

**2009 NEW JERSEY INCOME LIMITS
FOR PROJECTS PLACED IN SERVICE AFTER 12/31/08**

COUNTIES	INCOME LIMIT %	1 PERSON	1.5 PERSON	2 PERSON	3 PERSON	4 PERSON	4.5 PERSON	5 PERSON	6 PERSON	7 PERSON	7.5 PERSON	8 PERSON
ATLANTIC	50%	\$23,950	\$25,650	\$27,350	\$30,800	\$34,200	\$35,575	\$36,950	\$39,650	\$42,400	\$43,775	\$45,150
	60%	\$28,740	\$30,780	\$32,820	\$36,960	\$41,040	\$42,690	\$44,340	\$47,580	\$50,880	\$52,530	\$54,180
	100%	\$47,900	\$51,300	\$54,700	\$61,600	\$68,400	\$71,150	\$73,900	\$79,300	\$84,800	\$87,550	\$90,300
BERGEN PASSAIC	50%	\$31,900	\$34,200	\$36,500	\$41,050	\$45,600	\$47,425	\$49,250	\$52,900	\$56,550	\$58,375	\$60,200
	60%	\$38,280	\$41,040	\$43,800	\$49,260	\$54,720	\$56,910	\$59,100	\$63,480	\$67,860	\$70,050	\$72,240
	100%	\$63,800	\$68,400	\$73,000	\$82,100	\$91,200	\$94,850	\$98,500	\$105,800	\$113,100	\$116,750	\$120,400
HUDSON	50%	\$24,900	\$26,675	\$28,450	\$32,000	\$35,550	\$36,975	\$38,400	\$41,250	\$44,100	\$45,525	\$46,950
	60%	\$29,880	\$32,010	\$34,140	\$38,400	\$42,660	\$44,370	\$46,080	\$49,500	\$52,920	\$54,630	\$56,340
	100%	\$49,800	\$53,350	\$56,900	\$64,000	\$71,100	\$73,950	\$76,800	\$82,500	\$88,200	\$91,050	\$93,900
MIDDLESEX SOMERSET HUNTERDON	50%	\$35,050	\$37,550	\$40,050	\$45,050	\$50,050	\$52,050	\$54,050	\$58,050	\$62,050	\$64,050	\$66,050
	60%	\$42,060	\$45,060	\$48,060	\$54,060	\$60,060	\$62,460	\$64,860	\$69,660	\$74,460	\$76,860	\$79,260
	100%	\$70,100	\$75,100	\$80,100	\$90,100	\$100,100	\$104,100	\$108,100	\$116,100	\$124,100	\$128,100	\$132,100
MONMOUTH OCEAN	50%	\$30,700	\$32,900	\$35,100	\$39,450	\$43,850	\$45,600	\$47,350	\$50,850	\$54,350	\$56,125	\$57,900
	60%	\$36,840	\$39,480	\$42,120	\$47,340	\$52,620	\$54,720	\$56,820	\$61,020	\$65,220	\$67,350	\$69,480
	100%	\$61,400	\$65,800	\$70,200	\$78,900	\$87,700	\$91,200	\$94,700	\$101,700	\$108,700	\$112,250	\$115,800
ESSEX MORRIS SUSSEX UNION	50%	\$30,650	\$32,850	\$35,050	\$39,400	\$43,800	\$45,550	\$47,300	\$50,800	\$54,300	\$56,050	\$57,800
	60%	\$36,780	\$39,420	\$42,060	\$47,280	\$52,560	\$54,660	\$56,760	\$60,960	\$65,160	\$67,260	\$69,360
	100%	\$61,300	\$65,700	\$70,100	\$78,800	\$87,600	\$91,100	\$94,600	\$101,600	\$108,600	\$112,100	\$115,600
BURLINGTON CAMDEN GLOUCESTER SALEM	50%	\$27,250	\$29,175	\$31,100	\$35,000	\$38,900	\$40,450	\$42,000	\$45,100	\$48,250	\$49,800	\$51,350
	60%	\$32,700	\$35,010	\$37,320	\$42,000	\$46,680	\$48,540	\$50,400	\$54,120	\$57,900	\$59,760	\$61,620
	100%	\$54,500	\$58,350	\$62,200	\$70,000	\$77,800	\$80,900	\$84,000	\$90,200	\$96,500	\$99,600	\$102,700
CAPE MAY	50%	\$23,500	\$25,200	\$26,900	\$30,250	\$33,600	\$34,950	\$36,300	\$39,000	\$41,650	\$43,000	\$44,350
	60%	\$28,200	\$30,240	\$32,280	\$36,300	\$40,320	\$41,940	\$43,560	\$46,800	\$49,980	\$51,600	\$53,220
	100%	\$47,000	\$50,400	\$53,800	\$60,500	\$67,200	\$69,900	\$72,600	\$78,000	\$83,300	\$86,000	\$88,700
WARREN	50%	\$30,150	\$32,300	\$34,450	\$38,750	\$43,050	\$44,775	\$46,500	\$49,950	\$53,400	\$55,125	\$56,850
	60%	\$36,180	\$38,760	\$41,340	\$46,500	\$51,660	\$53,730	\$55,800	\$59,940	\$64,080	\$66,150	\$68,220
	100%	\$60,300	\$64,600	\$68,900	\$77,500	\$86,100	\$89,550	\$93,000	\$99,900	\$106,800	\$110,250	\$113,700
MERCER	50%	\$31,550	\$33,800	\$36,050	\$40,550	\$45,050	\$46,850	\$48,650	\$52,250	\$55,850	\$57,650	\$59,450
	60%	\$37,860	\$40,560	\$43,260	\$48,660	\$54,060	\$56,220	\$58,380	\$62,700	\$67,020	\$69,180	\$71,340
	100%	\$63,100	\$67,600	\$72,100	\$81,100	\$90,100	\$93,700	\$97,300	\$104,500	\$111,700	\$115,300	\$118,900
CUMBERLAND	50%	\$20,950	\$22,450	\$23,950	\$26,950	\$29,950	\$31,150	\$32,350	\$34,750	\$37,150	\$38,350	\$39,550
	60%	\$25,140	\$26,940	\$28,740	\$32,340	\$35,940	\$37,380	\$38,820	\$41,700	\$44,580	\$46,020	\$47,460
	100%	\$41,900	\$44,900	\$47,900	\$53,900	\$59,900	\$62,300	\$64,700	\$69,500	\$74,300	\$76,700	\$79,100

Source: U.S. Department of Housing and Urban Development

Effective: 03/19/2009

The information contained in this chart was compiled from information derived from the United States Department of Housing and Urban Development and is intended solely as a courtesy to assist applicants in preparation of their application for low income housing tax credits. NJHMFA is not responsible for any errors contained in this chart, typographical or otherwise. Applicants are independently responsible for charging rents which do not exceed the rent restrictions prescribed under federal law for low income housing tax credits, notwithstanding the information contained in this chart.