

OUT OF REACH 2013

2013 MOST EXPENSIVE JURISDICTIONS

States ¹	Housing Wage for Two-Bedroom FMR
Hawaii	\$32.14
California	\$25.78
New York	\$25.25
New Jersey	\$24.84
Maryland	\$24.47
Massachusetts	\$24.05
Connecticut	\$23.22
Alaska	\$21.37
Virginia	\$20.72
Delaware	\$20.63

Counties ²	Housing Wage for Two-Bedroom FMR
Nantucket County, MA	\$36.10
Honolulu County, HI	\$35.25
San Mateo County, CA	\$34.52
San Francisco County, CA	\$34.52
Marin County, CA	\$34.52
Kauai County, HI	\$32.40
Orange County, CA	\$31.17
Santa Clara County, CA	\$30.96
Santa Cruz County, CA	\$30.52
Nassau County, NY	\$30.44

Metropolitan Areas	Housing Wage for Two-Bedroom FMR
Honolulu, HI MSA	\$35.25
San Francisco, CA HMFA	\$34.52
Stamford-Norwalk, CT HMFA	\$31.69
Orange County, CA HMFA	\$31.17
San Jose-Sunnyvale-Santa Clara, CA HMFA	\$30.96
Santa Cruz-Watsonville, CA MSA	\$30.52
Nassau-Suffolk, NY HMFA	\$30.44
Oxnard-Thousand Oaks-Ventura, CA MSA	\$28.83
New York, NY HMFA	\$28.35
Westchester County, NY	\$28.23

Combined Nonmetro Areas	Housing Wage for Two-Bedroom FMR
Massachusetts	\$31.73
Hawaii	\$24.17
Alaska	\$21.42
Maryland	\$20.03
Connecticut	\$19.51
New Hampshire	\$18.84
Delaware	\$18.83
California	\$17.92
Vermont	\$17.82
Colorado	\$16.68

¹ Excludes the District of Columbia.

² Excludes metropolitan counties in New England.

³ HMFA = HUD Metro FMR Area. This term indicates that a portion of the Office of Management and Budget (OMB) defined core-based statistical area is in the area to which the income limits and FMRs apply. HUD is required by OMB to alter the name of the metropolitan geographic entities it derives from the Core Based Statistical Area (CBSA) when the geography is not the same as that established by OMB. CBSA is a collective term meaning both metro and micro areas.

⁴ MSA = Metropolitan Statistical Area. Geographic entities defined by OMB for use by the Federal statistical agencies in collecting, tabulating and publishing Federal statistics. A metro area contains an urban core of 50,000 or more in population.