

2020 Income Limit Area Definitions Connecticut Metropolitan & Non-Metropolitan Areas

**(Effective 04/1/2020)
Must be in use no later than 5/15/2020**

Sources:

<https://www.huduser.gov/portal/datasets/mtsp/mtsp20/area-definitions.pdf>

AND

<https://www.huduser.gov/portal/datasets/mtsp/mtsp20/HERA-Income-Limits-Report.pdf>

FY 2020 LIST OF COUNTIES (AND NEW ENGLAND TOWNS) IDENTIFIED BY STATE AND METROPOLITAN AREA

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09 CONNECTICUT

-----METROPOLITAN AREA-----

Bridgeport-Stamford-Norwalk, CT MSA - 14

SA: Bridgeport, CT HMFA - METRO14860MM1160
001-Fairfield County, CTSA: Danbury, CT HMFA - METRO14860MM1930
001-Fairfield County, CTSA: Stamford-Norwalk, CT HMFA - METRO14860MM8040
001-Fairfield County, CT

Hartford-West Hartford-East Hartford, CT

SA: Hartford-West Hartford-East Hartford, CT HMFA - METRO25540M25540
003-Hartford County, CT

007-Middlesex County, CT

013-Tolland County, CT

SA: Southern Middlesex County, CT HMFA - METRO25540MM5480
007-Middlesex County, CT

New Haven-Milford, CT MSA - 35300

SA: Milford-Ansonia-Seymour, CT HMFA - METRO35300MM1160
009-New Haven County, CTSA: New Haven-Meriden, CT HMFA - METRO35300MM5480
009-New Haven County, CTSA: Waterbury, CT HMFA - METRO35300MM8880
009-New Haven County, CT

Norwich-New London, CT MSA - 35980

SA: Colchester-Lebanon, CT HMFA - METRO35980MM3280
011-New London County, CT

-----Components of FMR AREA within STATE-----

Bridgeport town, Easton town, Fairfield town, Monroe town,
Shelton town, Stratford town, Trumbull townBethel town, Brookfield town, Danbury town, New Fairfield town,
Newtown town, Redding town, Ridgefield town, Sherman townDarien town, Greenwich town, New Canaan town, Norwalk town,
Stamford town, Weston town, Westport town, Wilton townAvon town, Berlin town, Bloomfield town, Bristol town,
Burlington town, Canton town, East Granby town,
East Hartford town, East Windsor town, Enfield town,
Farmington town, Glastonbury town, Granby town, Hartford town,
Hartland town, Manchester town, Marlborough town,
New Britain town, Newington town, Plainville town,
Rocky Hill town, Simsbury town, Southington town,
South Windsor town, Suffield town, West Hartford town,
Wethersfield town, Windsor town, Windsor Locks town
Chester town, Cromwell town, Durham town, East Haddam town,
East Hampton town, Haddam town, Middlefield town,
Middletown town, Portland town
Andover town, Bolton town, Columbia town, Coventry town,
Ellington town, Hebron town, Mansfield town, Somers town,
Stafford town, Tolland town, Union town, Vernon town,
Willington townClinton town, Deep River town, Essex town, Killingworth town,
Old Saybrook town, Westbrook townAnsonia town, Beacon Falls town, Derby town, Milford town,
Oxford town, Seymour townBethany town, Branford town, Cheshire town, East Haven town,
Guilford town, Hamden town, Madison town, Meriden town,
New Haven town, North Branford town, North Haven town,
Orange town, Wallingford town, West Haven town, Woodbridge townMiddlebury town, Naugatuck town, Prospect town, Southbury town,
Waterbury town, Wolcott town

Colchester town, Lebanon town

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-----METROPOLITAN AREA-----

-----Components of FMR AREA within STATE-----

SA: Norwich-New London, CT HMFA - METRO35980M35980
011-New London County, CT

Bozrah town, East Lyme town, Franklin town, Griswold town,
Groton town, Ledyard town, Lisbon town, Lyme town,
Montville town, New London town, North Stonington town,
Norwich town, Old Lyme town, Preston town, Salem town,
Sprague town, Stonington town, Voluntown town, Waterford town

Worcester, MA-CT - 49340

SA: Windham County, CT HMFA - METRO49340N09015
015-Windham County, CT

Ashford town, Brooklyn town, Canterbury town, Chaplin town,
Eastford town, Hampton town, Killingly town, Plainfield town,
Pomfret town, Putnam town, Scotland town, Sterling town,
Thompson town, Windham town, Woodstock town

-----NONMETROPOLITAN COUNTIES-----

-----Towns within nonmetropolitan counties-----

005-Litchfield County.....

Barkhamsted town, Bethlehem town, Bridgewater town, Canaan town,
Colebrook town, Cornwall town, Goshen town, Harwinton town,
Kent town, Litchfield town, Morris town, New Hartford town,
New Milford town, Norfolk town, North Canaan town,
Plymouth town, Roxbury town, Salisbury town, Sharon town,
Thomaston town, Torrington town, Warren town, Washington town,
Watertown town, Winchester town, Woodbury town

Notes to Schedule of Maximum Affordable Rent and Gross Income Limits

1. Maximum monthly rent is computed by multiplying the HUD maximum income adjusted for family size by 30% (maximum imputed housing expense allowance) then dividing by 12 (months). All decimal points round down.
2. Maximum monthly rent includes utilities except for household phone, internet and cable. Maximum rent must be reduced by an approved utility allowance for tenants that pay all or some utilities not provided by owner.
3. Maximum rents for LIHTC developments are determined by bedroom size for all developments after 1989 and pre-1990 developments receiving the irrevocable Rent Change Election of 1994. For developments before 1990, number of unit occupants must be used.
4. Per HUD methodology, the 4 person Low Income (80% of AMI) is limited to the U.S. median family income level unless justified by high housing costs. For 2020 the U.S. median family income is \$78,500.
5. Please be aware that all income limits used for the LIHTC program must be from the Multifamily Tax Subsidy Project (MTSP) Income Limits published by HUD. Section 8 properties will continue to use the Section 8 Income Limits.
6. For LIHTC properties – please note that HUD has added a Hold Harmless Policy which is impacting this year’s income limits. Therefore, there are now areas that are impacted by the HUD Hold Harmless Policy in addition to areas that were previously impacted by the Housing & Economic Recovery Act of 2008 (HERA).
7. Applying the New Income Limits to LIHTC Properties:

HERA SPECIAL INCOME LIMITS AND HELD HARMLESS INCOME LIMITS:

In addition to a 2020 Income Limit, some Connecticut Areas have been assigned HERA Special Income Limits or Held Harmless (HH) to FY2019. The HERA Special and HH Income Limits **MUST** be used by developments in those affected areas that were Placed In Service (PIS) prior to an applicable date or during a particular set of dates. The areas with HUD’s special instructions are as follows:

- Milford-Ansonia-Seymour HMFA - PIS on or before December 31, 2008 (HERA)
- Stamford-Norwalk HMFA – PIS on or before March 31, 2020 (HERA & HH to FY2019)

If the development was or will be placed in service on or after a date listed above:

- Use the current MTSP limits
- The development may **NOT** use the HERA Special limits or the HH Income Limits
- If the income limits decreased from the limits in effect at the time of carryover allocation, the development must use the current income limits for determining tenant eligibility. However, rents can be calculated in accordance with the gross rent floor.

NOTE: The income limits are applied on a DEVELOPMENT-WIDE basis, depending on how the development is defined based on the multiple building election on the 8609s. If question 8b on the 8609s indicated that a building was part of a multiple-building development, all of the buildings in that multiple-building development will use the income limit based on the date the first building was placed in service. If question 8b on the 8609s indicated the building was NOT part of a multiple building development (in other words, it was set up as though each building is its own development), each building will use the income limit based on the date that particular building was placed in service.

STATE:CONNECTICUT

-----I N C O M E L I M I T S-----

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
Bridgeport, CT HMFA								
FY 2020 MFI: 98000								
VERY LOW INCOME	35950	41050	46200	51300	55450	59550	63650	67750
60% INCOME LIMIT	43140	49260	55440	61560	66540	71460	76380	81300
Colchester-Lebanon, CT HMFA								
FY 2020 MFI: 115000								
VERY LOW INCOME	40250	46000	51750	57500	62100	66700	71300	75900
60% INCOME LIMIT	48300	55200	62100	69000	74520	80040	85560	91080
Danbury, CT HMFA								
FY 2020 MFI: 122000								
VERY LOW INCOME	42700	48800	54900	61000	65900	70800	75650	80550
60% INCOME LIMIT	51240	58560	65880	73200	79080	84960	90780	96660
Hartford-West Hartford-East Hartford, CT HMFA								
FY 2020 MFI: 97400								
VERY LOW INCOME	35950	41050	46200	51300	55450	59550	63650	67750
60% INCOME LIMIT	43140	49260	55440	61560	66540	71460	76380	81300
Milford-Ansonia-Seymour, CT HMFA								
FY 2020 MFI: 108200								
VERY LOW INCOME	37900	43300	48700	54100	58450	62800	67100	71450
60% INCOME LIMIT	45480	51960	58440	64920	70140	75360	80520	85740
HERA Special 50%*	37950	43350	48750	54150	58500	62850	67150	71500
HERA Special 60%*	45540	52020	58500	64980	70200	75420	80580	85800
New Haven-Meriden, CT HMFA								
FY 2020 MFI: 91200								
VERY LOW INCOME	35950	41050	46200	51300	55450	59550	63650	67750
60% INCOME LIMIT	43140	49260	55440	61560	66540	71460	76380	81300
Norwich-New London, CT HMFA								
FY 2020 MFI: 91800								
VERY LOW INCOME	35950	41050	46200	51300	55450	59550	63650	67750
60% INCOME LIMIT	43140	49260	55440	61560	66540	71460	76380	81300
Southern Middlesex County, CT HMFA								
FY 2020 MFI: 112000								
VERY LOW INCOME	39200	44800	50400	56000	60500	65000	69450	73950
60% INCOME LIMIT	47040	53760	60480	67200	72600	78000	83340	88740
Stamford-Norwalk, CT HMFA								
FY 2020 MFI: 143400								
VERY LOW INCOME	50200	57400	64550	71700	77450	83200	88950	94650
60% INCOME LIMIT	60240	68880	77460	86040	92940	99840	106740	113580
HERA Special 50%*	50550	57750	64950	72150	77950	83700	89500	95250
HERA Special 60%*	60660	69300	77940	86580	93540	100440	107400	114300
Waterbury, CT HMFA								
FY 2020 MFI: 80300								
VERY LOW INCOME	35950	41050	46200	51300	55450	59550	63650	67750
60% INCOME LIMIT	43140	49260	55440	61560	66540	71460	76380	81300
Windham County, CT HMFA								
FY 2020 MFI: 86900								
VERY LOW INCOME	35950	41050	46200	51300	55450	59550	63650	67750
60% INCOME LIMIT	43140	49260	55440	61560	66540	71460	76380	81300
Litchfield County, CT								
FY 2020 MFI: 102600								
VERY LOW INCOME	35950	41050	46200	51300	55450	59550	63650	67750
60% INCOME LIMIT	43140	49260	55440	61560	66540	71460	76380	81300

* Income Limit for any project in a HUD impacted area whose current limit would be less than last year or less than its FY2008 limit times the Current Year Median (FY2020) over the FY2008 median.
 HUD impacted areas are areas with Section 8 Income Limits held harmless by HUD in FY2007 or FY2008.

Multifamily Tax Subsidy Project

Income Limits

EFFECTIVE DATE: 4/1/2020 (Until Superseded)

This chart is provided as a guide only. You are responsible to ensure the accuracy of the numbers.

MAXIMUM INCOME BY HOUSEHOLD/MAXIMUM RENTS LIMITS

BRIDGEPORT HMFA									
For use by ALL developments in this Federal Statistical Area									
INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person	
20% of Median	14380	16420	18480	20520	22180	23820	25460	27100	
25% of Median	17975	20525	23100	25650	27725	29775	31825	33875	
30% of Median	21570	24630	27720	30780	33270	35730	38190	40650	
40% of Median	28760	32840	36960	41040	44360	47640	50920	54200	
50% of Median	35950	41050	46200	51300	55450	59550	63650	67750	
60% of Median	43140	49260	55440	61560	66540	71460	76380	81300	
70% of Median	50330	57470	64680	71820	77630	83370	89110	94850	
80% of Median	57520	65680	73920	82080	88720	95280	101840	108400	
RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom				
20% of Median	359	385	462	533	595				
25% of Median	449	481	577	667	744				
30% of Median	539	577	693	800	893				
40% of Median	719	770	924	1067	1191				
50% of Median	898	962	1155	1334	1488				
60% of Median	1078	1155	1386	1601	1786				
70% of Median	1258	1347	1617	1868	2084				
80% of Median	1438	1540	1848	2135	2382				

SOUTHERN MIDDLESEX HMFA									
For use by ALL developments in this Federal Statistical Area									
INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person	
20% of Median	15680	17920	20160	22400	24200	26000	27780	29580	
25% of Median	19600	22400	25200	28000	30250	32500	34725	36975	
30% of Median	23520	26880	30240	33600	36300	39000	41670	44370	
40% of Median	31360	35840	40320	44800	48400	52000	55560	59160	
50% of Median	39200	44800	50400	56000	60500	65000	69450	73950	
60% of Median	47040	53760	60480	67200	72600	78000	83340	88740	
70% of Median	54880	62720	70560	78400	84700	91000	97230	103530	
80% of Median	62720	71680	80640	89600	96800	104000	111120	118320	
RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom				
20% of Median	392	420	504	582	650				
25% of Median	490	525	630	728	812				
30% of Median	588	630	756	873	975				
40% of Median	784	840	1008	1165	1300				
50% of Median	980	1050	1260	1456	1625				
60% of Median	1176	1260	1512	1747	1950				
70% of Median	1372	1470	1764	2038	2275				
80% of Median	1568	1680	2016	2330	2600				

STAMFORD-NORWALK HMFA

For use by developments Placed In Service On or Before March 31, 2020 (HERA & HH to FY2019)

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	20220	23100	25980	28860	31180	33480	35800	38100
25% of Median	25275	28875	32475	36075	38975	41850	44750	47625
30% of Median	30330	34650	38970	43290	46770	50220	53700	57150
40% of Median	40440	46200	51960	57720	62360	66960	71600	76200
50% of Median	50550	57750	64950	72150	77950	83700	89500	95250
60% of Median	60660	69300	77940	86580	93540	100440	107400	114300
70% of Median	70770	80850	90930	101010	109130	117180	125300	133350
80% of Median	80880	92400	103920	115440	124720	133920	143200	152400

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	505	541	649	750	837
25% of Median	631	676	811	938	1046
30% of Median	758	812	974	1125	1255
40% of Median	1011	1083	1299	1501	1674
50% of Median	1263	1353	1623	1876	2092
60% of Median	1516	1624	1948	2251	2511
70% of Median	1769	1895	2273	2626	2929
80% of Median	2022	2166	2598	3002	3348

STAMFORD-NORWALK HMFA

For use by developments Placed In Service On or After April 1, 2020

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	20080	22960	25820	28680	30980	33280	35580	37860
25% of Median	25100	28700	32275	35850	38725	41600	44475	47325
30% of Median	30120	34440	38730	43020	46470	49920	53370	56790
40% of Median	40160	45920	51640	57360	61960	66560	71160	75720
50% of Median	50200	57400	64550	71700	77450	83200	88950	94650
60% of Median	60240	68880	77460	86040	92940	99840	106740	113580
70% of Median	70280	80360	90370	100380	108430	116480	124530	132510
80% of Median	80320	91840	103280	114720	123920	133120	142320	151440

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	502	538	645	745	832
25% of Median	627	672	806	932	1040
30% of Median	753	807	968	1118	1248
40% of Median	1004	1076	1291	1491	1664
50% of Median	1255	1345	1613	1864	2080
60% of Median	1506	1614	1936	2237	2496
70% of Median	1757	1883	2259	2610	2912
80% of Median	2008	2152	2582	2983	3328

HARTFORD – W. HARTFORD – E. HARTFORD HMFA

For use by ALL developments in this Federal Statistical Area

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	14380	16420	18480	20520	22180	23820	25460	27100
25% of Median	17975	20525	23100	25650	27725	29775	31825	33875
30% of Median	21570	24630	27720	30780	33270	35730	38190	40650
40% of Median	28760	32840	36960	41040	44360	47640	50920	54200
50% of Median	35950	41050	46200	51300	55450	59550	63650	67750
60% of Median	43140	49260	55440	61560	66540	71460	76380	81300
70% of Median	50330	57470	64680	71820	77630	83370	89110	94850
80% of Median	57520	65680	73920	82080	88720	95280	101840	108400

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	359	385	462	533	595
25% of Median	449	481	577	667	744
30% of Median	539	577	693	800	893
40% of Median	719	770	924	1067	1191
50% of Median	898	962	1155	1334	1488
60% of Median	1078	1155	1386	1601	1786
70% of Median	1258	1347	1617	1868	2084
80% of Median	1438	1540	1848	2135	2382

DANBURY HMFA

For use by ALL developments in this Federal Statistical Area

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	17080	19520	21960	24400	26360	28320	30260	32220
25% of Median	21350	24400	27450	30500	32950	35400	37825	40275
30% of Median	25620	29280	32940	36600	39540	42480	45390	48330
40% of Median	34160	39040	43920	48800	52720	56640	60520	64440
50% of Median	42700	48800	54900	61000	65900	70800	75650	80550
60% of Median	51240	58560	65880	73200	79080	84960	90780	96660
70% of Median	59780	68320	76860	85400	92260	99120	105910	112770
80% of Median	68320	78080	87840	97600	105440	113280	121040	128880

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	427	457	549	634	708
25% of Median	533	571	686	793	885
30% of Median	640	686	823	951	1062
40% of Median	854	915	1098	1269	1416
50% of Median	1067	1143	1372	1586	1770
60% of Median	1281	1372	1647	1903	2124
70% of Median	1494	1601	1921	2220	2478
80% of Median	1708	1830	2196	2538	2832

MILFORD-ANSONIA-SEYMOUR HMFA

For use by developments Placed in Service ON OR BEFORE December 31, 2008 (HERA)

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	15180	17340	19500	21660	23400	25140	26860	28600
25% of Median	18975	21675	24375	27075	29250	31425	33575	35750
30% of Median	22770	26010	29250	32490	35100	37710	40290	42900
40% of Median	30360	34680	39000	43320	46800	50280	53720	57200
50% of Median	37950	43350	48750	54150	58500	62850	67150	71500
60% of Median	45540	52020	58500	64980	70200	75420	80580	85800
70% of Median	53130	60690	68250	75810	81900	87990	94010	100100
80% of Median	60720	69360	78000	86640	93600	100560	107440	114400

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	379	406	487	563	628
25% of Median	474	508	609	704	785
30% of Median	569	609	731	844	942
40% of Median	759	813	975	1126	1257
50% of Median	948	1016	1218	1408	1571
60% of Median	1138	1219	1462	1689	1885
70% of Median	1328	1422	1706	1971	2199
80% of Median	1518	1626	1950	2253	2514

MILFORD-ANSONIA-SEYMOUR HMFA

For use by developments Placed in Service ON OR AFTER January 1, 2009

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	15160	17320	19480	21640	23380	25120	26840	28580
25% of Median	18950	21650	24350	27050	29225	31400	33550	35725
30% of Median	22740	25980	29220	32460	35070	37680	40260	42870
40% of Median	30320	34640	38960	43280	46760	50240	53680	57160
50% of Median	37900	43300	48700	54100	58450	62800	67100	71450
60% of Median	45480	51960	58440	64920	70140	75360	80520	85740
70% of Median	53060	60620	68180	75740	81830	87920	93940	100030
80% of Median	60640	69280	77920	86560	93520	100480	107360	114320

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	379	406	487	562	628
25% of Median	473	507	608	703	785
30% of Median	568	609	730	844	942
40% of Median	758	812	974	1125	1256
50% of Median	947	1015	1217	1406	1570
60% of Median	1137	1218	1461	1688	1884
70% of Median	1326	1421	1704	1969	2198
80% of Median	1516	1624	1948	2251	2512

NEW HAVEN-MERIDEN HMFA

For use by ALL developments in this Federal Statistical Area

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	14380	16420	18480	20520	22180	23820	25460	27100
25% of Median	17975	20525	23100	25650	27725	29775	31825	33875
30% of Median	21570	24630	27720	30780	33270	35730	38190	40650
40% of Median	28760	32840	36960	41040	44360	47640	50920	54200
50% of Median	35950	41050	46200	51300	55450	59550	63650	67750
60% of Median	43140	49260	55440	61560	66540	71460	76380	81300
70% of Median	50330	57470	64680	71820	77630	83370	89110	94850
80% of Median	57520	65680	73920	82080	88720	95280	101840	108400

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	359	385	462	533	595
25% of Median	449	481	577	667	744
30% of Median	539	577	693	800	893
40% of Median	719	770	924	1067	1191
50% of Median	898	962	1155	1334	1488
60% of Median	1078	1155	1386	1601	1786
70% of Median	1258	1347	1617	1868	2084
80% of Median	1438	1540	1848	2135	2382

WATERBURY HMFA

For use by ALL developments in this Federal Statistical Area

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	14380	16420	18480	20520	22180	23820	25460	27100
25% of Median	17975	20525	23100	25650	27725	29775	31825	33875
30% of Median	21570	24630	27720	30780	33270	35730	38190	40650
40% of Median	28760	32840	36960	41040	44360	47640	50920	54200
50% of Median	35950	41050	46200	51300	55450	59550	63650	67750
60% of Median	43140	49260	55440	61560	66540	71460	76380	81300
70% of Median	50330	57470	64680	71820	77630	83370	89110	94850
80% of Median	57520	65680	73920	82080	88720	95280	101840	108400

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	359	385	462	533	595
25% of Median	449	481	577	667	744
30% of Median	539	577	693	800	893
40% of Median	719	770	924	1067	1191
50% of Median	898	962	1155	1334	1488
60% of Median	1078	1155	1386	1601	1786
70% of Median	1258	1347	1617	1868	2084
80% of Median	1438	1540	1848	2135	2382

COLCHESTER-LEBANON HMFA

For use by ALL developments in this Federal Statistical Area

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	16100	18400	20700	23000	24840	26680	28520	30360
25% of Median	20125	23000	25875	28750	31050	33350	35650	37950
30% of Median	24150	27600	31050	34500	37260	40020	42780	45540
40% of Median	32200	36800	41400	46000	49680	53360	57040	60720
50% of Median	40250	46000	51750	57500	62100	66700	71300	75900
60% of Median	48300	55200	62100	69000	74520	80040	85560	91080
70% of Median	56350	64400	72450	80500	86940	93380	99820	106260
80% of Median	64400	73600	82800	92000	99360	106720	114080	121440

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	402	431	517	598	667
25% of Median	503	539	646	747	833
30% of Median	603	646	776	897	1000
40% of Median	805	862	1035	1196	1334
50% of Median	1006	1078	1293	1495	1667
60% of Median	1207	1293	1552	1794	2001
70% of Median	1408	1509	1811	2093	2334
80% of Median	1610	1725	2070	2392	2668

NORWICH-NEW LONDON HMFA

For use by ALL developments in this Federal Statistical Area

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	14380	16420	18480	20520	22180	23820	25460	27100
25% of Median	17975	20525	23100	25650	27725	29775	31825	33875
30% of Median	21570	24630	27720	30780	33270	35730	38190	40650
40% of Median	28760	32840	36960	41040	44360	47640	50920	54200
50% of Median	35950	41050	46200	51300	55450	59550	63650	67750
60% of Median	43140	49260	55440	61560	66540	71460	76380	81300
70% of Median	50330	57470	64680	71820	77630	83370	89110	94850
80% of Median	57520	65680	73920	82080	88720	95280	101840	108400

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	359	385	462	533	595
25% of Median	449	481	577	667	744
30% of Median	539	577	693	800	893
40% of Median	719	770	924	1067	1191
50% of Median	898	962	1155	1334	1488
60% of Median	1078	1155	1386	1601	1786
70% of Median	1258	1347	1617	1868	2084
80% of Median	1438	1540	1848	2135	2382

LITCHFIELD COUNTY

For use by ALL developments in this Federal Statistical Area

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	14380	16420	18480	20520	22180	23820	25460	27100
25% of Median	17975	20525	23100	25650	27725	29775	31825	33875
30% of Median	21570	24630	27720	30780	33270	35730	38190	40650
40% of Median	28760	32840	36960	41040	44360	47640	50920	54200
50% of Median	35950	41050	46200	51300	55450	59550	63650	67750
60% of Median	43140	49260	55440	61560	66540	71460	76380	81300
70% of Median	50330	57470	64680	71820	77630	83370	89110	94850
80% of Median	57520	65680	73920	82080	88720	95280	101840	108400

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	359	385	462	533	595
25% of Median	449	481	577	667	744
30% of Median	539	577	693	800	893
40% of Median	719	770	924	1067	1191
50% of Median	898	962	1155	1334	1488
60% of Median	1078	1155	1386	1601	1786
70% of Median	1258	1347	1617	1868	2084
80% of Median	1438	1540	1848	2135	2382

WINDHAM COUNTY HMFA

For use by ALL developments in this Federal Statistical Area

INCOME LIMITS	1 person	2 person	3 person	4 person	5 person	6 person	7 person	8 person
20% of Median	14380	16420	18480	20520	22180	23820	25460	27100
25% of Median	17975	20525	23100	25650	27725	29775	31825	33875
30% of Median	21570	24630	27720	30780	33270	35730	38190	40650
40% of Median	28760	32840	36960	41040	44360	47640	50920	54200
50% of Median	35950	41050	46200	51300	55450	59550	63650	67750
60% of Median	43140	49260	55440	61560	66540	71460	76380	81300
70% of Median	50330	57470	64680	71820	77630	83370	89110	94850
80% of Median	57520	65680	73920	82080	88720	95280	101840	108400

RENT LIMITS	Studio	1 bedroom	2 bedroom	3 bedroom	4 bedroom
20% of Median	359	385	462	533	595
25% of Median	449	481	577	667	744
30% of Median	539	577	693	800	893
40% of Median	719	770	924	1067	1191
50% of Median	898	962	1155	1334	1488
60% of Median	1078	1155	1386	1601	1786
70% of Median	1258	1347	1617	1868	2084
80% of Median	1438	1540	1848	2135	2382