



Yakima Terrace Units
 YT 1307 A YT 1309 A YT 1311 A
 YT 1307 B YT 1309 B YT 1311 B

"Committed to Safe and Affordable Housing"

Effective 1/1/2021

**YHA FAMILY HOUSING LLC
 (Tax Credit)**

Yakima County maximum allowable income (by household size) is as follows for **2021**:

Household size	Maximum Allowable Income 30%	Maximum Allowable Income 40%	Maximum Allowable Income 60%
1	\$14,160	\$18,880	\$28,320
2	\$16,170	\$21,560	\$32,340
3	\$18,180	\$24,240	\$36,360
4	\$20,190	\$26,920	\$40,380
5	\$21,810	\$29,080	\$43,620
6	\$23,430	\$31,240	\$46,860
7	\$25,050	\$33,400	\$50,100
8	\$26,670	\$35,560	\$53,340

YHA Family Housing LLC. Contract Rents

Set Aside % 30,40,60	Unit Size	Maximum Allowable "Gross" Rent	Utility Allowance	Tenant Rent	Security Deposit
30%	1				300
40%	1				300
60%	1				300
30%	2				300
40%	2				300
60%	2				300
30%	3	507	83	434	300
40%	3	676	83	603	300
60%	3	1014	83	941	300
30%	4				300
40%	4				300
60%	4				300
30%	5				300
40%	5				300
60%	5				300

P.O. BOX 1447 Yakima WA 98907 • www.yakimahousing.org

810 N. 6th Ave. Yakima WA 98902 • PH 509. 453. 3106 • FX 509. 453. 3111 • TDD 1. 800. 545. 1833 ext 560



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YHA FAMILY HOUSING LLC (Section 8)

Yakima County maximum allowable income (by household size) is as follows for **2021**:

Household size	Maximum Allowable Income 30%	Maximum Allowable Income 50%	Maximum Allowable Income 80%
1	\$14,150	\$23,600	\$37,700
2	\$17,240	\$26,950	\$43,100
3	\$21,720	\$30,300	\$48,500
4	\$26,200	\$33,650	\$53,850
5	\$30,680	\$36,350	\$58,200
6	\$35,160	\$39,050	\$62,500
7	\$39,640	\$41,750	\$66,800
8	\$44,120	\$44,450	\$71,100

YHA Family Housing LLC. (Section 8) Contract Rents

Number of Contract Units	Unit Size	Unit Rent (CHAP) (Contract)	Utility Allowance	Maximum Allowable Rent (Gross)	Security Deposit
22	1				300
52	2				300
56	3	862	88	950	300
12	4				300
8	5				300

Set-Asides

% Of All Housing Units	% Allowed Maximum Income (AMI)	# of Housing Units
30%	60%	45
30%	40%	45
40%	30%	60

Special Needs Housing Commitments	% of All Housing Units	# of Housing Units
Large Households	20%	30
Persons with Disabilities	20%	30



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8	\$26,670	\$35,560	\$53,340

YHA Family Housing LLC. Contract Rents

Set Aside % 30,40,60	Unit Size	Maximum Allowable "Gross" Rent	Utility Allowance	Tenant Rent	Security Deposit
30%	1	365	47	318	300
40%	1	487	47	440	300
60%	1	731	47	684	300
30%	2	438	60	372	300
40%	2	585	60	519	300
60%	2	877	60	811	300
30%	3	507	88	422	300
40%	3	676	88	591	300
60%	3	1014	88	929	300
30%	4	565	100	459	300
40%	4	754	100	648	300
60%	4	1,131	100	1,025	300
30%	5	624	130	502	300
40%	5	832	130	710	300
60%	5	1,248	130	1,126	300

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6	\$35,160	\$39,050	\$62,500
7	\$39,640	\$41,750	\$66,800
8	\$44,120	\$44,450	\$71,100

YHA Family Housing LLC. (Section 8) Contract Rents

Number of Contract Units	Unit Size	Unit Rent (CHAP) (Contract)	Utility Allowance	Maximum Allowable Rent (Gross)	Security Deposit
22	1	517	47	564	300
52	2	661	60	721	300
56	3	862	88	950	300
12	4	926	100	1026	300
8	5	1080	130	1210	300

Set-Asides

% Of All Housing Units	% Allowed Maximum Income (AMI)	# of Housing Units
30%	60%	45
30%	40%	45
40%	30%	60

Special Needs Housing	% of All Housing Units	# of Housing Units
Large Households	20%	30
Persons with Disabilities	20%	30