

(ii) “Manufactured home space cost” means the sum of:

- (A) The amortization cost;
- (B) The utility allowance; and
- (C) The rent to owner for the manufactured home space.

(c) *Housing assistance payment: For voucher tenancy or over-FMR tenancy.*

(1) *Payment standard.* For a voucher tenancy or an over-FMR tenancy, the payment standard is used to calculate the monthly housing assistance payment for a family. The payment standard for a family renting a manufactured home space is the published FMR for rental of a manufactured home space. The amount of the payment standard is determined in accordance with §982.505(d)(4) and (d)(5).

(2) *Subsidy calculation for voucher tenancy.* During the term of a voucher tenancy, the amount of the monthly housing assistance payment for a family equals the lesser of paragraphs (c)(2)(i) or (c)(2)(ii) of this section:

(i) An amount obtained by subtracting 30 percent of the family’s monthly adjusted gross income from the sum of:

- (A) The amortization cost;
- (B) The utility allowance; and
- (C) The payment standard.

(ii) The rent to owner for the manufactured home space minus the minimum rent. For a voucher tenancy, the minimum rent is the higher of:

- (A) 10 percent of monthly income (gross income); or
- (B) A higher minimum rent as required by law.

(3) *Subsidy calculation for over-FMR tenancy.* During the term of an over-FMR tenancy, the amount of the monthly housing assistance payment for a family equals the lesser of paragraphs (c)(3)(i) or (c)(3)(ii) of this section:

(i) An amount obtained by subtracting the family’s total tenant payment from the sum of:

- (A) The amortization cost;
- (B) The utility allowance; and
- (C) The payment standard.

(ii) The rent to owner for the manufactured home space minus the minimum rent as required by law.

(d) *Amortization cost.* (1) In calculating the subsidy payment for a voucher tenancy, an over-FMR ten-

ancy, or a regular tenancy under the certificate program, the amortization cost may include debt service to amortize costs (other than furniture costs) included in the purchase price of the manufactured home. The debt service includes the payment for principal and interest on the loan. The debt service amount must be reduced by 15 percent to exclude debt service to amortize the cost of furniture, unless the HA determines that furniture was not included in the purchase price.

(2) The amount of the amortization cost is the debt service established at time of application to a lender for financing purchase of the manufactured home if monthly payments are still being made. Any increase in debt service due to refinancing after purchase of the home is not included in the amortization cost.

(3) Debt service for set-up charges incurred by a family that relocates its home may be included in the monthly amortization payment made by the family. In addition, set-up charges incurred before the family became an assisted family may be included in the amortization cost if monthly payments are still being made to amortize such charges.

(e) *Annual income.* In determining a family’s annual income, the value of equity in the manufactured home owned by the assisted family, and in which the family resides, is not counted as a family asset.

[63 FR 23865, Apr. 30, 1998; 63 FR 31625, June 10, 1998, as amended at 64 FR 13057, Mar. 16, 1999]

EFFECTIVE DATE NOTE: At 64 FR 13057, Mar. 16, 1999, §982.623 was amended in paragraphs (c)(2)(ii) and (c)(3)(ii) by removing the phrase “monthly gross rent” and inserting in its place the phrase “rent to owner”, effective Apr. 15, 1999.

**§982.624 Manufactured home space rental: Utility allowance schedule.**

The HA must establish utility allowances for manufactured home space rental. For the first twelve months of the initial lease term only, the allowances must include a reasonable amount for utility hook-up charges payable by the family if the family actually incurs the expenses because of a move. Allowances for utility hook-up

charges do not apply to a family that leases a manufactured home space in place. Utility allowances for manufactured home space must not cover costs payable by a family to cover the digging of a well or installation of a septic system.

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AUTHORITY: 42 U.S.C. 1437f and 3535(d).

SOURCE: 60 FR 34717, July 3, 1995, unless otherwise noted.

### Subpart A—General Information

#### § 983.1 Purpose and applicability.

(a) This part 983 applies to the Section 8 Project-based Certificate (PBC) program, authorized under section 8(d)(2) of the 1937 Act (42 U.S.C. 1437f(d)(2)).

(b)(1) Except as otherwise expressly modified or excluded by this part 983, provisions of 24 CFR part 982 apply to the PBC program.

(2) The following provisions of 24 CFR part 982 do not apply to the PBC program:

(i) Provisions on tenant-based assistance, on issuance or use of a voucher or certificate; and on portability;