



FY 2021 INCOME LIMITS DOCUMENTATION SYSTEM

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FY 2021 Income Limits Summary

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

FY 2021 Income Limit Area	Median Family Income Click for More Detail	FY 2021 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Bloomington, IL HUD Metro FMR Area	\$93,200	Very Low (50%) Income Limits (\$) Click for More Detail	32,650	37,300	41,950	46,600	50,350	54,100	57,800	61,550
		Extremely Low Income Limits (\$)* Click for More Detail	19,600	22,400	25,200	27,950	31,040	35,580	40,120	44,660
		Low (80%) Income Limits (\$) Click for More Detail	52,200	59,650	67,100	74,550	80,550	86,500	92,450	98,450

NOTE: McLean County is part of the **Bloomington, IL HUD Metro FMR Area**, so all information presented here applies to all of the **Bloomington, IL 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 **Bloomington, IL HUD Metro FMR Area**.

The **Bloomington, IL HUD Metro FMR Area** contains the following areas: McLean County, IL;

* 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](#).

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

FY2020 Median Family Income and Income Limits for Bloomington, IL HUD Metro FMR Area

Select a different county or county equivalent in Illinois:

- Marshall County
- Mason County
- Massac County
- McDonough County
- McHenry County
- McLean County

Select county or county equivalent

Select any FY2021 HUD Metropolitan FMR Area's Income Limits:

Bloomington, IL HUD Metro FMR Area

Select HMFA Income Limits Area

Or press below to start over and select a different state:

Select a new state

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Prepared by the [Program Parameters and Research Division](#), HUD.