

# OSHKOSH/WINNEBAGO COUNTY HOUSING AUTHORITY

## INCOME AND RENT LIMITS AND STANDARDS – May 1, 2026

55 WI 139

Winnebago County

Oshkosh-Neenah, WI -MSA

**AREA MEDIAN INCOME FAMILY (EFFECTIVE 05/01/2026): \$100,500 --- MEDIAN INCOME SINGLE: \$50,250**

	1 PERSON	2 PERSONS	3 PERSONS	4 PERSONS	5 PERSONS	6 PERSONS	7 PERSONS	8 PERSONS
<b>EXTREMELY LOW</b>	<b>21,150</b>	<b>24,150</b>	<b>27,320</b>	<b>33,000</b>	<b>38,680</b>	<b>44,360</b>	<b>50,040</b>	<b>55,720</b>
<b>L50 VERY LOW INCOME</b> HCV/WR-PBV	35,200	40,200	45,250	50,250	54,300	58,300	62,350	66,350
<b>L60 STANDARD MFTSP</b> CT/MM/CC/FV/RS/WR-PH	<b>42,240</b>	<b>48,240</b>	<b>54,300</b>	<b>60,300</b>	<b>65,160</b>	<b>69,960</b>	<b>74,820</b>	<b>79,620</b>
<b>L80 LOW INCOME</b> RP/SS	56,300	64,350	72,400	80,400	86,850	93,300	99,700	106,150
<b>120% PH Recert Limit= L50x2.4</b>	84,480	96,480	108,600	120,600	130,320	139,920	149,640	159,240
<b>HOME INCOME LIMITS</b> MM-FV/RS (06/01/2025)	21,800	24,900	28,000	31,100				
			<u>Efficiency</u>	<u>1 Bdrm</u>	<u>2 Bdrm</u>	<u>3 Bdrm</u>	<u>4 Bdrm</u>	<u>5 Bdrm</u>
<b>FMR FAIR MARKET RENT</b> (effective 10/01/2025)			875	889	1149	1543	1651	1898
<b>STANDARD Tax Credit Rent Limit at 60%</b> (04/01/2025)			<b>1089</b>	<b>1166</b>	<b>1399</b>	<b>1616</b>	<b>1803</b>	<b>1989</b>
<b>Voucher Program Payment Standard 110% of FMR</b> (01/01/2026)			870/962	893/978	1160/1264	1552/1697	1740/1816	2000/2088
<b>Project Based Voucher</b> (Waite Rug Place only, effective 2/1/2024 per Hold Harmless)				934	1212			
<b>Public Housing Flat Rent-OHA</b> (11/01/2025)			<b>788</b>	<b>800</b>	<b>1034</b>	<b>1389</b>	<b>1486</b>	<b>1708</b>
<b>Public Housing Flat Rent-WCHA</b> (11/01/2025)			<b>875</b>	<b>889</b>	<b>1149</b>	<b>1543</b>	<b>1651</b>	<b>1898</b>

**Mobile Home Payment Standard (Lot Rent): \$250.00**