

2021/2022 INCOME LIMITS (Revised 7/30/2021)

The total annual income (adjusted or estimated) of an eligible family or household must not exceed the corresponding limits in the Low/Moderate income block shown below.

Family or Household Size	Low/Moderate Income Limits (60% of Area Median ¹)	Low/Moderate Income Limits (80% of Area Median ¹)
1 person	\$43,860	\$55,950
2 persons	\$50,100	\$63,950
3 person	\$56,340	\$71,950
4 persons	\$62,580	\$79,900
5 person	\$67,620	\$86,300
6 persons	\$72,600	\$92,700
7 person	\$77,640	\$99,100
8 persons	\$82,620	\$105,500

Household: A household means all the persons who occupy a housing unit. The occupants may be a single family, one person living alone, two or more families living together, or any other group of related or unrelated persons who share living arrangements. A Family means all persons living in the same household who are related by birth, marriage or adoption.

Adjusted Gross Income: Annual income as defined in 24 CFR Part 5 (Part 5 annual income). Annual income includes all wages and salaries, interest income, net business income, social security income, pensions, educational benefits, V.A. benefits, alimony, unemployment compensation, child support, and income from assets.

Estimate the annual income of a family or household by projecting the prevailing rate of income of each person over the age of 18 in the household at the time assistance is provided. Estimated annual income shall include income from all family or household members (including Social Security, SSDI, unemployment, child support, etc.) as applicable. Income or asset enhancement derived from the CDBG-assisted activity shall not be considered in calculating estimated annual income.

¹ FY 2020 Area Median Income for the Hartford, West Hartford and East Hartford, CT Metropolitan Statistical Area (MSA), as determined by the U.S. Department of Housing and Urban Development.