

## **Westshore Landings One: Income Qualifications**

Westshore Landings One is an affordable workforce townhome project now for sale. It has 57 units.

Homebuyers may be eligible for financial assistance from the City of Tampa Housing and Community Development Department as described below. The actual amount of down payment and closing cost assistance provided will depend upon a financial analysis of each individual home purchaser. Not all buyers will qualify for the maximum amount of assistance.

In order to be eligible to purchase a townhome, individual unit purchasers must meet certain income requirements. To qualify for first-time homebuyer down payment assistance from the City of Tampa, homebuyers cannot have owned a home three years prior to qualifying.

Fourteen of the 57 units are reserved for homebuyers whose combined family household income does not exceed 140% of the area's median income.

The income requirements on the following page are for 2009. Income requirements are adjusted annually.

First-time homebuyer down payment assistance may be available for up to \$60,000 for purchasers whose combined household income does not exceed 80% of the area's median income.

First-time homebuyers whose combined income exceeds 80% but does not exceed 120% of area median income may be eligible for assistance up to \$50,000. However this cannot exceed 20% of the home's purchase price.

For information concerning the City's first-time homebuyer down payment assistance Program, contact Housing and Community Development, 2105 N. Nebraska Ave., Tampa, Fl. 33602, phone number 813-274-7954.

**CITY OF TAMPA INCOME GUIDELINES EFFECTIVE MARCH, 2009**

**FEDERAL HUD & STATE SHIP INCOME LIMITS**

HOUSEHOLD SIZE =	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons
MODERATE INCOME (120%)	49,680.00	56,880.00	63,960.00	71,040.00	76,680.00	82,440.00	88,080.00	93,720.00
<b>LOW INCOME (80%)</b>	<b>33,150.00</b>	<b>37,900.00</b>	<b>42,600.00</b>	<b>47,350.00</b>	<b>51,150.00</b>	<b>54,950.00</b>	<b>58,700.00</b>	<b>62,500.00</b>
VERY LOW (50%)	20,700.00	23,700.00	26,650.00	29,600.00	31,950.00	34,350.00	36,700.00	39,050.00
EXTREMELY LOW (30%)	12,450.00	14,200.00	16,000.00	17,550.00	19,150.00	20,600.00	22,000.00	23,450.00

**TAMPA BAY AREA MEDIAN INCOME**

HOUSEHOLD SIZE =	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons
MEDIAN INCOME @ (100%)	41,400.00	47,400.00	53,300.00	59,200.00	63,900.00	68,700.00	73,400.00	78,100.00