



FY 2021 INCOME LIMITS DOCUMENTATION SYSTEM

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FY 2021 Income Limits Summary

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

FY 2021 Income Limit Area	Median Family Income Explanation	FY 2021 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
North Port- Sarasota- Bradenton, FL MSA	\$77,200	Very Low (50%) Income Limits (\$) Explanation	27,050	30,900	34,750	38,600	41,700	44,800	47,900	51,000
		Extremely Low Income Limits (\$)* Explanation	16,250	18,550	21,960	26,500	31,040	35,580	40,120	44,660
		Low (80%) Income Limits (\$) Explanation	43,250	49,400	55,600	61,750	66,700	71,650	76,600	81,550

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 2021 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2021 [Fair Market Rent documentation system](#).