



# 2025 Rent and Income Schedules

***Disclaimer: The following schedules are informational only.***

*If you represent an existing project that is currently being monitored, you should have received an email with a link to your property's program specific Income and Rent Schedules.*

*If you are a tenant or prospective tenant, please confirm the applicable rent limit for your unit with your project's owner/property manager. Projects may have multiple schedules and restrictions that affect project rents and income limits.*

*Please email questions to [lahd.occmonitor@lacity.org](mailto:lahd.occmonitor@lacity.org).*

City of Los Angeles

Tiana Johnson Hall, General Manager  
Tricia Keane, Executive Officer

Anna E. Ortega, Assistant General Manager  
Luz C. Santiago, Assistant General Manager  
Craig Arceneaux, Acting Assistant General Manager



Karen Bass, Mayor

LOS ANGELES HOUSING DEPARTMENT  
1910 Sunset Blvd., Ste 300  
Los Angeles, CA 90026  
Tel: 213.808.8808

[housing.lacity.gov](http://housing.lacity.gov)

## LOS ANGELES HOUSING DEPARTMENT

2025 Income Limit - Bond

Effective Date: July 1, 2025

2024 Area Median Income (AMI)	\$98,200	Change in AMI from 2024 = 8.55%
2025 Area Median Income (AMI)	\$106,600	

Qualifying Maximum Income Levels Based on Family Size (Income limits are rounded to the nearest \$50)

Income Level	Family Size							
	One	Two	Three	Four	Five	Six	Seven	Eight
20%	\$21,200	\$24,240	\$27,260	\$30,300	\$32,270	\$35,140	\$37,650	\$40,000
25%	\$26,500	\$30,300	\$34,100	\$37,900	\$40,900	\$43,950	\$46,950	\$50,000
30%	\$31,800	\$36,360	\$40,890	\$45,450	\$49,080	\$52,710	\$56,340	\$60,000
35%	\$37,100	\$42,400	\$47,700	\$53,050	\$57,250	\$61,500	\$65,750	\$70,000
38%	\$40,300	\$46,050	\$51,800	\$57,550	\$62,150	\$66,750	\$71,350	\$76,000
40%	\$42,400	\$48,480	\$54,520	\$60,600	\$65,440	\$70,280	\$75,120	\$80,000
45%	\$47,700	\$54,550	\$61,350	\$68,200	\$73,600	\$79,050	\$84,500	\$90,000
46%	\$48,750	\$55,750	\$62,700	\$69,700	\$75,250	\$80,800	\$86,400	\$92,000
50%	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
55%	\$58,300	\$66,650	\$74,950	\$83,350	\$90,000	\$96,650	\$103,300	\$110,000
58%	\$61,500	\$70,300	\$79,050	\$87,850	\$94,900	\$101,900	\$108,900	\$116,000
59%	\$62,550	\$71,500	\$80,400	\$89,400	\$96,500	\$103,650	\$110,800	\$118,000
60%	\$63,600	\$72,720	\$81,780	\$90,900	\$98,160	\$105,420	\$112,680	\$120,000
70%	\$74,200	\$84,840	\$95,410	\$106,050	\$114,520	\$122,990	\$131,460	\$140,000
80%	\$84,800	\$96,960	\$109,040	\$121,200	\$130,880	\$140,560	\$150,240	\$160,000
90%	\$95,400	\$109,100	\$122,650	\$136,350	\$147,250	\$158,150	\$169,000	\$180,000
100%	\$106,000	\$121,200	\$136,300	\$151,500	\$163,600	\$175,700	\$187,800	\$200,000
110%	\$116,600	\$133,300	\$149,950	\$166,650	\$179,950	\$193,250	\$206,600	\$220,000
120%	\$127,200	\$145,450	\$163,550	\$181,800	\$196,300	\$210,850	\$225,350	\$240,000

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## LOS ANGELES HOUSING DEPARTMENT

2025 Income Limit - Bond (Recertification)

Effective Date: July 1, 2025

2024 Area Median Income (AMI) \$98,200

2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

**Table I:** Bond Program Recertification Income Limits (For Recertifying Households) (Income limits are rounded to the nearest \$50)

Income Level	Family Size							
	One	Two	Three	Four	Five	Six	Seven	Eight
35%	\$51,950	\$59,350	\$66,800	\$74,250	\$80,150	\$86,100	\$92,050	\$98,000
50%	\$74,200	\$84,850	\$95,400	\$106,050	\$114,500	\$123,000	\$131,450	\$140,000
60%	\$89,050	\$101,800	\$114,500	\$127,250	\$137,400	\$147,600	\$157,750	\$168,000
80%	\$118,700	\$135,750	\$152,650	\$169,700	\$183,250	\$196,800	\$210,350	\$224,000
120%	\$178,100	\$203,650	\$228,950	\$254,500	\$274,800	\$295,200	\$315,500	\$336,000

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## LOS ANGELES HOUSING DEPARTMENT

### 2025 Rent Limits - Bond Only

Effective Date: July 1, 2025

#### 2025 BOND RENT LIMITS BASED ON MTSP INCOME LIMITS

2024 Area Median Income (AMI)	\$98,200
2025 Area Median Income (AMI)	\$106,600      Change in AMI from 2024 = 8.55%

#### All Placed-In-Service Dates - Based on 2025 Income Limits

Bedroom Size	Single	1-BR	2-BR	3-BR	4-BR	5-BR
20%	\$530	\$606	\$682	\$758	\$818	\$879
25%	\$663	\$758	\$852	\$947	\$1,023	\$1,098
30%	\$795	\$909	\$1,022	\$1,136	\$1,227	\$1,318
35%	\$928	\$1,061	\$1,193	\$1,326	\$1,432	\$1,537
38%	\$1,007	\$1,151	\$1,295	\$1,439	\$1,554	\$1,669
40%	\$1,060	\$1,212	\$1,363	\$1,515	\$1,636	\$1,757
45%	\$1,193	\$1,364	\$1,533	\$1,704	\$1,841	\$1,977
46%	\$1,219	\$1,394	\$1,567	\$1,742	\$1,881	\$2,021
50%	\$1,325	\$1,515	\$1,704	\$1,894	\$2,045	\$2,196
55%	\$1,458	\$1,667	\$1,874	\$2,083	\$2,250	\$2,416
58%	\$1,537	\$1,757	\$1,976	\$2,197	\$2,372	\$2,548
59%	\$1,564	\$1,788	\$2,010	\$2,235	\$2,413	\$2,592
60%	\$1,590	\$1,818	\$2,045	\$2,273	\$2,454	\$2,636
70%	\$1,855	\$2,121	\$2,385	\$2,651	\$2,863	\$3,075
80%	\$2,120	\$2,424	\$2,726	\$3,030	\$3,272	\$3,514
90%	\$2,385	\$2,727	\$3,067	\$3,409	\$3,681	\$3,953
100%	\$2,650	\$3,030	\$3,408	\$3,788	\$4,090	\$4,393
110%	\$2,915	\$3,333	\$3,748	\$4,166	\$4,499	\$4,832
120%	\$3,180	\$3,636	\$4,089	\$4,545	\$4,908	\$5,271

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## LOS ANGELES HOUSING DEPARTMENT

2025 Income Limit - Bond/CDLAC (All Bond w/CDLAC Allocation)

Effective Date: July 1, 2025

2024 Area Median Income (AMI)	\$98,200	
2025 Area Median Income (AMI)	\$106,600	Change in AMI from 2024 = 8.55%

Qualifying Maximum Income Levels Based on Family Size (Income limits are rounded to the nearest \$50)

Income Level	Family Size							
	One	Two	Three	Four	Five	Six	Seven	Eight
20%	\$21,200	\$24,240	\$27,260	\$30,300	\$32,720	\$35,140	\$37,560	\$40,000
25%	\$26,500	\$30,300	\$34,100	\$37,900	\$40,900	\$43,950	\$46,950	\$50,000
30%	\$31,800	\$36,360	\$40,890	\$45,450	\$49,080	\$52,710	\$56,340	\$60,000
35%	\$37,100	\$42,420	\$47,705	\$53,025	\$57,260	\$61,495	\$65,730	\$70,000
38%	\$40,300	\$46,050	\$51,800	\$57,550	\$62,150	\$66,750	\$71,350	\$76,000
40%	\$42,400	\$48,480	\$54,520	\$60,600	\$65,440	\$70,280	\$75,120	\$80,000
45%	\$47,700	\$54,540	\$61,335	\$68,175	\$73,620	\$79,065	\$84,510	\$90,000
46%	\$48,750	\$55,750	\$62,700	\$69,700	\$75,250	\$80,800	\$86,400	\$92,000
50%	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
55%	\$58,300	\$66,660	\$74,965	\$83,325	\$89,980	\$96,635	\$103,290	\$110,000
58%	\$61,500	\$70,300	\$79,050	\$87,850	\$94,900	\$101,900	\$108,900	\$116,000
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## LOS ANGELES HOUSING DEPARTMENT

2025 Income Limit - Bond/CDLAC (All Bond w/CDLAC Allocation) (Recertification)

Effective Date: July 1, 2025

2024 Area Median Income (AMI) \$98,200

2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

**Table I:** Bond Program Recertification Income Limits (For Recertifying Households) (Income limits are rounded to the nearest \$50)

Income Level	Family Size							
	One	Two	Three	Four	Five	Six	Seven	Eight
35%	\$51,950	\$59,400	\$66,800	\$74,250	\$80,150	\$86,100	\$92,000	\$98,000
50%	\$74,200	\$84,850	\$95,400	\$106,050	\$114,500	\$123,000	\$131,450	\$140,000
60%	\$89,050	\$101,800	\$114,500	\$127,250	\$137,400	\$147,600	\$157,750	\$168,000
80%	\$118,700	\$135,750	\$152,650	\$169,700	\$183,250	\$196,800	\$210,350	\$224,000
120%	\$178,100	\$203,650	\$228,950	\$254,500	\$274,800	\$295,200	\$315,500	\$336,000

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## LOS ANGELES HOUSING DEPARTMENT

### 2025 Rent Limits - Bond CDLAC

Effective Date: July 1, 2025

#### 2025 BOND RENT LIMITS BASED ON MTSP INCOME LIMITS

2024 Area Median Income (AMI) \$98,200  
2025 Area Median Income (AMI) \$106,600 Change in AMI from 2024 = 8.55%  
HUD APPROVED PASSBOOK RATE 0.45%

#### All Placed-In-Service Dates - Based on 2025 Income Limits

Bedroom Size	Single	1-BR	2-BR	3-BR	4-BR	5-BR
20%	\$530	\$568	\$681	\$787	\$878	\$969
25%	\$663	\$710	\$852	\$985	\$1,098	\$1,212
30%	\$795	\$852	\$1,022	\$1,181	\$1,317	\$1,454
35%	\$927	\$994	\$1,192	\$1,378	\$1,537	\$1,696
38%	\$1,007	\$1,079	\$1,294	\$1,496	\$1,669	\$1,841
40%	\$1,060	\$1,136	\$1,363	\$1,575	\$1,757	\$1,939
45%	\$1,192	\$1,278	\$1,533	\$1,772	\$1,976	\$2,181
46%	\$1,219	\$1,306	\$1,567	\$1,811	\$2,020	\$2,229
50%	\$1,325	\$1,420	\$1,703	\$1,969	\$2,196	\$2,423
55%	\$1,457	\$1,562	\$1,874	\$2,166	\$2,415	\$2,666
58%	\$1,537	\$1,647	\$1,975	\$2,284	\$2,547	\$2,811
59%	\$1,564	\$1,676	\$2,010	\$2,323	\$2,591	\$2,859
60%	\$1,590	\$1,704	\$2,044	\$2,363	\$2,635	\$2,908
70%	\$1,855	\$1,988	\$2,385	\$2,757	\$3,074	\$3,393
80%	\$2,120	\$2,272	\$2,726	\$3,151	\$3,514	\$3,878
90%	\$2,385	\$2,556	\$3,065	\$3,544	\$3,953	\$4,361
100%	\$2,650	\$2,840	\$3,406	\$3,938	\$4,392	\$4,846
110%	\$2,915	\$3,124	\$3,747	\$4,332	\$4,831	\$5,331
120%	\$3,180	\$3,408	\$4,087	\$4,726	\$5,270	\$5,815

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## LOS ANGELES HOUSING DEPARTMENT

2025 Income Limits - CRA-HCD Schedule (HCD PRE-1991)

Effective Date: July 1, 2025

**2024 Rental Increase % for former CRA/HUD Projects = 8.55%**

2024 Area Median Income (AMI) \$98,200

2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

**Table I:** Qualifying Maximum Income Levels Based on Family Size from State Income Limits for 2025

Income Level	Family Size							
	One	Two	Three	Four	Five	Six	Seven	Eight
<b>Median Income</b>	<b>\$74,600</b>	<b>\$85,300</b>	<b>\$95,950</b>	<b>\$106,600</b>	<b>\$115,150</b>	<b>\$123,650</b>	<b>\$132,200</b>	<b>\$140,700</b>
25%	\$26,500	\$30,300	\$34,100	\$37,900	\$40,900	\$43,950	\$46,950	\$50,000
30% Extremely Low	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000
35%	\$37,100	\$42,400	\$47,700	\$53,050	\$57,250	\$61,500	\$65,750	\$70,000
40%	\$42,400	\$48,500	\$54,500	\$60,600	\$65,450	\$70,300	\$75,100	\$80,000
45%	\$47,700	\$54,550	\$61,350	\$68,200	\$73,600	\$79,050	\$84,500	\$90,000
50% Very Low	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
60%	\$63,600	\$72,700	\$81,800	\$90,900	\$98,150	\$105,400	\$112,700	\$120,000
**80% Lower	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950
100% Median Income	\$74,600	\$85,300	\$95,950	\$106,600	\$115,150	\$123,650	\$132,200	\$140,700
110%	\$82,050	\$93,850	\$105,550	\$117,250	\$126,650	\$136,000	\$145,400	\$154,750
120% Moderate	\$89,550	\$102,300	\$115,100	\$127,900	\$138,150	\$148,350	\$158,600	\$168,850

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## LOS ANGELES HOUSING DEPARTMENT

2025 Rent Limits - CRA-HCD Schedule (HCD PRE-1991)

Effective Date: July 1, 2025

**2024 Rental Increase % for former CRA/HUD Projects = 8.55%**

2024 Area Median Income (AMI) \$98,200

2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

**Table II:** Maximum Allowable Rent Levels

Rent Level	Bedroom Size					
	Single	One	Two	Three	Four	Five
25%	\$389	\$444	\$500	\$555	\$600	\$644
30% Extremely Low	\$466	\$533	\$600	\$666	\$720	\$773
35%	\$544	\$622	\$700	\$777	\$839	\$902
40%	\$622	\$711	\$800	\$888	\$959	\$1,030
45%	\$700	\$800	\$899	\$999	\$1,079	\$1,159
50% Very Low	\$777	\$888	\$999	\$1,110	\$1,199	\$1,288
60%/80% Lower	\$933	\$1,066	\$1,199	\$1,333	\$1,439	\$1,546
100% Moderate	\$1,555	\$1,777	\$1,999	\$2,221	\$2,399	\$2,576
110%/120% Moderate	\$1,710	\$1,954	\$2,199	\$2,443	\$2,638	\$2,834

Note: This Schedule is based on HCD Gross Rent Schedule for Projects with CRA-HCD Covenants

Income: Extremely Low = 30% HCD AMI

Very Low = 50% HCD AMI

Low/Lower = 80% HCD AMI

Moderate = 120% HCD AMI

Rents: Extremely Low = 30% of 30% HCD AMI

Very Low = 30% of 50% HCD AMI

Low/Lower = 30% of 80% HCD AMI

Moderate = 30% of 120% HCD AMI

When applicable, rent increases must follow the lesser of the local rent stabilization regulations or the project's program limits. If your property is subject to the Rent Stabilization Ordinance, you may not be able to raise rents. Consult [housing.lacity.org](http://housing.lacity.org) for additional information

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2024 Area Median Income (AMI) \$98,200

2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

**Table I:** Qualifying Maximum Income Levels Based on Family Size from State Income Limits for 2025

Income Level	Family Size							
	One	Two	Three	Four	Five	Six	Seven	Eight
<b>Median Income</b>	<b>\$74,600</b>	<b>\$85,300</b>	<b>\$95,950</b>	<b>\$106,600</b>	<b>\$115,150</b>	<b>\$123,650</b>	<b>\$132,200</b>	<b>\$140,700</b>
25%	\$26,500	\$30,300	\$34,100	\$37,900	\$40,900	\$43,950	\$46,950	\$50,000
30% Extremely Low	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000
35%	\$37,100	\$42,400	\$47,700	\$53,050	\$57,250	\$61,500	\$65,750	\$70,000
40%	\$42,400	\$48,500	\$54,500	\$60,600	\$65,450	\$70,300	\$75,100	\$80,000
45%	\$47,700	\$54,550	\$61,350	\$68,200	\$73,600	\$79,050	\$84,500	\$90,000
50% Very Low	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
60%	\$63,600	\$72,700	\$81,800	\$90,900	\$98,150	\$105,400	\$112,700	\$120,000
**80% Low/Lower	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950
100% Median Income	\$74,600	\$85,300	\$95,950	\$106,600	\$115,150	\$123,650	\$132,200	\$140,700
110%	\$82,050	\$93,850	\$105,550	\$117,250	\$126,650	\$136,000	\$145,400	\$154,750
120% Moderate	\$89,550	\$102,300	\$115,100	\$127,900	\$138,150	\$148,350	\$158,600	\$168,850

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2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

**Table II:** Maximum Allowable Rent Levels

<b>Rent Level</b>	<b>Bedroom Size</b>					
	<b>Single</b>	<b>One</b>	<b>Two</b>	<b>Three</b>	<b>Four</b>	<b>Five</b>
25%	\$466	\$533	\$600	\$666	\$720	\$773
30% Extremely Low	\$560	\$640	\$720	\$800	\$863	\$927
35%	\$653	\$746	\$839	\$933	\$1,007	\$1,082
40%	\$746	\$853	\$959	\$1,066	\$1,151	\$1,237
45%	\$839	\$959	\$1,079	\$1,199	\$1,295	\$1,391
50% Very Low	\$933	\$1,066	\$1,199	\$1,333	\$1,439	\$1,546
60%/80% Lower/Low	\$1,119	\$1,279	\$1,439	\$1,599	\$1,727	\$1,855
100% Moderate	\$1,866	\$2,132	\$2,399	\$2,665	\$2,878	\$3,091
110%/120% Moderate	\$2,052	\$2,345	\$2,638	\$2,932	\$3,166	\$3,401

Note: This Schedule is based on HCD Gross Rent Schedule for Projects with CRA-HCD Covenants

Income: Extremely Low = 30% HCD AMI

Very Low = 50% HCD AMI

Low/Lower = 80% HCD AMI

Moderate = 120% HCD AMI

Rents: Extremely Low = 30% of 30% HCD AMI

Very Low = 30% of 50% HCD AMI

Low/Lower = 30% of 80% HCD AMI

Moderate = 30% of 120% HCD AMI

When applicable, rent increases must follow the lesser of the local rent stabilization regulations or the project's program limits. If your property is subject to the Rent Stabilization Ordinance, you may not be able to raise rents. Consult [housing.lacity.org](http://housing.lacity.org) for additional information

City of Los Angeles

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Tricia Keane, Executive Officer

Anna E. Ortega, Assistant General Manager  
Luz C. Santiago, Assistant General Manager  
Craig Arceneaux, Acting Assistant General Manager



Karen Bass, Mayor

LOS ANGELES HOUSING DEPARTMENT  
1910 Sunset Blvd., Ste 300  
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Tel: 213.808.8808

[housing.lacity.gov](http://housing.lacity.gov)

## LOS ANGELES HOUSING DEPARTMENT

2025 Income Schedule - CRA-HUD

Effective Date: July 1, 2025

**2024 Rental Increase % for former CRA/HUD Projects = 8.55%**

2024 Area Median Income (AMI) \$98,200  
2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

**Table I:** Qualifying Maximum Income Levels Based on Family Size

Income Level	Family Size							
	One	Two	Three	Four	Five	Six	Seven	Eight
30% Extremely Low	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000
35%	\$37,100	\$42,400	\$47,700	\$53,050	\$57,250	\$61,500	\$65,750	\$70,000
40%	\$42,400	\$48,500	\$54,500	\$60,600	\$65,450	\$70,300	\$75,100	\$80,000
45%	\$47,700	\$54,550	\$61,350	\$68,200	\$73,600	\$79,050	\$84,500	\$90,000
50% Very Low	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
60% Lower	\$63,600	\$72,720	\$81,780	\$90,900	\$98,160	\$105,420	\$112,680	\$120,000
80%	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950
**120% Moderate	\$127,200	\$145,450	\$163,550	\$181,800	\$196,300	\$210,850	\$225,350	\$240,000

City of Los Angeles

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## LOS ANGELES HOUSING DEPARTMENT

2025 Rent Schedule - CRA-HUD

Effective Date: July 1, 2025

**2024 Rental Increase % for former CRA/LA Projects = 8.55%**

2024 Area Median Income (AMI) \$98,200

2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

**Table II:** Maximum Allowable Rent Levels

Rent Level	Bedroom Size					
	SRO	Single	One	Two	Three	Four
30% Extremely Low	\$596	\$795	\$852	\$1,022	\$1,181	\$1,318
35%	\$696	\$928	\$994	\$1,192	\$1,378	\$1,537
40%	\$795	\$1,060	\$1,136	\$1,362	\$1,575	\$1,757
45%	\$894	\$1,193	\$1,278	\$1,533	\$1,772	\$1,976
50% Very Low	\$994	\$1,325	\$1,420	\$1,703	\$1,969	\$2,196
60% Lower	\$1,193	\$1,590	\$1,704	\$2,044	\$2,363	\$2,635
80%	\$1,590	\$2,120	\$2,272	\$2,725	\$3,150	\$3,514
120% Moderate	\$2,385	\$3,180	\$3,408	\$4,087	\$4,726	\$5,270

Notes:

When applicable, rent increases must follow the lesser of the local rent stabilization regulations or the project's program limits. If your property is subject to the Rent Stabilization Ordinance, you may not be able to raise rents. Consult [housing.lacity.org](http://housing.lacity.org) for additional information

If applicable, projects with multiple funding sources must meet the requirements of the most restrictive funding source.

When applicable, Tenant-paid utilities should be subtracted from the above rent levels to determine the maximum actual rents that can be charged to tenants

**City of Los Angeles**

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---

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---

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Karen Bass, Mayor

## **LOS ANGELES HOUSING DEPARTMENT**

**2025 Income Schedule - Major Projects NPP, EQ, HHH, AHLF, ULA, PHK**

**Effective Date: July 1, 2025**

2024 Area Median Income (AMI)      \$98,200

2025 Area Median Income (AMI)      \$106,600

Change in AMI from 2024 = 8.55%

Table I: Qualifying Maximum Income Levels Based on Family Size

<b>Income Level</b>	<b>Family Size</b>							
	<b>One</b>	<b>Two</b>	<b>Three</b>	<b>Four</b>	<b>Five</b>	<b>Six</b>	<b>Seven</b>	<b>Eight</b>
15%	\$15,900	\$18,200	\$20,450	\$22,750	\$24,550	\$26,350	\$28,150	\$30,000
25%	\$26,500	\$30,300	\$34,100	\$37,900	\$40,900	\$43,950	\$46,950	\$50,000
30%	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000
35%	\$37,100	\$42,400	\$47,700	\$53,050	\$57,250	\$61,500	\$65,750	\$70,000
40%	\$42,400	\$48,500	\$54,500	\$60,600	\$65,450	\$70,300	\$75,100	\$80,000
45%	\$47,700	\$54,550	\$61,350	\$68,200	\$73,600	\$79,050	\$84,500	\$90,000
46%	\$48,750	\$55,750	\$62,700	\$69,700	\$75,250	\$80,800	\$86,400	\$92,000
50%	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
55%	\$58,300	\$66,650	\$74,950	\$83,350	\$90,000	\$96,650	\$103,300	\$110,000
60%	\$63,600	\$72,720	\$81,780	\$90,900	\$98,160	\$105,420	\$112,680	\$120,000
65%	\$68,900	\$78,800	\$88,600	\$98,500	\$106,350	\$114,200	\$122,050	\$130,000
70%	\$74,200	\$84,850	\$95,400	\$106,050	\$114,500	\$123,000	\$131,450	\$140,000
80%	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950
100%	\$106,000	\$121,200	\$136,300	\$151,500	\$163,600	\$175,700	\$187,800	\$200,000
120%	\$127,200	\$145,450	\$163,550	\$181,800	\$196,300	\$210,850	\$225,350	\$240,000

**NOTE:**

- Projects with multiple funding sources must meet the requirements of the most restrictive funding source.

City of Los Angeles

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Karen Bass, Mayor

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[housing.lacity.gov](http://housing.lacity.gov)

## LOS ANGELES HOUSING DEPARTMENT

### 2025 Rent Schedule - Major Projects/NPP/EQ/HHH

Effective Date: July 1, 2025

2024 Area Median Income (AMI) \$98,200

2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.55%

Table II: Maximum Allowable Rent Levels

Bedroom Size	SRO	Efficiency	1-BR	2-BR	3-BR	4-BR	5-BR	6-BR
15%	\$298	\$398	\$426	\$511	\$591	\$659	\$727	\$795
25%	\$497	\$663	\$710	\$852	\$985	\$1,098	\$1,212	\$1,326
30%	\$596	\$795	\$852	\$1,022	\$1,181	\$1,318	\$1,454	\$1,591
35%	\$696	\$928	\$994	\$1,192	\$1,378	\$1,537	\$1,696	\$1,856
40%	\$795	\$1,060	\$1,136	\$1,362	\$1,575	\$1,757	\$1,938	\$2,121
45%	\$894	\$1,193	\$1,278	\$1,533	\$1,772	\$1,976	\$2,181	\$2,386
46%	\$914	\$1,219	\$1,306	\$1,567	\$1,811	\$2,020	\$2,229	\$2,439
Low HOME 50%	\$994	\$1,325	\$1,420	\$1,703	\$1,969	\$2,196	\$2,423	\$2,651
55%	\$1,093	\$1,458	\$1,562	\$1,873	\$2,166	\$2,416	\$2,665	\$2,916
60%	\$1,193	\$1,590	\$1,704	\$2,044	\$2,363	\$2,635	\$2,908	\$3,181
65%	\$1,325	\$1,704	\$1,827	\$2,194	\$2,526	\$2,799	\$3,069	\$3,340
**High HOME 65%	\$1,392	\$1,704	\$1,827	\$2,194	\$2,526	\$2,799	\$3,069	\$3,340
70%	\$1,391	\$1,855	\$1,988	\$2,384	\$2,757	\$3,074	\$3,392	\$3,711
80%	\$1,590	\$2,120	\$2,272	\$2,725	\$3,150	\$3,514	\$3,877	\$4,242
100%	\$1,988	\$2,650	\$2,840	\$3,406	\$3,938	\$4,392	\$4,846	\$5,302
120%	\$2,385	\$3,180	\$3,408	\$4,087	\$4,726	\$5,270	\$5,815	\$6,362
Fair Market Rents (Sec. 8)	\$1,392	\$1,856	\$2,081	\$2,625	\$3,335	\$3,698	\$4,253	\$4,807

NOTE:

- Projects with multiple funding sources must meet the requirements of the most restrictive funding source.
- Tenant-paid utilities should be subtracted from the above rent levels to determine the maximum actual rents that can be charged to tenants.
- Tenants' rents should not be adjusted until their leases are renewed.
- Standard Utilities cover full gas (space heating, cooking, and water heating) and basic electricity.
- \* When applicable, rent increases must follow the lesser of the local rent stabilization regulations or the project's program limits. If your property is subject to the Rent Stabilization Ordinance, you may not be able to raise rents. Consult [housing.lacity.org](http://housing.lacity.org) for additional information.

**City of Los Angeles**

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## **LOS ANGELES HOUSING DEPARTMENT**

**2025 Income and Rent Limit - Land Use Schedule I**

**Effective Date: July 1, 2025**

2024 Area Median Income (AMI)      \$98,200

2025 Area Median Income (AMI)      \$106,600

Change in AMI from 2024 = 8.6%

**Table I:** Qualifying Maximum Income Levels Based on Family Size

<b>Income Level</b>	<b>Family Size</b>								
	<b>One</b>	<b>Two</b>	<b>Three</b>	<b>Four</b>	<b>Five</b>	<b>Six</b>	<b>Seven</b>	<b>Eight</b>	<b>Nine</b>
Extremely Low (30%)	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000	\$63,650
Very Low (50%)	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000	\$106,050
Low (80%)	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950	\$169,600
Moderate (120%)	\$127,200	\$145,450	\$163,550	\$181,800	\$196,300	\$210,850	\$225,350	\$240,000	\$254,500
Workforce (150%)	\$159,000	\$181,800	\$204,450	\$227,250	\$245,400	\$263,550	\$281,700	\$300,000	\$318,150

**Table II:** Maximum Allowable Rent Levels

<b>Rent Level</b>	<b>Bedroom Size</b>								
	<b>Single</b>	<b>1-BR</b>	<b>2-BR</b>	<b>3-BR</b>	<b>4-BR</b>	<b>5-BR</b>	<b>6-BR</b>	<b>7-BR</b>	<b>8-BR</b>
Extremely Low (30%)	\$796	\$910	\$1,024	\$1,136	\$1,228	\$1,319	\$1,410	\$1,500	\$1,591
Very Low (50%)	\$1,325	\$1,515	\$1,704	\$1,894	\$2,045	\$2,196	\$2,348	\$2,500	\$2,651
Low (80%)	\$2,121	\$2,424	\$2,726	\$3,029	\$3,271	\$3,514	\$3,756	\$3,999	\$4,240
Moderate (120%)	\$3,180	\$3,636	\$4,089	\$4,545	\$4,908	\$5,271	\$5,634	\$6,000	\$6,363
Workforce (150%)	\$3,975	\$4,545	\$5,111	\$5,681	\$6,135	\$6,589	\$7,043	\$7,500	\$7,954

**City of Los Angeles**

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Tricia Keane, Executive Officer

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Craig Arceneaux, Acting Assistant General Manager



Karen Bass, Mayor

**LOS ANGELES HOUSING DEPARTMENT**

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## **LOS ANGELES HOUSING DEPARTMENT**

**2025 Income and Rent Limit - Land Use Schedule VI**

**Effective Date: July 1, 2025**

	AMI	Net AMI	
2024 Area Median Income (AMI)	\$98,200	\$92,850	Change in AMI from 2024 = 8.6%
2025 Area Median Income (AMI)	\$106,600	\$100,100	Change in Net AMI from 2024 = 7.8%

**Table I:** Qualifying Maximum Income Levels Based on Family Size

<b>Income Level</b>	<b>Family Size</b>							
	<b>One</b>	<b>Two</b>	<b>Three</b>	<b>Four</b>	<b>Five</b>	<b>Six</b>	<b>Seven</b>	<b>Eight</b>
Acutely Low (15%)	\$11,200	\$12,800	\$14,400	\$16,000	\$17,300	\$18,550	\$19,850	\$21,100
Extremely Low (30%)	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000
Very Low (50%)	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
Low (80%)	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950
Moderate (120%)	\$89,550	\$102,300	\$115,100	\$127,900	\$138,150	\$148,350	\$158,600	\$168,850

**Table II:** Maximum Allowable Rent Levels

<b>Rent Level</b>	<b>Bedroom Size</b>							
	<b>Single</b>	<b>1-BR</b>	<b>2-BR</b>	<b>3-BR</b>	<b>4-BR</b>	<b>5-BR</b>	<b>6-BR</b>	<b>7-BR</b>
Acutely Low (15%)	\$263	\$300	\$338	\$375	\$405	\$435	\$465	\$495
Extremely Low (30%)	\$526	\$601	\$676	\$751	\$811	\$871	\$931	\$991
Very Low (50%)	\$876	\$1,001	\$1,126	\$1,251	\$1,351	\$1,451	\$1,552	\$1,652
Low (60%)	\$1,051	\$1,201	\$1,351	\$1,502	\$1,622	\$1,742	\$1,862	\$1,982
Moderate (110%)	\$1,927	\$2,202	\$2,477	\$2,753	\$2,973	\$3,193	\$3,413	\$3,634

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---

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## **LOS ANGELES HOUSING DEPARTMENT**

**2025 Income and Rent Limit - Land Use Schedule VII**

**Effective Date: July 1, 2025**

2024 Area Median Income (AMI) \$98,200

2025 Area Median Income (AMI) \$106,600

Change in AMI from 2024 = 8.6%

**Table I:** Qualifying Maximum Income Levels Based on Family Size

<b>Income Level</b>	<b>Family Size</b>							
	<b>One</b>	<b>Two</b>	<b>Three</b>	<b>Four</b>	<b>Five</b>	<b>Six</b>	<b>Seven</b>	<b>Eight</b>
Acutely Low (15%)	\$11,200	\$12,800	\$14,400	\$16,000	\$17,300	\$18,550	\$19,850	\$21,100
Extremely Low (30%)	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000
Very Low (50%)	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
Low (80%)	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950
Moderate (120%)	\$89,550	\$102,300	\$115,100	\$127,900	\$138,150	\$148,350	\$158,600	\$168,850

**Table II:** Maximum Allowable Rent Levels

<b>Rent Level</b>	<b>Bedroom Size</b>							
	<b>Single</b>	<b>1-BR</b>	<b>2-BR</b>	<b>3-BR</b>	<b>4-BR</b>	<b>5-BR</b>	<b>6-BR</b>	<b>7-BR</b>
Acutely Low (15%)	\$280	\$320	\$360	\$400	\$432	\$464	\$496	\$528
Extremely Low (30%)	\$560	\$640	\$720	\$800	\$863	\$927	\$991	\$1,055
Very Low (50%)	\$933	\$1,066	\$1,199	\$1,333	\$1,439	\$1,546	\$1,652	\$1,759
Low (60%)	\$1,119	\$1,279	\$1,439	\$1,599	\$1,727	\$1,855	\$1,983	\$2,111
Moderate (110%)	\$2,052	\$2,345	\$2,638	\$2,932	\$3,166	\$3,401	\$3,635	\$3,870

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## **LOS ANGELES HOUSING DEPARTMENT**

**2025 Income and Rent Limit - Land Use Schedule VIII**

**Effective Date: July 1, 2025**

2024 Area Median Income (AMI)	\$98,200
2025 Area Median Income (AMI)	\$106,600

Change in AMI from 2024 = 8.6%

**Table I:** Qualifying Maximum Income Levels Based on Family Size

<b>Income Level</b>	<b>Family Size</b>							
	<b>One</b>	<b>Two</b>	<b>Three</b>	<b>Four</b>	<b>Five</b>	<b>Six</b>	<b>Seven</b>	<b>Eight</b>
Extremely Low (30%)	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000
Very Low (50%)	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
Low (80%)	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950
Moderate (120%)	\$89,550	\$102,300	\$115,100	\$127,900	\$138,150	\$148,350	\$158,600	\$168,850

**Table II:** Maximum Allowable Rent Levels

<b>Rent Level</b>	<b>Bedroom Size</b>							
	<b>Single</b>	<b>1-BR</b>	<b>2-BR</b>	<b>3-BR</b>	<b>4-BR</b>	<b>5-BR</b>	<b>6-BR</b>	<b>7-BR</b>
Extremely Low (30%)	\$560	\$640	\$720	\$800	\$863	\$927	\$991	\$1,055
Very Low (50%)	\$933	\$1,066	\$1,199	\$1,333	\$1,439	\$1,546	\$1,652	\$1,759
Low (80%)	\$1,492	\$1,706	\$1,919	\$2,132	\$2,303	\$2,473	\$2,644	\$2,814
Moderate (120%)	\$2,239	\$2,558	\$2,878	\$3,198	\$3,454	\$3,710	\$3,966	\$4,221

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## **LOS ANGELES HOUSING DEPARTMENT**

### **2025 Income and Rent Limit - Land Use Schedule IX**

**Effective Date: July 1, 2025**

2024 Area Median Income (AMI)      \$98,200  
2025 Area Median Income (AMI)      \$106,600

Change in AMI from 2024 = 8.6%

**Table I:** Qualifying Maximum Income Levels Based on Family Size

<b>Income Level</b>	<b>Family Size</b>							
	<b>One</b>	<b>Two</b>	<b>Three</b>	<b>Four</b>	<b>Five</b>	<b>Six</b>	<b>Seven</b>	<b>Eight</b>
20% AMI	\$21,200	\$24,240	\$27,260	\$30,300	\$32,720	\$35,140	\$37,560	\$40,000
30% AMI	\$31,800	\$36,360	\$40,890	\$45,450	\$49,080	\$52,710	\$56,340	\$60,000
35% AMI	\$37,100	\$42,420	\$47,705	\$53,025	\$57,260	\$61,495	\$65,730	\$70,000
40% AMI	\$42,400	\$48,480	\$54,520	\$60,600	\$65,440	\$70,280	\$75,120	\$80,000
45% AMI	\$47,700	\$54,540	\$61,335	\$68,175	\$73,620	\$79,065	\$84,510	\$90,000
50% AMI	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
55% AMI	\$58,300	\$66,660	\$74,965	\$83,325	\$89,980	\$96,635	\$103,290	\$110,000
60% AMI	\$63,600	\$72,720	\$81,780	\$90,900	\$98,160	\$105,420	\$112,680	\$120,000
70% AMI	\$74,200	\$84,840	\$95,410	\$106,050	\$114,520	\$122,990	\$131,460	\$140,000
80% AMI	\$84,800	\$96,960	\$109,040	\$121,200	\$130,880	\$140,560	\$150,240	\$160,000
100% AMI	\$106,000	\$121,200	\$136,300	\$151,500	\$163,600	\$175,700	\$187,800	\$200,000
110% AMI	\$116,600	\$133,320	\$149,930	\$166,650	\$179,960	\$193,270	\$206,580	\$220,000
120% AMI	\$127,200	\$145,440	\$163,560	\$181,800	\$196,320	\$210,840	\$225,360	\$240,000

**Table II:** Maximum Allowable Rent Levels

<b>Rent Level</b>	<b>Bedroom Size</b>					
	<b>Single</b>	<b>1-BR</b>	<b>2-BR</b>	<b>3-BR</b>	<b>4-BR</b>	<b>5-BR</b>
20% AMI	\$530	\$568	\$681	\$787	\$878	\$969
30% AMI	\$795	\$852	\$1,022	\$1,181	\$1,317	\$1,454
35% AMI	\$927	\$994	\$1,192	\$1,378	\$1,537	\$1,696
40% AMI	\$1,060	\$1,136	\$1,363	\$1,575	\$1,757	\$1,939
45% AMI	\$1,192	\$1,278	\$1,533	\$1,772	\$1,976	\$2,181
50% AMI	\$1,325	\$1,420	\$1,703	\$1,969	\$2,196	\$2,423
55% AMI	\$1,457	\$1,562	\$1,874	\$2,166	\$2,415	\$2,666
60% AMI	\$1,590	\$1,704	\$2,044	\$2,363	\$2,635	\$2,908
70% AMI	\$1,855	\$1,988	\$2,385	\$2,757	\$3,074	\$3,393
80% AMI	\$2,120	\$2,272	\$2,726	\$3,151	\$3,514	\$3,878
100% AMI	\$2,650	\$2,840	\$3,406	\$3,938	\$4,392	\$4,846

**City of Los Angeles**

Tiena Johnson Hall, General Manager  
Tricia Keane, Executive Officer

Anna E. Ortega, Assistant General Manager  
Luz C. Santiago, Assistant General Manager  
Craig Arceneaux, Acting Assistant General Manager



Karen Bass, Mayor

**LOS ANGELES HOUSING DEPARTMENT**  
1910 Sunset Blvd, Ste 300  
Los Angeles, CA 90026  
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[housing.lacity.gov](http://housing.lacity.gov)

## **LOS ANGELES HOUSING DEPARTMENT**

**2025 Income and Rent Limit - Land Use Schedule 10**

**Effective Date: July 1, 2025**

	AMI	Net AMI	
2024 Area Median Income (AMI)	\$98,200	\$92,850	Change in AMI from 2024 = 8.6%
2025 Area Median Income (AMI)	\$106,600	\$100,100	Change in Net AMI from 2024 = 7.8%

**Table I:** Qualifying Maximum Income Levels Based on Family Size

<b>Income Level</b>	<b>Family Size</b>							
	<b>One</b>	<b>Two</b>	<b>Three</b>	<b>Four</b>	<b>Five</b>	<b>Six</b>	<b>Seven</b>	<b>Eight</b>
Extremely Low (HCD - 30%)	\$31,850	\$36,400	\$40,950	\$45,450	\$49,100	\$52,750	\$56,400	\$60,000
Very Low (HCD - 50%)	\$53,000	\$60,600	\$68,150	\$75,750	\$81,800	\$87,850	\$93,900	\$100,000
Low (HUD - 80%)	\$84,850	\$96,950	\$109,050	\$121,150	\$130,850	\$140,550	\$150,250	\$159,950
Moderate (HCD - 120%)	\$89,550	\$102,300	\$115,100	\$127,900	\$138,150	\$148,350	\$158,600	\$168,850
Moderate (HUD - 120%)	\$127,200	\$145,450	\$163,550	\$181,800	\$196,300	\$210,850	\$225,350	\$240,000

**Table II:** Maximum Allowable Rent Levels

<b>Rent Level</b>	<b>Bedroom Size</b>							
	<b>Single</b>	<b>1-BR</b>	<b>2-BR</b>	<b>3-BR</b>	<b>4-BR</b>	<b>5-BR</b>	<b>6-BR</b>	<b>7-BR</b>
Extremely Low (HCD - 30%)	\$526	\$601	\$676	\$751	\$811	\$871	\$931	\$991
Very Low (HCD - 50%)	\$876	\$1,001	\$1,126	\$1,251	\$1,351	\$1,451	\$1,552	\$1,652
Low (HUD - 80%)	\$2,121	\$2,424	\$2,726	\$3,029	\$3,271	\$3,514	\$3,756	\$3,999