



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Gainesville, FL MSA	\$69,800	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	24,450	27,950	31,450	<b>34,900</b>	37,700	40,500	43,300	46,100
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,700	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	39,100	44,700	50,300	<b>55,850</b>	60,350	64,800	69,300	73,750

**NOTE:** Alachua County is part of the **Gainesville, FL MSA**, so all information presented here applies to all of the **Gainesville, FL MSA**.

The **Gainesville, FL MSA** contains the following areas: Alachua County, FL; and Gilchrist County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



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FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Baker County, FL HUD Metro FMR Area</b>	\$71,600	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	24,900	28,450	32,000	<b>35,550</b>	38,400	41,250	44,100	46,950
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,950	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	39,800	45,500	51,200	<b>56,850</b>	61,400	65,950	70,500	75,050

**NOTE:** Baker County is part of the **Baker County, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Baker County, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Baker County, FL HUD Metro FMR Area**.

The **Baker County, FL HUD Metro FMR Area** contains the following areas: Baker County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not



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FY 2020 Income Limit Area	Median Family Income <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Panama City-Lynn Haven-Panama City Beach, FL HUD Metro FMR Area</b>	\$72,000	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	24,300	27,800	31,250	<b>34,700</b>	37,500	40,300	43,050	45,850
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,600	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	38,850	44,400	49,950	<b>55,500</b>	59,950	64,400	68,850	73,300

**NOTE:** Bay County is part of the **Panama City-Lynn Haven-Panama City Beach, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Panama City-Lynn Haven-Panama City Beach, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Panama City-Lynn Haven-Panama City Beach, FL HUD Metro FMR Area**.

The **Panama City-Lynn Haven-Panama City Beach, FL HUD Metro FMR Area** contains the following areas: Bay County, FL;

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## FY 2020 Income Limits Summary

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FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Bradford County, FL	\$59,500	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	20,850	23,800	26,800	<b>29,750</b>	32,150	34,550	36,900	39,300
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	30,680	34,550*	36,900*	39,300*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	33,350	38,100	42,850	<b>47,600</b>	51,450	55,250	59,050	62,850

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Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Bradford County, FL](#)



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## FY 2020 Income Limits Summary

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FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Palm Bay- Melbourne- Titusville, FL MSA</b>	\$69,200	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	24,250	27,700	31,150	<b>34,600</b>	37,400	40,150	42,950	45,700
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,550	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	38,750	44,300	49,850	<b>55,350</b>	59,800	64,250	68,650	73,100

**NOTE:** Brevard County is part of the **Palm Bay-Melbourne-Titusville, FL MSA**, so all information presented here applies to all of the **Palm Bay-Melbourne-Titusville, FL MSA**.

The **Palm Bay-Melbourne-Titusville, FL MSA** contains the following areas: Brevard County, FL;

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## FY 2020 Income Limits Summary

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FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Fort Lauderdale, FL HUD Metro FMR Area	\$74,800	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	31,200	35,650	40,100	<b>44,550</b>	48,150	51,700	55,250	58,850
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	18,750	21,400	24,100	<b>26,750</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	49,950	57,050	64,200	<b>71,300</b>	77,050	82,750	88,450	94,150

**NOTE:** Broward County is part of the **Fort Lauderdale, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Fort Lauderdale, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Fort Lauderdale, FL HUD Metro FMR Area**.

The **Fort Lauderdale, FL HUD Metro FMR Area** contains the following areas: Broward County, FL;

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FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Calhoun County, FL</b>	\$47,900	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

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Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Calhoun County, FL](#)



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FY 2020 Income Limit Area	Median Family Income <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Punta Gorda, FL MSA</b>	\$64,100	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	21,650	24,750	27,850	<b>30,900</b>	33,400	35,850	38,350	40,800
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	13,000	17,240	21,720	<b>26,200</b>	30,680	35,160	38,350*	40,800*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	34,650	39,600	44,550	<b>49,450</b>	53,450	57,400	61,350	65,300

**NOTE:** Charlotte County is part of the **Punta Gorda, FL MSA**, so all information presented here applies to all of the **Punta Gorda, FL MSA**.

The **Punta Gorda, FL MSA** contains the following areas: Charlotte County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

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FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Homosassa Springs, FL MSA	\$55,900	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	19,600	22,400	25,200	<b>27,950</b>	30,200	32,450	34,700	36,900
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	30,200*	32,450*	34,700*	36,900*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	31,300	35,800	40,250	<b>44,700</b>	48,300	51,900	55,450	59,050

**NOTE:** Citrus County is part of the **Homosassa Springs, FL MSA**, so all information presented here applies to all of the **Homosassa Springs, FL MSA**.

The **Homosassa Springs, FL MSA** contains the following areas: Citrus County, FL;

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Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Homosassa Springs, FL MSA](#)



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FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Jacksonville, FL HUD Metro FMR Area</b>	\$75,000	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	26,250	30,000	33,750	<b>37,500</b>	40,500	43,500	46,500	49,500
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,750	18,000	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	42,000	48,000	54,000	<b>60,000</b>	64,800	69,600	74,400	79,200

**NOTE:** Clay County is part of the **Jacksonville, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Jacksonville, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Jacksonville, FL HUD Metro FMR Area**.

The **Jacksonville, FL HUD Metro FMR Area** contains the following areas: Clay County, FL; Duval County, FL; Nassau County, FL; and St. Johns County, FL.

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FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Naples- Immokalee- Marco Island, FL MSA	\$82,300	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	28,850	32,950	37,050	<b>41,150</b>	44,450	47,750	51,050	54,350
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	17,300	19,800	22,250	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	46,100	52,700	59,300	<b>65,850</b>	71,150	76,400	81,700	86,950

**NOTE:** Collier County is part of the **Naples-Immokalee-Marco Island, FL MSA**, so all information presented here applies to all of the **Naples-Immokalee-Marco Island, FL MSA**.

The **Naples-Immokalee-Marco Island, FL MSA** contains the following areas: Collier County, FL;

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For last year's Median Family Income and Income Limits, please see here:



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FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Columbia County, FL	\$55,200	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	19,600	22,400	25,200	<b>28,000</b>	30,250	32,500	34,750	37,000
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	30,250*	32,500*	34,750*	37,000*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	31,400	35,850	40,350	<b>44,800</b>	48,400	52,000	55,600	59,150

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For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Columbia County, FL](#)



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FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
DeSoto County, FL	\$42,700	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

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FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Dixie County, FL	\$44,600	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

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[FY2019 Median Family Income and Income Limits for Dixie County, FL](#)



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Jacksonville, FL HUD Metro FMR Area</b>	\$75,000	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	26,250	30,000	33,750	<b>37,500</b>	40,500	43,500	46,500	49,500
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,750	18,000	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	42,000	48,000	54,000	<b>60,000</b>	64,800	69,600	74,400	79,200

**NOTE:** Duval County is part of the **Jacksonville, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Jacksonville, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Jacksonville, FL HUD Metro FMR Area**.

The **Jacksonville, FL HUD Metro FMR Area** contains the following areas: Clay County, FL; Duval County, FL; Nassau County, FL; and St. Johns County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Pensacola- Ferry Pass- Brent, FL MSA	\$65,900	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	23,100	26,400	29,700	<b>32,950</b>	35,600	38,250	40,900	43,500
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	13,850	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	43,500*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	36,900	42,200	47,450	<b>52,700</b>	56,950	61,150	65,350	69,600

**NOTE:** Escambia County is part of the **Pensacola-Ferry Pass-Brent, FL MSA**, so all information presented here applies to all of the **Pensacola-Ferry Pass-Brent, FL MSA**.

The **Pensacola-Ferry Pass-Brent, FL MSA** contains the following areas: Escambia County, FL; and Santa Rosa County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).





# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Palm Coast, FL HUD Metro FMR Area	\$65,600	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	23,000	26,250	29,550	<b>32,800</b>	35,450	38,050	40,700	43,300
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	13,800	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	43,300*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	36,750	42,000	47,250	<b>52,500</b>	56,700	60,900	65,100	69,300

**NOTE:** Flagler County is part of the **Palm Coast, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Palm Coast, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Palm Coast, FL HUD Metro FMR Area**.

The **Palm Coast, FL HUD Metro FMR Area** contains the following areas: Flagler County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Franklin County, FL</b>	\$55,400	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	19,400	22,200	24,950	<b>27,700</b>	29,950	32,150	34,350	36,600
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	12,760	17,240	21,720	<b>26,200</b>	29,950*	32,150*	34,350*	36,600*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	31,050	35,450	39,900	<b>44,300</b>	47,850	51,400	54,950	58,500

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our [associated FY 2020 Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Tallahassee, FL HUD Metro FMR Area	\$72,700	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	25,450	29,100	32,750	<b>36,350</b>	39,300	42,200	45,100	48,000
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,300	17,450	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	40,750	46,550	52,350	<b>58,150</b>	62,850	67,500	72,150	76,800

**NOTE:** Gadsden County is part of the **Tallahassee, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Tallahassee, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Tallahassee, FL HUD Metro FMR Area**.

The **Tallahassee, FL HUD Metro FMR Area** contains the following areas: Gadsden County, FL; Jefferson County, FL; and Leon County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Gainesville, FL MSA	\$69,800	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	24,450	27,950	31,450	<b>34,900</b>	37,700	40,500	43,300	46,100
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	14,700	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	39,100	44,700	50,300	<b>55,850</b>	60,350	64,800	69,300	73,750

**NOTE:** Gilchrist County is part of the **Gainesville, FL MSA**, so all information presented here applies to all of the **Gainesville, FL MSA**.

The **Gainesville, FL MSA** contains the following areas: Alachua County, FL; and Gilchrist County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Glades County, FL	\$45,900	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Glades County, FL](#)



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Gulf County, FL HUD Metro FMR Area</b>	\$59,300	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	20,550	23,500	26,450	<b>29,350</b>	31,700	34,050	36,400	38,750
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	30,680	34,050*	36,400*	38,750*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	32,900	37,600	42,300	<b>46,950</b>	50,750	54,500	58,250	62,000

**NOTE:** Gulf County is part of the **Gulf County, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Gulf County, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Gulf County, FL HUD Metro FMR Area**.

The **Gulf County, FL HUD Metro FMR Area** contains the following areas: Gulf County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Hamilton County, FL	\$44,600	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Hamilton County, FL](#)



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Hardee County, FL	\$49,000	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Hardee County, FL](#)





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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Hendry County, FL	\$47,400	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Hendry County, FL](#)



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Tampa-St. Petersburg-Clearwater, FL MSA	\$69,200	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	24,650	28,150	31,650	<b>35,150</b>	38,000	40,800	43,600	46,400
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	14,800	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	39,400	45,000	50,650	<b>56,250</b>	60,750	65,250	69,750	74,250

**NOTE:** Hernando County is part of the **Tampa-St. Petersburg-Clearwater, FL MSA**, so all information presented here applies to all of the **Tampa-St. Petersburg-Clearwater, FL MSA**.

The **Tampa-St. Petersburg-Clearwater, FL MSA** contains the following areas: Hernando County, FL; Hillsborough County, FL; Pasco County, FL; and Pinellas County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Sebring, FL MSA</b>	\$49,600	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

**NOTE:** Highlands County is part of the **Sebring, FL MSA**, so all information presented here applies to all of the **Sebring, FL MSA**.

The **Sebring, FL MSA** contains the following areas: Highlands County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Tampa-St. Petersburg- Clearwater, FL MSA	\$69,200	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	24,650	28,150	31,650	<b>35,150</b>	38,000	40,800	43,600	46,400
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,800	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	39,400	45,000	50,650	<b>56,250</b>	60,750	65,250	69,750	74,250

**NOTE:** Hillsborough County is part of the **Tampa-St. Petersburg-Clearwater, FL MSA**, so all information presented here applies to all of the **Tampa-St. Petersburg-Clearwater, FL MSA**.

The **Tampa-St. Petersburg-Clearwater, FL MSA** contains the following areas: Hernando County, FL; Hillsborough County, FL; Pasco County, FL; and Pinellas County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Holmes County, FL	\$51,600	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Holmes County, FL](#)



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Sebastian- Vero Beach, FL MSA</b>	\$69,600	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	24,400	27,850	31,350	<b>34,800</b>	37,600	40,400	43,200	45,950
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,650	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	39,000	44,600	50,150	<b>55,700</b>	60,200	64,650	69,100	73,550

**NOTE:** Indian River County is part of the **Sebastian-Vero Beach, FL MSA**, so all information presented here applies to all of the **Sebastian-Vero Beach, FL MSA**.

The **Sebastian-Vero Beach, FL MSA** contains the following areas: Indian River County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](#) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Jackson County, FL	\$51,000	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Jackson County, FL](#)



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](#) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Tallahassee, FL HUD Metro FMR Area	\$72,700	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	25,450	29,100	32,750	<b>36,350</b>	39,300	42,200	45,100	48,000
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,300	17,450	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	40,750	46,550	52,350	<b>58,150</b>	62,850	67,500	72,150	76,800

**NOTE:** Jefferson County is part of the **Tallahassee, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Tallahassee, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Tallahassee, FL HUD Metro FMR Area**.

The **Tallahassee, FL HUD Metro FMR Area** contains the following areas: Gadsden County, FL; Jefferson County, FL; and Leon County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.





# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Lafayette County, FL	\$60,100	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	19,550	22,350	25,150	<b>27,900</b>	30,150	32,400	34,600	36,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	30,150*	32,400*	34,600*	36,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	31,250	35,700	40,150	<b>44,600</b>	48,200	51,750	55,350	58,900

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Lafayette County, FL](#)



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](#) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Orlando- Kissimmee- Sanford, FL MSA	\$68,100	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	25,450	29,100	32,750	<b>36,350</b>	39,300	42,200	45,100	48,000
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,300	17,450	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	40,750	46,550	52,350	<b>58,150</b>	62,850	67,500	72,150	76,800

**NOTE:** Lake County is part of the **Orlando-Kissimmee-Sanford, FL MSA**, so all information presented here applies to all of the **Orlando-Kissimmee-Sanford, FL MSA**.

The **Orlando-Kissimmee-Sanford, FL MSA** contains the following areas: Lake County, FL; Orange County, FL; Osceola County, FL; and Seminole County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Cape Coral-Fort Myers, FL MSA	\$68,700	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	24,150	27,600	31,050	<b>34,450</b>	37,250	40,000	42,750	45,500
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	14,500	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	38,600	44,100	49,600	<b>55,100</b>	59,550	63,950	68,350	72,750

**NOTE:** Lee County is part of the **Cape Coral-Fort Myers, FL MSA**, so all information presented here applies to all of the **Cape Coral-Fort Myers, FL MSA**.

The **Cape Coral-Fort Myers, FL MSA** contains the following areas: Lee County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](#) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Tallahassee, FL HUD Metro FMR Area	\$72,700	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	25,450	29,100	32,750	<b>36,350</b>	39,300	42,200	45,100	48,000
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,300	17,450	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	40,750	46,550	52,350	<b>58,150</b>	62,850	67,500	72,150	76,800

**NOTE:** Leon County is part of the **Tallahassee, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Tallahassee, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Tallahassee, FL HUD Metro FMR Area**.

The **Tallahassee, FL HUD Metro FMR Area** contains the following areas: Gadsden County, FL; Jefferson County, FL; and Leon County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Levy County, FL	\$47,500	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Levy County, FL](#)



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Liberty County, FL	\$44,500	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Madison County, FL</b>	\$44,000	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our [associated FY 2020 Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Madison County, FL](#)



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>North Port- Sarasota- Bradenton, FL MSA</b>	\$76,700	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	26,800	30,600	34,450	<b>38,250</b>	41,350	44,400	47,450	50,500
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	16,100	18,400	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	42,850	49,000	55,100	<b>61,200</b>	66,100	71,000	75,900	80,800

**NOTE:** Manatee County is part of the **North Port-Sarasota-Bradenton, FL MSA**, so all information presented here applies to all of the **North Port-Sarasota-Bradenton, FL MSA**.

The **North Port-Sarasota-Bradenton, FL MSA** contains the following areas: Manatee County, FL; and Sarasota County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).





# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Ocala, FL MSA</b>	\$55,000	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	19,250	22,000	24,750	<b>27,500</b>	29,700	31,900	34,100	36,300
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	29,700*	31,900*	34,100*	36,300*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	30,800	35,200	39,600	<b>44,000</b>	47,550	51,050	54,600	58,100

**NOTE:** Marion County is part of the **Ocala, FL MSA**, so all information presented here applies to all of the **Ocala, FL MSA**.

The **Ocala, FL MSA** contains the following areas: Marion County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Port St. Lucie, FL MSA	\$67,500	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	24,350	27,800	31,300	<b>34,750</b>	37,550	40,350	43,100	45,900
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	14,600	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	38,900	44,450	50,000	<b>55,550</b>	60,000	64,450	68,900	73,350

**NOTE:** Martin County is part of the **Port St. Lucie, FL MSA**, so all information presented here applies to all of the **Port St. Lucie, FL MSA**.

The **Port St. Lucie, FL MSA** contains the following areas: Martin County, FL; and St. Lucie County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Miami- Miami Beach- Kendall, FL HUD Metro FMR Area	\$59,100	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	32,000	36,600	41,150	<b>45,700</b>	49,400	53,050	56,700	60,350
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	19,200	21,950	24,700	<b>27,400</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	51,200	58,500	65,800	<b>73,100</b>	78,950	84,800	90,650	96,500

**NOTE:** Miami-Dade County is part of the **Miami-Miami Beach-Kendall, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Miami-Miami Beach-Kendall, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Miami-Miami Beach-Kendall, FL HUD Metro FMR Area**.

The **Miami-Miami Beach-Kendall, FL HUD Metro FMR Area** contains the following areas: Miami-Dade County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Monroe County, FL</b>	\$81,400	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	35,250	40,300	45,350	<b>50,350</b>	54,400	58,450	62,450	66,500
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	21,150	24,200	27,200	<b>30,200</b>	32,650	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	56,400	64,450	72,500	<b>80,550</b>	87,000	93,450	99,900	106,350

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Monroe County, FL](#)



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Jacksonville, FL HUD Metro FMR Area</b>	\$75,000	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	26,250	30,000	33,750	<b>37,500</b>	40,500	43,500	46,500	49,500
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,750	18,000	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	42,000	48,000	54,000	<b>60,000</b>	64,800	69,600	74,400	79,200

**NOTE:** Nassau County is part of the **Jacksonville, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Jacksonville, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Jacksonville, FL HUD Metro FMR Area**.

The **Jacksonville, FL HUD Metro FMR Area** contains the following areas: Clay County, FL; Duval County, FL; Nassau County, FL; and St. Johns County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Crestview-Fort Walton Beach-Destin, FL HUD Metro FMR Area</b>	\$81,600	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	27,300	31,200	35,100	<b>38,950</b>	42,100	45,200	48,300	51,450
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	16,350	18,700	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	43,650	49,850	56,100	<b>62,300</b>	67,300	72,300	77,300	82,250

**NOTE:** Okaloosa County is part of the **Crestview-Fort Walton Beach-Destin, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Crestview-Fort Walton Beach-Destin, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Crestview-Fort Walton Beach-Destin, FL HUD Metro FMR Area**.

The **Crestview-Fort Walton Beach-Destin, FL HUD Metro FMR Area** contains the following areas: Okaloosa County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Okeechobee County, FL</b>	\$48,500	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Okeechobee County, FL](#)

Select a different county or county equivalent in Florida:

Select any FY2020 HUD Metropolitan FMR Area's Income Limits:

Abilene, TX MSA





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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Orlando- Kissimmee- Sanford, FL MSA	\$68,100	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	25,450	29,100	32,750	<b>36,350</b>	39,300	42,200	45,100	48,000
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,300	17,450	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	40,750	46,550	52,350	<b>58,150</b>	62,850	67,500	72,150	76,800

**NOTE:** Orange County is part of the **Orlando-Kissimmee-Sanford, FL MSA**, so all information presented here applies to all of the **Orlando-Kissimmee-Sanford, FL MSA**.

The **Orlando-Kissimmee-Sanford, FL MSA** contains the following areas: Lake County, FL; Orange County, FL; Osceola County, FL; and Seminole County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).





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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Orlando-Kissimmee-Sanford, FL MSA	\$68,100	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	25,450	29,100	32,750	<b>36,350</b>	39,300	42,200	45,100	48,000
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,300	17,450	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	40,750	46,550	52,350	<b>58,150</b>	62,850	67,500	72,150	76,800

**NOTE:** Osceola County is part of the **Orlando-Kissimmee-Sanford, FL MSA**, so all information presented here applies to all of the **Orlando-Kissimmee-Sanford, FL MSA**.

The **Orlando-Kissimmee-Sanford, FL MSA** contains the following areas: Lake County, FL; Orange County, FL; Osceola County, FL; and Seminole County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>West Palm Beach-Boca Raton, FL HUD Metro FMR Area</b>	\$79,100	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	30,750	35,150	39,550	<b>43,900</b>	47,450	50,950	54,450	57,950
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	18,450	21,100	23,750	<b>26,350</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	49,200	56,200	63,250	<b>70,250</b>	75,900	81,500	87,150	92,750

**NOTE:** Palm Beach County is part of the **West Palm Beach-Boca Raton, FL HUD Metro FMR Area**, so all information presented here applies to all of the **West Palm Beach-Boca Raton, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **West Palm Beach-Boca Raton, FL HUD Metro FMR Area**.

The **West Palm Beach-Boca Raton, FL HUD Metro FMR Area** contains the following areas: Palm Beach County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Tampa-St. Petersburg-Clearwater, FL MSA	\$69,200	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	24,650	28,150	31,650	<b>35,150</b>	38,000	40,800	43,600	46,400
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	14,800	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	39,400	45,000	50,650	<b>56,250</b>	60,750	65,250	69,750	74,250

**NOTE:** Pasco County is part of the **Tampa-St. Petersburg-Clearwater, FL MSA**, so all information presented here applies to all of the **Tampa-St. Petersburg-Clearwater, FL MSA**.

The **Tampa-St. Petersburg-Clearwater, FL MSA** contains the following areas: Hernando County, FL; Hillsborough County, FL; Pasco County, FL; and Pinellas County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Tampa-St. Petersburg- Clearwater, FL MSA	\$69,200	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	24,650	28,150	31,650	<b>35,150</b>	38,000	40,800	43,600	46,400
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,800	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	39,400	45,000	50,650	<b>56,250</b>	60,750	65,250	69,750	74,250

**NOTE:** Pinellas County is part of the **Tampa-St. Petersburg-Clearwater, FL MSA**, so all information presented here applies to all of the **Tampa-St. Petersburg-Clearwater, FL MSA**.

The **Tampa-St. Petersburg-Clearwater, FL MSA** contains the following areas: Hernando County, FL; Hillsborough County, FL; Pasco County, FL; and Pinellas County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Lakeland- Winter Haven, FL MSA</b>	\$58,800	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	20,600	23,550	26,500	<b>29,400</b>	31,800	34,150	36,500	38,850
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	12,760	17,240	21,720	<b>26,200</b>	30,680	34,150*	36,500*	38,850*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	32,950	37,650	42,350	<b>47,050</b>	50,850	54,600	58,350	62,150

**NOTE:** Polk County is part of the **Lakeland-Winter Haven, FL MSA**, so all information presented here applies to all of the **Lakeland-Winter Haven, FL MSA**.

The **Lakeland-Winter Haven, FL MSA** contains the following areas: Polk County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Putnam County, FL	\$41,600	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Putnam County, FL](#)



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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Pensacola- Ferry Pass- Brent, FL MSA	\$65,900	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	23,100	26,400	29,700	<b>32,950</b>	35,600	38,250	40,900	43,500
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	13,850	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	43,500*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	36,900	42,200	47,450	<b>52,700</b>	56,950	61,150	65,350	69,600

**NOTE:** Santa Rosa County is part of the **Pensacola-Ferry Pass-Brent, FL MSA**, so all information presented here applies to all of the **Pensacola-Ferry Pass-Brent, FL MSA**.

The **Pensacola-Ferry Pass-Brent, FL MSA** contains the following areas: Escambia County, FL; and Santa Rosa County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>North Port- Sarasota- Bradenton, FL MSA</b>	\$76,700	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	26,800	30,600	34,450	<b>38,250</b>	41,350	44,400	47,450	50,500
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	16,100	18,400	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	42,850	49,000	55,100	<b>61,200</b>	66,100	71,000	75,900	80,800

**NOTE:** Sarasota County is part of the **North Port-Sarasota-Bradenton, FL MSA**, so all information presented here applies to all of the **North Port-Sarasota-Bradenton, FL MSA**.

The **North Port-Sarasota-Bradenton, FL MSA** contains the following areas: Manatee County, FL; and Sarasota County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).





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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Orlando- Kissimmee- Sanford, FL MSA	\$68,100	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	25,450	29,100	32,750	<b>36,350</b>	39,300	42,200	45,100	48,000
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,300	17,450	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	40,750	46,550	52,350	<b>58,150</b>	62,850	67,500	72,150	76,800

**NOTE:** Seminole County is part of the **Orlando-Kissimmee-Sanford, FL MSA**, so all information presented here applies to all of the **Orlando-Kissimmee-Sanford, FL MSA**.

The **Orlando-Kissimmee-Sanford, FL MSA** contains the following areas: Lake County, FL; Orange County, FL; Osceola County, FL; and Seminole County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](#) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Jacksonville, FL HUD Metro FMR Area</b>	\$75,000	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	26,250	30,000	33,750	<b>37,500</b>	40,500	43,500	46,500	49,500
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	15,750	18,000	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	42,000	48,000	54,000	<b>60,000</b>	64,800	69,600	74,400	79,200

**NOTE:** St. Johns County is part of the **Jacksonville, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Jacksonville, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Jacksonville, FL HUD Metro FMR Area**.

The **Jacksonville, FL HUD Metro FMR Area** contains the following areas: Clay County, FL; Duval County, FL; Nassau County, FL; and St. Johns County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Port St. Lucie, FL MSA	\$67,500	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	24,350	27,800	31,300	<b>34,750</b>	37,550	40,350	43,100	45,900
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	14,600	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	38,900	44,450	50,000	<b>55,550</b>	60,000	64,450	68,900	73,350

**NOTE:** St. Lucie County is part of the **Port St. Lucie, FL MSA**, so all information presented here applies to all of the **Port St. Lucie, FL MSA**.

The **Port St. Lucie, FL MSA** contains the following areas: Martin County, FL; and St. Lucie County, FL.

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
The Villages, FL MSA	\$67,500	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	23,750	27,150	30,550	<b>33,900</b>	36,650	39,350	42,050	44,750
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,250	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	38,000	43,400	48,850	<b>54,250</b>	58,600	62,950	67,300	71,650

**NOTE:** Sumter County is part of the **The Villages, FL MSA**, so all information presented here applies to all of the **The Villages, FL MSA**.

The **The Villages, FL MSA** contains the following areas: Sumter County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our [associated FY 2020 Fair Market Rent documentation system](#).



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Suwannee County, FL</b>	\$51,700	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Taylor County, FL	\$49,100	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Taylor County, FL](#)



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

[HUD.gov](http://HUD.gov) [HUD User Home](#) [Data Sets](#) [Fair Market Rents](#) [Section 8 Income Limits](#) [MTSP Income Limits](#) [HUD LIHTC Database](#)

## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Union County, FL	\$49,700	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as established by the Department of Health and Human Services (HHS), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Union County, FL](#)



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Deltona- Daytona Beach- Ormond Beach, FL HUD Metro FMR Area	\$64,900	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	22,750	26,000	29,250	<b>32,450</b>	35,050	37,650	40,250	42,850
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	13,650	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	42,850*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	36,350	41,550	46,750	<b>51,900</b>	56,100	60,250	64,400	68,550

NOTE: Volusia County is part of the **Deltona-Daytona Beach-Ormond Beach, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Deltona-Daytona Beach-Ormond Beach, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Deltona-Daytona Beach-Ormond Beach, FL HUD Metro FMR Area**.

The **Deltona-Daytona Beach-Ormond Beach, FL HUD Metro FMR Area** contains the following areas:  
Volusia County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not





# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Wakulla County, FL HUD Metro FMR Area	\$70,000	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	24,450	27,950	31,450	<b>34,900</b>	37,700	40,500	43,300	46,100
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	14,700	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	44,120
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	39,100	44,700	50,300	<b>55,850</b>	60,350	64,800	69,300	73,750

**NOTE:** Wakulla County is part of the **Wakulla County, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Wakulla County, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Wakulla County, FL HUD Metro FMR Area**.

The **Wakulla County, FL HUD Metro FMR Area** contains the following areas: Wakulla County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not



# FY 2020 INCOME LIMITS DOCUMENTATION SYSTEM

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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <input type="button" value="Explanation"/>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Walton County, FL HUD Metro FMR Area</b>	\$66,300	Very Low (50%) Income Limits (\$) <input type="button" value="Explanation"/>	23,250	26,550	29,850	<b>33,150</b>	35,850	38,500	41,150	43,800
		Extremely Low Income Limits (\$)* <input type="button" value="Explanation"/>	13,950	17,240	21,720	<b>26,200</b>	30,680	35,160	39,640	43,800*
		Low (80%) Income Limits (\$) <input type="button" value="Explanation"/>	37,150	42,450	47,750	<b>53,050</b>	57,300	61,550	65,800	70,050

**NOTE:** Walton County is part of the **Walton County, FL HUD Metro FMR Area**, so all information presented here applies to all of the **Walton County, FL HUD Metro FMR Area**. HUD generally uses the Office of Management and Budget (OMB) area definitions in the calculation of income limit program parameters. However, to ensure that program parameters do not vary significantly due to area definition changes, HUD has used custom geographic definitions for the **Walton County, FL HUD Metro FMR Area**.

The **Walton County, FL HUD Metro FMR Area** contains the following areas: Walton County, FL;

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

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## FY 2020 Income Limits Summary

**Selecting any of the buttons labeled "Explanation" will display detailed calculation steps for each of the various parameters.**

FY 2020 Income Limit Area	Median Family Income  <a href="#">Explanation</a>	FY 2020 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
<b>Washington County, FL</b>	\$50,700	Very Low (50%) Income Limits (\$) <a href="#">Explanation</a>	18,500	21,150	23,800	<b>26,400</b>	28,550	30,650	32,750	34,850
		Extremely Low Income Limits (\$)* <a href="#">Explanation</a>	12,760	17,240	21,720	<b>26,200</b>	28,550*	30,650*	32,750*	34,850*
		Low (80%) Income Limits (\$) <a href="#">Explanation</a>	29,600	33,800	38,050	<b>42,250</b>	45,650	49,050	52,400	55,800

\* The FY 2014 Consolidated Appropriations Act changed the definition of extremely low-income to be the greater of 30/50ths (60 percent) of the Section 8 very low-income limit or the poverty guideline as [established by the Department of Health and Human Services \(HHS\)](#), provided that this amount is not greater than the Section 8 50% very low-income limit. Consequently, the extremely low income limits may equal the very low (50%) income limits.

Income Limit areas are based on FY 2020 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2020 [Fair Market Rent documentation system](#).

For last year's Median Family Income and Income Limits, please see here:

[FY2019 Median Family Income and Income Limits for Washington County, FL](#)

Select a different county or county equivalent in Florida:

Select any FY2020 HUD Metropolitan FMR Area's Income Limits:

Abilene, TX MSA ▼