust Fund Income and Rents Effective 6-1-2021

| | % Median Income - Adjusted by Family Size | | | | | | | | Maximum Gross Rents | | | | |
|--------------------------|---|--------|--------|--------|--------|--------|--------|--------|---------------------|-------|-------|-------|-------|
| | One | Two | Three | Four | Five | Six | Seven | Eight | 0BR | 1BR | 2BR | 3BR | 4BR |
| Waldo County | | | | | | | | | | | | | |
| HERA 30% | 14,160 | 16,170 | 18,180 | 20,190 | 21,810 | 23,430 | 25,050 | 26,670 | 354 | 379 | 454 | 525 | 585 |
| HERA 40% | 18,880 | 21,560 | 24,240 | 26,920 | 29,080 | 31,240 | 33,400 | 35,560 | 472 | 505 | 606 | 700 | 781 |
| HERA 50% | 23,600 | 26,950 | 30,300 | 33,650 | 36,350 | 39,050 | 41,750 | 44,450 | 590 | 631 | 757 | 875 | 976 |
| HERA 60% | 28,320 | 32,340 | 36,360 | 40,380 | 43,620 | 46,860 | 50,100 | 53,340 | 708 | 758 | 909 | 1,050 | 1,171 |
| 50% AMI | 23,100 | 26,400 | 29,700 | 33,000 | 35,650 | 38,300 | 40,950 | 43,600 | 577 | 618 | 742 | 858 | 957 |
| 60% AMI | 27,720 | 31,680 | 35,640 | 39,600 | 42,780 | 45,960 | 49,140 | 52,320 | 693 | 742 | 891 | 1,029 | 1,149 |
| 80% AMI | 37,000 | 42,250 | 47,550 | 52,800 | 57,050 | 61,250 | 65,500 | 69,700 | 925 | 990 | 1,188 | 1,373 | 1,531 |
| Low HOME | 23,100 | 26,400 | 29,700 | 33,000 | 35,650 | 38,300 | 40,950 | 43,600 | 590 | 631 | 757 | 875 | 976 |
| High HOME | 27,720 | 31,680 | 35,640 | 39,600 | 42,780 | 45,960 | 49,140 | 52,320 | 746 | 801 | 963 | 1,104 | 1,211 |
| HTF | 13,900 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 347 | 378 | 549 | 719 | 889 |
| FMR Effective 4-1-2021 | | | | | | | | | 836 | 841 | 1,001 | 1,251 | 1,712 |
| Washington County | | | | | | | | | | | | | |
| HERA 30% | 15,060 | 17,220 | 19,380 | 21,510 | 23,250 | 24,960 | 26,700 | 28,410 | 376 | 403 | 484 | 559 | 624 |
| HERA 40% | 20,080 | 22,960 | 25,840 | 28,680 | 31,000 | 33,280 | 35,600 | 37,880 | 502 | 538 | 646 | 746 | 832 |
| HERA 50% | 25,100 | 28,700 | 32,300 | 35,850 | 38,750 | 41,600 | 44,500 | 47,350 | 627 | 672 | 807 | 932 | 1,040 |
| HERA 60% | 30,120 | 34,440 | 38,760 | 43,020 | 46,500 | 49,920 | 53,400 | 56,820 | 753 | 807 | 969 | 1,119 | 1,248 |
| 50% AMI | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 560 | 600 | 720 | 832 | 928 |
| 60% AMI | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 672 | 720 | 864 | 999 | 1,114 |
| 80% AMI | 35,850 | 41,000 | 46,100 | 51,200 | 55,300 | 59,400 | 63,500 | 67,600 | 896 | 960 | 1,152 | 1,331 | 1,485 |
| Low HOME | 22,400 | 25,600 | 28,800 | 32,000 | 34,600 | 37,150 | 39,700 | 42,250 | 590 | 603 | 757 | 875 | 976 |
| High HOME | 26,880 | 30,720 | 34,560 | 38,400 | 41,520 | 44,580 | 47,640 | 50,700 | 599 | 603 | 795 | 989 | 1,085 |
| HTF | 13,450 | 17,420 | 21,960 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 336 | 378 | 549 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 599 | 603 | 795 | 989 | 1,085 |
| York HMFA | | | | | | | | | | | | | |
| HERA 30% | 18,000 | 20,580 | 23,160 | 25,710 | 27,780 | 29,850 | 31,890 | 33,960 | 450 | 482 | 579 | 668 | 746 |
| HERA 40% | 24,000 | 27,440 | 30,880 | 34,280 | 37,040 | 39,800 | 42,520 | 45,280 | 600 | 643 | 772 | 891 | 995 |
| HERA 50% | 30,000 | 34,300 | 38,600 | 42,850 | 46,300 | 49,750 | 53,150 | 56,600 | 750 | 803 | 965 | 1,114 | 1,243 |
| HERA 60% | 36,000 | 41,160 | 46,320 | 51,420 | 55,560 | 59,700 | 63,780 | 67,920 | 900 | 964 | 1,158 | 1,337 | 1,492 |
| 50% AMI | 29,050 | 33,200 | 37,350 | 41,450 | 44,800 | 48,100 | 51,400 | 54,750 | 726 | 778 | 933 | 1,078 | 1,202 |
| 60% AMI | 34,860 | 39,840 | 44,820 | 49,740 | 53,760 | 57,720 | 61,680 | 65,700 | 871 | 933 | 1,120 | 1,293 | 1,443 |
| 80% AMI | 46,450 | 53,050 | 59,700 | 66,300 | 71,650 | 76,950 | 82,250 | 87,550 | 1,161 | 1,243 | 1,492 | 1,724 | 1,923 |
| Low HOME | 29,050 | 33,200 | 37,350 | 41,450 | 44,800 | 48,100 | 51,400 | 54,750 | 726 | 778 | 933 | 1,078 | 1,202 |
| High HOME | 34,860 | 39,840 | 44,820 | 49,740 | 53,760 | 57,720 | 61,680 | 65,700 | 924 | 936 | 1,175 | 1,368 | 1,506 |
| HTF | 17,400 | 19,900 | 22,400 | 26,500 | 31,040 | 35,580 | 40,120 | 44,660 | 435 | 466 | 560 | 719 | 889 |
| FMR Effective 10-1-2020 | | | | | | | | | 924 | 936 | 1,175 | 1,468 | 1,724 |

Maine Housing - Rent Restricted Programs

Income Eligibility Limits and Maximum Rent Levels

Income and Rents Effective 4-1-2021

FedHOME Rents Effective 6-1-2021

Housing Trust Fund Income and Rents Effective 6-1-2021

| | % Median Income - Adjusted by Family Size | | | | | | | | Maximum Gross Rents | | | | |
|--|---|--------|--------|--------|--------|--------|--------|---------|---------------------|-------|-------|-------|-------|
| | One | Two | Three | Four | Five | Six | Seven | Eight | 0BR | 1BR | 2BR | 3BR | 4BR |
| York-Kittery-So. Berwick HMFA: Berwick, Eliot, Kittery, South Berwick, York | | | | | | | | | | | | | |
| HERA 30% | 22,140 | 25,320 | 28,470 | 31,620 | 34,170 | 36,690 | 39,210 | 41,760 | 553 | 593 | 711 | 822 | 917 |
| HERA 40% | 29,520 | 33,760 | 37,960 | 42,160 | 45,560 | 48,920 | 52,280 | 55,680 | 738 | 791 | 949 | 1,096 | 1,223 |
| HERA 50% | 36,900 | 42,200 | 47,450 | 52,700 | 56,950 | 61,150 | 65,350 | 69,600 | 922 | 988 | 1,186 | 1,370 | 1,528 |
| HERA 60% | 44,280 | 50,640 | 56,940 | 63,240 | 68,340 | 73,380 | 78,420 | 83,520 | 1,107 | 1,186 | 1,423 | 1,644 | 1,834 |
| 50% AMI | 36,900 | 42,150 | 47,400 | 52,650 | 56,900 | 61,100 | 65,300 | 69,500 | 922 | 988 | 1,185 | 1,369 | 1,527 |
| 60% AMI | 44,280 | 50,580 | 56,880 | 63,180 | 68,280 | 73,320 | 78,360 | 83,400 | 1,107 | 1,185 | 1,422 | 1,643 | 1,833 |
| 80% AMI | 55,950 | 63,950 | 71,950 | 79,900 | 86,300 | 92,700 | 99,100 | 105,500 | 1,398 | 1,498 | 1,798 | 2,077 | 2,317 |
| Low HOME | 36,900 | 42,150 | 47,400 | 52,650 | 56,900 | 61,100 | 65,300 | 69,500 | 922 | 988 | 1,185 | 1,369 | 1,527 |
| High HOME | 44,280 | 50,580 | 56,880 | 63,180 | 68,280 | 73,320 | 78,360 | 83,400 | 1,066 | 1,118 | 1,473 | 1,746 | 1,929 |
| HTF | 22,150 | 25,300 | 28,450 | 31,600 | 34,150 | 36,700 | 40,120 | 44,660 | 553 | 593 | 711 | 821 | 917 |
| FMR Effective 10-1-2020 | | | | | | | | | 1,066 | 1,118 | 1,473 | 1,905 | 2,550 |

For all NL, SHP, LIHTC and Tax Exempt Projects that were Place in Service before 1-1-2009, use the HERA Income and Rent Limits.

The 30% AMI Income Limits for the Section 8 Program are different than those included in this chart.

HOME designated units should use the lower of the applicable rent or the appropriate HOME rent.

HERA does not apply to the following County: Kennebec