## **Rent Schedule Low Rent Housing**

## **U.S. Department of Housing** and Urban Development Office of Housing

Federal Housing Commissioner

See page 3 for Instructions, Public Burden Statement and Privacy Act requirements

Project Name					FHA Project Number				Date Rents Will Be Effective (mm/dd/yyyy			
Part A – Apartment Rents Show the actual rents you in:	tend to charge	e, even if th	ne total	of these rents is I	ess than the Ma	aximum	n Allowat	ole Monthly	/ Rent	Potential.		
Col. 1		Contract Rents			Col. 5						ket Rents	
Unit Type (Include Non-revenue Producing Units)	Col. 2 Number of Units	Col. 3 Rent Per Unit		Col. 4 Monthly Contract Rent Potential (Col. 2 x Col. 3)	Utility Allowances  (Effective Date (mm/dd/yyyy)		Col. 6 Gross Rent (Col. 3 + Col. 5)		Col. 7 Rent Per Unit		Col. 8 Monthly Market Rent Potential (Col. 2 x Col. 7)	
											(66.1.2 x 66.1.7)	
Monthly Con (Add Col. 4)*		Contract 4)*	 t Rent Potential						hly Market F Col. 8)*	 Rent Potential		
* These amounts may not ex Worksheet you are now sui	bmitting. Mark	(Col. 4 Su	um x 12 wable N	Monthly Rent Pote	ction 236 Proje	cts.			(Col.	8 Sum x 12		
Part B – Items Included in		haaa inaluu	امط امسا	amt \	Part D - Non-l	Revenu	ue Produ	ıcing Spa	се		I	
Equipment/Furnishings in Unit (Check those inclu Range Dishwasher Refrigerator Carpet Air Conditioner Drapes Disposal					Col. 1 Use			Col. 2 Unit Type			Col. 3 Contract Rent	
Utilities (Check those included in rent), E=electric; G=gas	enter E, F,	or G on I										
Heating Hot Water Light			Liahts.	etc.	Total Rent Loss Due to Non-Revenue Units				nits	its \$		
Cooling	Cooking	H			Part E - Comr	Part E – Commercial Space		(retail, offices, garages, etc.)			c.)	
Services/Facilities (check those included in rent)				Col. 1 Use			Col. 2 Monthly Rent Potential		Col. 3 Square Footage	Col. 4 Rental Rate Per Sq. Ft. (Col. 2 divided by		
Parking		<u> </u>	Nursing Linen/N	Care laid Service					· cotago	Col. 3)		
Tennis Courts												
Part C – Charges in Addition	on to Rent (e.	a parking	ı. cable	e TV. meals)								
Purpose		J., pa. 11111		onthly Charge								
<u> </u>			\$	, ,						Total Com	mercial Rent	
								\$		Potential		
			\$		Part F - Maxir	num A	llowable	Rent Pot	ential		-	
					Enter Maximu	Enter Maximum Allowable Monthly Rent						
			\$		<b>Potential Fron</b>	n Rent	Comput	tation		\$		
			\$		Worksheet (to	be co	mpleted	by HUD o	r lend	der)		

OMB Approval No. 2502-0012

(exp. 05/31/2014)

Part G – Information on Mortgagor Entity		
Name of Entity		
Type of Entity  Individual General Partnership Joint Tenancy/Tenants in Corporation Limited Partnership Trust	Common Other (specify)	
List all Principals Comprising Mortgagor Entity: provide name and tit • corporation, list: (1) all officers; (2) all directors; and (3) each sto • partnership, list: (1) all general partners; and (2) limited partners • trust, list: (1) all managers, directors or trustees and (2) each be	ockholder having a 10% or more interest. s having a 25% or more interest in the partners	ship.
Name and Title		
Part H – Owner Certification  To the best of my knowledge, all the information stated herein, as well as any	v information provided in the accompaniment herewith	is true and accurate
Warning: HUD will prosecute false claims and statements. Conviction may result in Name and Title		
		Date (mm/dd/yyyy)
Part I – HUD/Lender Approval	I	
Addendum Number	Branch Chief/Lender Official Signature	
HAP Contract Number		Date (mm/dd/yyyy)
Exhibit Number	Director, Housing Management Division Signature	
Loan Servicer Signature Date (mm/dd/yyyy)		Date (mm/dd/yyyy)

Public reporting burden for this collection of information is estimated to average 5.20 hours per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number.

This collection of information is authorized under Section 207 of the National Housing Act. The information is necessary for the Department to ensure that project owners are not overcharging their tenants and to ensure that the rent levels approved by the Department are not exceeded. The Department uses this information to enforce rent regulations which otherwise would be difficult because there would be no clear record of the rents and charges that the Department had approved. In addition, the Department needs to periodically collect information regarding project principals, so unauthorized participation by previously excluded or otherwise undesirable owners can be detected. This information is required to obtain benefits. HUD may disclose certain information to Federal, State, and local agencies when relevant to civil, criminal, or regulatory investigations and prosecutions. It will not be otherwise disclosed or released outside of HUD, except as required and permitted by law.

## Instructions

All project owners must submit the form HUD-92458 when requesting an adjustment to project rents. HUD establishes and approves rental charges and utility allowances on the Form. The owner is responsible for notifying tenants of the approved rents.

**General.** For projects with fully-insured or HUD-held mortgages, the owner/agent submits this Form to the HUD Field Office. For projects with coinsured mortgages, the owner/agent submits this Form to the lender.

Part A. If the monthly rent potential you are proposing is less than or equal to the Maximum Allowable Monthly Rent Potential approved by HUD/lender on your original Rent Formula or on your most recent Rent Computation Worksheet, complete all of Part A according to the instructions below. If the monthly rent potential you are requesting exceeds the Maximum Allowable Monthly Rent Potential approved by HUD/lender on your original Rent Formula or on your most recent Rent Computation Worksheet, complete only Columns 1 and 2 according to the instructions below. Show your proposed rents and monthly rent potential in the cover letter transmitting your rent increase request.

**Column 1.** Show each type of unit for which rents will vary. Show the number of bedrooms and bathrooms and other features that cause rents to vary (e.g., 2 BDM, 1 B, DA, KETTE, vs 2 BDM, 2B, DR, K). Use the following symbols:

BDM - Bedroom
B - Bath
C - Kitchen
K - Kitchenette

BDR - Living Room
DR - Dining Room
DA - Dining Alcove

**Column 2.** Show the number of units for each unit type. Include non-revenue producing units.

**Column 3.** For unsubsidized projects, show the rent you intend to charge for each unit type. For subsidized projects, show the contract rent (as defined in HUD Handbook 4350.3) for each unit type.

**Column 4.** For each line, multiply the contract rent in Column 3 by the number of units in Column 4. Add monthly contract rent potentials for each unit size to compute the total monthly contract rent potential. Multiply the monthly total by 12 to compute the annual contract rent potential.

Columns 5 and 6. Complete the Columns only if the project has a subsidy contract with HUD and some utilities are not included in the rent. In Column 5, show the utility allowance for each unit type. Compute the gross rent for each unit type by adding the contract rent in Column 3 and the utility allowance in Column 5. Show this amount in Column 6.

Columns 7 and 8. Complete these Columns only if the project is receiving Section 236 Interest Reduction Payments. In Column 7, show the market rent for each unit type. In Column 8, for each line multiply the market rent in Column 7 by the number of units in Column 2. Add the monthly market rent potentials for each unit size to compute the total monthly market rent potential. Multiply the monthly total by 12 to compute the annual market rent potential.

Parts B, C, D and E. Complete these Parts according to the instructions on the Rent Schedule.

**Part F.** Do not complete this Part. The HUD Field Office/lender will complete this Part.

**Parts G and H.** Complete these Parts according to the instructions on the Rent Schedule.

**Part I.** Do not complete this Part. The HUD Field Office/lender will complete this part.