

2014 MOST EXPENSIVE JURISDICTIONS

States ¹	Housing Wage for Two-Bedroom FMR
Hawaii	\$31.54
District of Columbia	\$28.25
California	\$26.04
Maryland	\$24.94
New Jersey	\$24.92
New York	\$24.87
Massachusetts	\$24.08
Connecticut	\$23.02
Alaska	\$21.63
Virginia	\$20.93

Counties ²	Housing Wage for Two-Bedroom FMR
Marin County, CA	\$37.62
San Francisco County, CA	\$37.62
San Mateo County, CA	\$37.62
Honolulu County, HI	\$35.00
Nantucket County, MA	\$34.60
Santa Clara County, CA	\$31.71
Orange County, CA	\$31.62
Nassau County, NY	\$31.02
Suffolk County, NY	\$31.02
Kauai County, HI	\$30.71

Metropolitan Areas	Housing Wage for Two-Bedroom FMR
San Francisco, CA HMFA ³	\$37.62
Honolulu, HI MSA ⁴	\$35.00
San Jose-Sunnyvale-Santa Clara, CA HMFA	\$31.71
Orange County, CA HMFA	\$31.62
Nassau-Suffolk, NY HMFA	\$31.02
Santa Cruz-Watsonville, CA MSA	\$30.71
Oakland-Fremont, CA HMFA	\$30.35
Danbury, CT HMFA	\$30.31
Stamford-Norwalk, CT HMFA	\$29.83
Oxnard-Thousand Oaks-Ventura, CA MSA	\$28.44

Combined Nonmetro Areas	Housing Wage for Two-Bedroom FMR
Massachusetts	\$29.73
Hawaii	\$22.69
Alaska	\$19.27
Maryland	\$19.18
Connecticut	\$18.47
New Hampshire	\$18.47
California	\$17.93
Colorado	\$16.46
Vermont	\$16.11
Delaware	\$16.04

¹ Includes the District of Columbia.

² Excludes metropolitan counties in New England.

³ HMFA = HUD Metro Fair Market Rent (FMR) Area. This term indicates that a portion of the Office of Management & 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 the OMB. CBSA is a collective term meaning both metro and micro

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.