

**2021 Income & Rent Limits**  
Effective 04/01/2021

**County List**

**Note:** Lines shaded in purple indicate reductions from 2020 levels.

Section 3009 (a)(E)(ii) of the Housing and Economic Recovery Act of 2008 defines projects in service in either 2007 or 2008 within certain counties as "HUD Hold Harmless Impacted project(s)." These projects are given special income limits as defined in part (a)(E)(ii)(II) of Section 3009. These income limits and their associated rents are identified as "50% HERA Special" and "60% HERA Special" in the tables below. For counties where the "HERA Special" income limits are represented below as "N/A," these special income limits do not apply.

**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Abbeville									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 51,200													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
50% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
60% Standard	22,560	25,740	28,980	32,160	34,740	37,320	39,900	42,480	564	603	724	836	933
60% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Aiken									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 69,900													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	9,680	11,060	12,440	13,820	14,940	16,040	17,140	18,260	242	259	311	359	401
30% Standard	14,520	16,590	18,660	20,730	22,410	24,060	25,710	27,390	363	388	466	539	601
40% Standard	19,360	22,120	24,880	27,640	29,880	32,080	34,280	36,520	484	518	622	719	802
<b>50% Standard</b>	<b>24,200</b>	<b>27,650</b>	<b>31,100</b>	<b>34,550</b>	<b>37,350</b>	<b>40,100</b>	<b>42,850</b>	<b>45,650</b>	<b>605</b>	<b>648</b>	<b>777</b>	<b>898</b>	<b>1,002</b>
50% HERA Special	24,500	28,000	31,500	34,950	37,750	40,550	43,350	46,150	612	656	787	908	1,013
60% Standard	29,040	33,180	37,320	41,460	44,820	48,120	51,420	54,780	726	777	933	1,078	1,203
60% HERA Special	29,400	33,600	37,800	41,940	45,300	48,660	52,020	55,380	735	787	945	1,090	1,216
70% Standard	33,880	38,710	43,540	48,370	52,290	56,140	59,990	63,910	847	907	1,088	1,258	1,403
80% Standard	38,720	44,240	49,760	55,280	59,760	64,160	68,560	73,040	968	1,037	1,244	1,438	1,604

Allendale									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 40,300													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
50% HERA Special	19,650	22,450	25,250	28,050	30,300	32,550	34,800	37,050	491	526	631	729	813
60% Standard	22,560	25,740	28,980	32,160	34,740	37,320	39,900	42,480	564	603	724	836	933
60% HERA Special	23,580	26,940	30,300	33,660	36,360	39,060	41,760	44,460	589	631	757	875	976
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Anderson									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 69,600													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	9,560	10,920	12,280	13,640	14,740	15,840	16,920	18,020	239	256	307	354	396
30% Standard	14,340	16,380	18,420	20,460	22,110	23,760	25,380	27,030	358	384	460	532	594
40% Standard	19,120	21,840	24,560	27,280	29,480	31,680	33,840	36,040	478	512	614	709	792
<b>50% Standard</b>	<b>23,900</b>	<b>27,300</b>	<b>30,700</b>	<b>34,100</b>	<b>36,850</b>	<b>39,600</b>	<b>42,300</b>	<b>45,050</b>	<b>597</b>	<b>640</b>	<b>767</b>	<b>886</b>	<b>990</b>
50% HERA Special	25,550	29,200	32,850	36,450	39,400	42,300	45,200	48,150	638	684	821	948	1,057
60% Standard	28,680	32,760	36,840	40,920	44,220	47,520	50,760	54,060	717	768	921	1,064	1,188
60% HERA Special	30,660	35,040	39,420	43,740	47,280	50,760	54,240	57,780	766	821	985	1,137	1,269
70% Standard	33,460	38,220	42,980	47,740	51,590	55,440	59,220	63,070	836	896	1,074	1,241	1,386
80% Standard	38,240	43,680	49,120	54,560	58,960	63,360	67,680	72,080	956	1,024	1,228	1,419	1,584

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**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Income Limits for Family Size									Rent Limits				
Median Income: 49,700									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>23,350</b>	<b>26,700</b>	<b>30,050</b>	<b>33,350</b>	<b>36,050</b>	<b>38,700</b>	<b>41,400</b>	<b>44,050</b>	<b>583</b>	<b>625</b>	<b>751</b>	<b>867</b>	<b>967</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>28,020</b>	<b>32,040</b>	<b>36,060</b>	<b>40,020</b>	<b>43,260</b>	<b>46,440</b>	<b>49,680</b>	<b>52,860</b>	<b>700</b>	<b>750</b>	<b>901</b>	<b>1,041</b>	<b>1,161</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Income Limits for Family Size									Rent Limits				
Median Income: 52,200									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>26,800</b>	<b>30,600</b>	<b>34,450</b>	<b>38,250</b>	<b>41,350</b>	<b>44,400</b>	<b>47,450</b>	<b>50,500</b>	<b>670</b>	<b>717</b>	<b>861</b>	<b>995</b>	<b>1,110</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>32,160</b>	<b>36,720</b>	<b>41,340</b>	<b>45,900</b>	<b>49,620</b>	<b>53,280</b>	<b>56,940</b>	<b>60,600</b>	<b>804</b>	<b>861</b>	<b>1,033</b>	<b>1,194</b>	<b>1,332</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Income Limits for Family Size									Rent Limits				
Median Income: 76,000									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	10,860	12,400	13,960	15,500	16,740	17,980	19,220	20,460	271	290	349	403	449
30% Standard	16,290	18,600	20,940	23,250	25,110	26,970	28,830	30,690	407	436	523	604	674
40% Standard	21,720	24,800	27,920	31,000	33,480	35,960	38,440	40,920	543	581	698	806	899
<b>50% Standard</b>	<b>27,150</b>	<b>31,000</b>	<b>34,900</b>	<b>38,750</b>	<b>41,850</b>	<b>44,950</b>	<b>48,050</b>	<b>51,150</b>	<b>678</b>	<b>726</b>	<b>872</b>	<b>1,007</b>	<b>1,123</b>
<b>50% HERA Special</b>	<b>29,750</b>	<b>34,000</b>	<b>38,250</b>	<b>42,500</b>	<b>45,900</b>	<b>49,300</b>	<b>52,700</b>	<b>56,100</b>	<b>743</b>	<b>796</b>	<b>956</b>	<b>1,105</b>	<b>1,232</b>
<b>60% Standard</b>	<b>32,580</b>	<b>37,200</b>	<b>41,880</b>	<b>46,500</b>	<b>50,220</b>	<b>53,940</b>	<b>57,660</b>	<b>61,380</b>	<b>814</b>	<b>872</b>	<b>1,047</b>	<b>1,209</b>	<b>1,348</b>
<b>60% HERA Special</b>	<b>35,700</b>	<b>40,800</b>	<b>45,900</b>	<b>51,000</b>	<b>55,080</b>	<b>59,160</b>	<b>63,240</b>	<b>67,320</b>	<b>892</b>	<b>956</b>	<b>1,147</b>	<b>1,326</b>	<b>1,479</b>
70% Standard	38,010	43,400	48,860	54,250	58,590	62,930	67,270	71,610	950	1,017	1,221	1,410	1,573
80% Standard	43,440	49,600	55,840	62,000	66,960	71,920	76,880	81,840	1,086	1,163	1,396	1,612	1,798

Income Limits for Family Size									Rent Limits				
Median Income: 82,100									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	11,500	13,140	14,780	16,420	17,740	19,060	20,380	21,680	287	308	369	427	476
30% Standard	17,250	19,710	22,170	24,630	26,610	28,590	30,570	32,520	431	462	554	640	714
40% Standard	23,000	26,280	29,560	32,840	35,480	38,120	40,760	43,360	575	616	739	854	953
<b>50% Standard</b>	<b>28,750</b>	<b>32,850</b>	<b>36,950</b>	<b>41,050</b>	<b>44,350</b>	<b>47,650</b>	<b>50,950</b>	<b>54,200</b>	<b>718</b>	<b>770</b>	<b>923</b>	<b>1,067</b>	<b>1,191</b>
<b>50% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>60% Standard</b>	<b>34,500</b>	<b>39,420</b>	<b>44,340</b>	<b>49,260</b>	<b>53,220</b>	<b>57,180</b>	<b>61,140</b>	<b>65,040</b>	<b>862</b>	<b>924</b>	<b>1,108</b>	<b>1,281</b>	<b>1,429</b>
<b>60% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
70% Standard	40,250	45,990	51,730	57,470	62,090	66,710	71,330	75,880	1,006	1,078	1,293	1,494	1,667
80% Standard	46,000	52,560	59,120	65,680	70,960	76,240	81,520	86,720	1,150	1,232	1,478	1,708	1,906

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Calhoun									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 72,100													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	10,100	11,540	12,980	14,420	15,580	16,740	17,900	19,040	252	270	324	375	418
30% Standard	15,150	17,310	19,470	21,630	23,370	25,110	26,850	28,560	378	405	486	562	627
40% Standard	20,200	23,080	25,960	28,840	31,160	33,480	35,800	38,080	505	541	649	750	837
<b>50% Standard</b>	<b>25,250</b>	<b>28,850</b>	<b>32,450</b>	<b>36,050</b>	<b>38,950</b>	<b>41,850</b>	<b>44,750</b>	<b>47,600</b>	<b>631</b>	<b>676</b>	<b>811</b>	<b>937</b>	<b>1,046</b>
<b>50% HERA Special</b>	<b>26,050</b>	<b>29,750</b>	<b>33,450</b>	<b>37,150</b>	<b>40,150</b>	<b>43,100</b>	<b>46,100</b>	<b>49,050</b>	<b>651</b>	<b>697</b>	<b>836</b>	<b>966</b>	<b>1,077</b>
<b>60% Standard</b>	<b>30,300</b>	<b>34,620</b>	<b>38,940</b>	<b>43,260</b>	<b>46,740</b>	<b>50,220</b>	<b>53,700</b>	<b>57,120</b>	<b>757</b>	<b>811</b>	<b>973</b>	<b>1,125</b>	<b>1,255</b>
<b>60% HERA Special</b>	<b>31,260</b>	<b>35,700</b>	<b>40,140</b>	<b>44,580</b>	<b>48,180</b>	<b>51,720</b>	<b>55,320</b>	<b>58,860</b>	<b>781</b>	<b>837</b>	<b>1,003</b>	<b>1,159</b>	<b>1,293</b>
70% Standard	35,350	40,390	45,430	50,470	54,530	58,590	62,650	66,640	883	946	1,135	1,312	1,464
80% Standard	40,400	46,160	51,920	57,680	62,320	66,960	71,600	76,160	1,010	1,082	1,298	1,500	1,674

Charleston									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 82,100													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	11,500	13,140	14,780	16,420	17,740	19,060	20,380	21,680	287	308	369	427	476
30% Standard	17,250	19,710	22,170	24,630	26,610	28,590	30,570	32,520	431	462	554	640	714
40% Standard	23,000	26,280	29,560	32,840	35,480	38,120	40,760	43,360	575	616	739	854	953
<b>50% Standard</b>	<b>28,750</b>	<b>32,850</b>	<b>36,950</b>	<b>41,050</b>	<b>44,350</b>	<b>47,650</b>	<b>50,950</b>	<b>54,200</b>	<b>718</b>	<b>770</b>	<b>923</b>	<b>1,067</b>	<b>1,191</b>
<b>50% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>60% Standard</b>	<b>34,500</b>	<b>39,420</b>	<b>44,340</b>	<b>49,260</b>	<b>53,220</b>	<b>57,180</b>	<b>61,140</b>	<b>65,040</b>	<b>862</b>	<b>924</b>	<b>1,108</b>	<b>1,281</b>	<b>1,429</b>
<b>60% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
70% Standard	40,250	45,990	51,730	57,470	62,090	66,710	71,330	75,880	1,006	1,078	1,293	1,494	1,667
80% Standard	46,000	52,560	59,120	65,680	70,960	76,240	81,520	86,720	1,150	1,232	1,478	1,708	1,906

Cherokee									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 52,100													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>21,500</b>	<b>24,600</b>	<b>27,650</b>	<b>30,700</b>	<b>33,200</b>	<b>35,650</b>	<b>38,100</b>	<b>40,550</b>	<b>537</b>	<b>576</b>	<b>691</b>	<b>798</b>	<b>891</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>25,800</b>	<b>29,520</b>	<b>33,180</b>	<b>36,840</b>	<b>39,840</b>	<b>42,780</b>	<b>45,720</b>	<b>48,660</b>	<b>645</b>	<b>691</b>	<b>829</b>	<b>958</b>	<b>1,069</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Chester									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 57,100													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,960	9,100	10,240	11,360	12,280	13,180	14,100	15,000	199	213	256	295	329
30% Standard	11,940	13,650	15,360	17,040	18,420	19,770	21,150	22,500	298	319	384	443	494
40% Standard	15,920	18,200	20,480	22,720	24,560	26,360	28,200	30,000	398	426	512	591	659
<b>50% Standard</b>	<b>19,900</b>	<b>22,750</b>	<b>25,600</b>	<b>28,400</b>	<b>30,700</b>	<b>32,950</b>	<b>35,250</b>	<b>37,500</b>	<b>497</b>	<b>533</b>	<b>640</b>	<b>738</b>	<b>823</b>
<b>50% HERA Special</b>	<b>20,450</b>	<b>23,400</b>	<b>26,300</b>	<b>29,200</b>	<b>31,550</b>	<b>33,900</b>	<b>36,250</b>	<b>38,550</b>	<b>511</b>	<b>548</b>	<b>657</b>	<b>759</b>	<b>847</b>
<b>60% Standard</b>	<b>23,880</b>	<b>27,300</b>	<b>30,720</b>	<b>34,080</b>	<b>36,840</b>	<b>39,540</b>	<b>42,300</b>	<b>45,000</b>	<b>597</b>	<b>639</b>	<b>768</b>	<b>886</b>	<b>988</b>
<b>60% HERA Special</b>	<b>24,540</b>	<b>28,080</b>	<b>31,560</b>	<b>35,040</b>	<b>37,860</b>	<b>40,680</b>	<b>43,500</b>	<b>46,260</b>	<b>613</b>	<b>657</b>	<b>789</b>	<b>911</b>	<b>1,017</b>
70% Standard	27,860	31,850	35,840	39,760	42,980	46,130	49,350	52,500	696	746	896	1,034	1,153
80% Standard	31,840	36,400	40,960	45,440	49,120	52,720	56,400	60,000	796	853	1,024	1,182	1,318

**2021 Income & Rent Limits**  
Effective 04/01/2021

**County List**

**Note:** Lines shaded in purple indicate reductions from 2020 levels.

Section 3009 (a)(E)(ii) of the Housing and Economic Recovery Act of 2008 defines projects in service in either 2007 or 2008 within certain counties as "HUD Hold Harmless Impacted project(s)." These projects are given special income limits as defined in part (a)(E)(ii)(II) of Section 3009. These income limits and their associated rents are identified as "50% HERA Special" and "60% HERA Special" in the tables below. For counties where the "HERA Special" income limits are represented below as "N/A," these special income limits do not apply.

**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Chesterfield									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 50,300													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>19,250</b>	<b>22,000</b>	<b>24,750</b>	<b>27,450</b>	<b>29,650</b>	<b>31,850</b>	<b>34,050</b>	<b>36,250</b>	<b>481</b>	<b>515</b>	<b>618</b>	<b>713</b>	<b>796</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>23,100</b>	<b>26,400</b>	<b>29,700</b>	<b>32,940</b>	<b>35,580</b>	<b>38,220</b>	<b>40,860</b>	<b>43,500</b>	<b>577</b>	<b>618</b>	<b>742</b>	<b>856</b>	<b>955</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Clarendon									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 51,200													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>20,450</b>	<b>23,350</b>	<b>26,250</b>	<b>29,150</b>	<b>31,500</b>	<b>33,850</b>	<b>36,150</b>	<b>38,500</b>	<b>511</b>	<b>547</b>	<b>656</b>	<b>758</b>	<b>846</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>24,540</b>	<b>28,020</b>	<b>31,500</b>	<b>34,980</b>	<b>37,800</b>	<b>40,620</b>	<b>43,380</b>	<b>46,200</b>	<b>613</b>	<b>657</b>	<b>787</b>	<b>909</b>	<b>1,015</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Colleton									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 45,500													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Darlington									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 55,800													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,700	8,800	9,900	11,000	11,880	12,760	13,640	14,520	192	206	247	286	319
30% Standard	11,550	13,200	14,850	16,500	17,820	19,140	20,460	21,780	288	309	371	429	478
40% Standard	15,400	17,600	19,800	22,000	23,760	25,520	27,280	29,040	385	412	495	572	638
<b>50% Standard</b>	<b>19,250</b>	<b>22,000</b>	<b>24,750</b>	<b>27,500</b>	<b>29,700</b>	<b>31,900</b>	<b>34,100</b>	<b>36,300</b>	<b>481</b>	<b>515</b>	<b>618</b>	<b>715</b>	<b>797</b>
<b>50% HERA Special</b>	<b>20,150</b>	<b>23,000</b>	<b>25,900</b>	<b>28,750</b>	<b>31,050</b>	<b>33,350</b>	<b>35,650</b>	<b>37,950</b>	<b>503</b>	<b>539</b>	<b>647</b>	<b>747</b>	<b>833</b>
<b>60% Standard</b>	<b>23,100</b>	<b>26,400</b>	<b>29,700</b>	<b>33,000</b>	<b>35,640</b>	<b>38,280</b>	<b>40,920</b>	<b>43,560</b>	<b>577</b>	<b>618</b>	<b>742</b>	<b>858</b>	<b>957</b>
<b>60% HERA Special</b>	<b>24,180</b>	<b>27,600</b>	<b>31,080</b>	<b>34,500</b>	<b>37,260</b>	<b>40,020</b>	<b>42,780</b>	<b>45,540</b>	<b>604</b>	<b>647</b>	<b>777</b>	<b>897</b>	<b>1,000</b>
70% Standard	26,950	30,800	34,650	38,500	41,580	44,660	47,740	50,820	673	721	866	1,001	1,116
80% Standard	30,800	35,200	39,600	44,000	47,520	51,040	54,560	58,080	770	825	990	1,144	1,276

**2021 Income & Rent Limits**  
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**County List**

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**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Income Limits for Family Size									Rent Limits				
Median Income: 40,700									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
50% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
60% Standard	22,560	25,740	28,980	32,160	34,740	37,320	39,900	42,480	564	603	724	836	933
60% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Income Limits for Family Size									Rent Limits				
Median Income: 82,100									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	11,500	13,140	14,780	16,420	17,740	19,060	20,380	21,680	287	308	369	427	476
30% Standard	17,250	19,710	22,170	24,630	26,610	28,590	30,570	32,520	431	462	554	640	714
40% Standard	23,000	26,280	29,560	32,840	35,480	38,120	40,760	43,360	575	616	739	854	953
<b>50% Standard</b>	<b>28,750</b>	<b>32,850</b>	<b>36,950</b>	<b>41,050</b>	<b>44,350</b>	<b>47,650</b>	<b>50,950</b>	<b>54,200</b>	<b>718</b>	<b>770</b>	<b>923</b>	<b>1,067</b>	<b>1,191</b>
50% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
60% Standard	34,500	39,420	44,340	49,260	53,220	57,180	61,140	65,040	862	924	1,108	1,281	1,429
60% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
70% Standard	40,250	45,990	51,730	57,470	62,090	66,710	71,330	75,880	1,006	1,078	1,293	1,494	1,667
80% Standard	46,000	52,560	59,120	65,680	70,960	76,240	81,520	86,720	1,150	1,232	1,478	1,708	1,906

Income Limits for Family Size									Rent Limits				
Median Income: 69,900									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	9,680	11,060	12,440	13,820	14,940	16,040	17,140	18,260	242	259	311	359	401
30% Standard	14,520	16,590	18,660	20,730	22,410	24,060	25,710	27,390	363	388	466	539	601
40% Standard	19,360	22,120	24,880	27,640	29,880	32,080	34,280	36,520	484	518	622	719	802
<b>50% Standard</b>	<b>24,200</b>	<b>27,650</b>	<b>31,100</b>	<b>34,550</b>	<b>37,350</b>	<b>40,100</b>	<b>42,850</b>	<b>45,650</b>	<b>605</b>	<b>648</b>	<b>777</b>	<b>898</b>	<b>1,002</b>
50% HERA Special	24,500	28,000	31,500	34,950	37,750	40,550	43,350	46,150	612	656	787	908	1,013
60% Standard	29,040	33,180	37,320	41,460	44,820	48,120	51,420	54,780	726	777	933	1,078	1,203
60% HERA Special	29,400	33,600	37,800	41,940	45,300	48,660	52,020	55,380	735	787	945	1,090	1,216
70% Standard	33,880	38,710	43,540	48,370	52,290	56,140	59,990	63,910	847	907	1,088	1,258	1,403
80% Standard	38,720	44,240	49,760	55,280	59,760	64,160	68,560	73,040	968	1,037	1,244	1,438	1,604

Income Limits for Family Size									Rent Limits				
Median Income: 72,100									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	10,100	11,540	12,980	14,420	15,580	16,740	17,900	19,040	252	270	324	375	418
30% Standard	15,150	17,310	19,470	21,630	23,370	25,110	26,850	28,560	378	405	486	562	627
40% Standard	20,200	23,080	25,960	28,840	31,160	33,480	35,800	38,080	505	541	649	750	837
<b>50% Standard</b>	<b>25,250</b>	<b>28,850</b>	<b>32,450</b>	<b>36,050</b>	<b>38,950</b>	<b>41,850</b>	<b>44,750</b>	<b>47,600</b>	<b>631</b>	<b>676</b>	<b>811</b>	<b>937</b>	<b>1,046</b>
50% HERA Special	26,050	29,750	33,450	37,150	40,150	43,100	46,100	49,050	651	697	836	966	1,077
60% Standard	30,300	34,620	38,940	43,260	46,740	50,220	53,700	57,120	757	811	973	1,125	1,255
60% HERA Special	31,260	35,700	40,140	44,580	48,180	51,720	55,320	58,860	781	837	1,003	1,159	1,293
70% Standard	35,350	40,390	45,430	50,470	54,530	58,590	62,650	66,640	883	946	1,135	1,312	1,464
80% Standard	40,400	46,160	51,920	57,680	62,320	66,960	71,600	76,160	1,010	1,082	1,298	1,500	1,674

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**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Income Limits for Family Size									Rent Limits				
Median Income: 61,100									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	8,480	9,680	10,900	12,100	13,080	14,040	15,020	15,980	212	227	272	314	351
30% Standard	12,720	14,520	16,350	18,150	19,620	21,060	22,530	23,970	318	340	408	472	526
40% Standard	16,960	19,360	21,800	24,200	26,160	28,080	30,040	31,960	424	454	545	629	702
<b>50% Standard</b>	<b>21,200</b>	<b>24,200</b>	<b>27,250</b>	<b>30,250</b>	<b>32,700</b>	<b>35,100</b>	<b>37,550</b>	<b>39,950</b>	<b>530</b>	<b>567</b>	<b>681</b>	<b>786</b>	<b>877</b>
<b>50% HERA Special</b>	<b>22,300</b>	<b>25,500</b>	<b>28,700</b>	<b>31,850</b>	<b>34,400</b>	<b>36,950</b>	<b>39,500</b>	<b>42,050</b>	<b>557</b>	<b>597</b>	<b>717</b>	<b>828</b>	<b>923</b>
<b>60% Standard</b>	<b>25,440</b>	<b>29,040</b>	<b>32,700</b>	<b>36,300</b>	<b>39,240</b>	<b>42,120</b>	<b>45,060</b>	<b>47,940</b>	<b>636</b>	<b>681</b>	<b>817</b>	<b>944</b>	<b>1,053</b>
<b>60% HERA Special</b>	<b>26,760</b>	<b>30,600</b>	<b>34,440</b>	<b>38,220</b>	<b>41,280</b>	<b>44,340</b>	<b>47,400</b>	<b>50,460</b>	<b>669</b>	<b>717</b>	<b>861</b>	<b>993</b>	<b>1,108</b>
70% Standard	29,680	33,880	38,150	42,350	45,780	49,140	52,570	55,930	742	794	953	1,101	1,228
80% Standard	33,920	38,720	43,600	48,400	52,320	56,160	60,080	63,920	848	908	1,090	1,259	1,404

Income Limits for Family Size									Rent Limits				
Median Income: 64,500									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	9,040	10,320	11,620	12,900	13,940	14,980	16,000	17,040	226	242	290	335	374
30% Standard	13,560	15,480	17,430	19,350	20,910	22,470	24,000	25,560	339	363	435	503	561
40% Standard	18,080	20,640	23,240	25,800	27,880	29,960	32,000	34,080	452	484	581	671	749
<b>50% Standard</b>	<b>22,600</b>	<b>25,800</b>	<b>29,050</b>	<b>32,250</b>	<b>34,850</b>	<b>37,450</b>	<b>40,000</b>	<b>42,600</b>	<b>565</b>	<b>605</b>	<b>726</b>	<b>838</b>	<b>936</b>
<b>50% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>60% Standard</b>	<b>27,120</b>	<b>30,960</b>	<b>34,860</b>	<b>38,700</b>	<b>41,820</b>	<b>44,940</b>	<b>48,000</b>	<b>51,120</b>	<b>678</b>	<b>726</b>	<b>871</b>	<b>1,006</b>	<b>1,123</b>
<b>60% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
70% Standard	31,640	36,120	40,670	45,150	48,790	52,430	56,000	59,640	791	847	1,016	1,174	1,310
80% Standard	36,160	41,280	46,480	51,600	55,760	59,920	64,000	68,160	904	968	1,162	1,342	1,498

Income Limits for Family Size									Rent Limits				
Median Income: 77,200									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	10,820	12,360	13,900	15,440	16,680	17,920	19,160	20,400	270	289	347	401	448
30% Standard	16,230	18,540	20,850	23,160	25,020	26,880	28,740	30,600	405	434	521	602	672
40% Standard	21,640	24,720	27,800	30,880	33,360	35,840	38,320	40,800	541	579	695	803	896
<b>50% Standard</b>	<b>27,050</b>	<b>30,900</b>	<b>34,750</b>	<b>38,600</b>	<b>41,700</b>	<b>44,800</b>	<b>47,900</b>	<b>51,000</b>	<b>676</b>	<b>724</b>	<b>868</b>	<b>1,003</b>	<b>1,120</b>
<b>50% HERA Special</b>	<b>27,750</b>	<b>31,700</b>	<b>35,650</b>	<b>39,600</b>	<b>42,800</b>	<b>45,950</b>	<b>49,150</b>	<b>52,300</b>	<b>693</b>	<b>743</b>	<b>891</b>	<b>1,030</b>	<b>1,148</b>
<b>60% Standard</b>	<b>32,460</b>	<b>37,080</b>	<b>41,700</b>	<b>46,320</b>	<b>50,040</b>	<b>53,760</b>	<b>57,480</b>	<b>61,200</b>	<b>811</b>	<b>869</b>	<b>1,042</b>	<b>1,204</b>	<b>1,344</b>
<b>60% HERA Special</b>	<b>33,300</b>	<b>38,040</b>	<b>42,780</b>	<b>47,520</b>	<b>51,360</b>	<b>55,140</b>	<b>58,980</b>	<b>62,760</b>	<b>832</b>	<b>891</b>	<b>1,069</b>	<b>1,236</b>	<b>1,378</b>
70% Standard	37,870	43,260	48,650	54,040	58,380	62,720	67,060	71,400	946	1,014	1,216	1,405	1,568
80% Standard	43,280	49,440	55,600	61,760	66,720	71,680	76,640	81,600	1,082	1,159	1,390	1,606	1,792

Income Limits for Family Size									Rent Limits				
Median Income: 54,800									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,680	8,780	9,880	10,960	11,840	12,720	13,600	14,480	192	205	247	285	318
30% Standard	11,520	13,170	14,820	16,440	17,760	19,080	20,400	21,720	288	308	370	427	477
40% Standard	15,360	17,560	19,760	21,920	23,680	25,440	27,200	28,960	384	411	494	570	636
<b>50% Standard</b>	<b>19,200</b>	<b>21,950</b>	<b>24,700</b>	<b>27,400</b>	<b>29,600</b>	<b>31,800</b>	<b>34,000</b>	<b>36,200</b>	<b>480</b>	<b>514</b>	<b>617</b>	<b>712</b>	<b>795</b>
<b>50% HERA Special</b>	<b>20,100</b>	<b>23,000</b>	<b>25,850</b>	<b>28,700</b>	<b>31,000</b>	<b>33,300</b>	<b>35,600</b>	<b>37,900</b>	<b>502</b>	<b>538</b>	<b>646</b>	<b>746</b>	<b>832</b>
<b>60% Standard</b>	<b>23,040</b>	<b>26,340</b>	<b>29,640</b>	<b>32,880</b>	<b>35,520</b>	<b>38,160</b>	<b>40,800</b>	<b>43,440</b>	<b>576</b>	<b>617</b>	<b>741</b>	<b>855</b>	<b>954</b>
<b>60% HERA Special</b>	<b>24,120</b>	<b>27,600</b>	<b>31,020</b>	<b>34,440</b>	<b>37,200</b>	<b>39,960</b>	<b>42,720</b>	<b>45,480</b>	<b>603</b>	<b>646</b>	<b>775</b>	<b>895</b>	<b>999</b>
70% Standard	26,880	30,730	34,580	38,360	41,440	44,520	47,600	50,680	672	720	864	997	1,113
80% Standard	30,720	35,120	39,520	43,840	47,360	50,880	54,400	57,920	768	823	988	1,140	1,272

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Hampton									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 45,900													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
50% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
60% Standard	22,560	25,740	28,980	32,160	34,740	37,320	39,900	42,480	564	603	724	836	933
60% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Horry									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 61,300													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	8,560	9,780	11,000	12,220	13,200	14,180	15,160	16,140	214	229	275	317	354
30% Standard	12,840	14,670	16,500	18,330	19,800	21,270	22,740	24,210	321	343	412	476	531
40% Standard	17,120	19,560	22,000	24,440	26,400	28,360	30,320	32,280	428	458	550	635	709
<b>50% Standard</b>	<b>21,400</b>	<b>24,450</b>	<b>27,500</b>	<b>30,550</b>	<b>33,000</b>	<b>35,450</b>	<b>37,900</b>	<b>40,350</b>	<b>535</b>	<b>573</b>	<b>687</b>	<b>794</b>	<b>886</b>
50% HERA Special	21,950	25,050	28,200	31,300	33,850	36,350	38,850	41,350	548	587	705	814	908
60% Standard	25,680	29,340	33,000	36,660	39,600	42,540	45,480	48,420	642	687	825	953	1,063
60% HERA Special	26,340	30,060	33,840	37,560	40,620	43,620	46,620	49,620	658	705	846	977	1,090
70% Standard	29,960	34,230	38,500	42,770	46,200	49,630	53,060	56,490	749	802	962	1,112	1,240
80% Standard	34,240	39,120	44,000	48,880	52,800	56,720	60,640	64,560	856	917	1,100	1,271	1,418

Jasper									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 48,000													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,560	8,640	9,720	10,800	11,680	12,540	13,400	14,260	189	202	243	281	313
30% Standard	11,340	12,960	14,580	16,200	17,520	18,810	20,100	21,390	283	303	364	421	470
40% Standard	15,120	17,280	19,440	21,600	23,360	25,080	26,800	28,520	378	405	486	562	627
<b>50% Standard</b>	<b>18,900</b>	<b>21,600</b>	<b>24,300</b>	<b>27,000</b>	<b>29,200</b>	<b>31,350</b>	<b>33,500</b>	<b>35,650</b>	<b>472</b>	<b>506</b>	<b>607</b>	<b>702</b>	<b>783</b>
50% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
60% Standard	22,680	25,920	29,160	32,400	35,040	37,620	40,200	42,780	567	607	729	843	940
60% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
70% Standard	26,460	30,240	34,020	37,800	40,880	43,890	46,900	49,910	661	708	850	983	1,097
80% Standard	30,240	34,560	38,880	43,200	46,720	50,160	53,600	57,040	756	810	972	1,124	1,254

Kershaw									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 59,300													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	8,540	9,760	10,980	12,180	13,160	14,140	15,120	16,080	213	228	274	316	353
30% Standard	12,810	14,640	16,470	18,270	19,740	21,210	22,680	24,120	320	343	411	475	530
40% Standard	17,080	19,520	21,960	24,360	26,320	28,280	30,240	32,160	427	457	549	633	707
<b>50% Standard</b>	<b>21,350</b>	<b>24,400</b>	<b>27,450</b>	<b>30,450</b>	<b>32,900</b>	<b>35,350</b>	<b>37,800</b>	<b>40,200</b>	<b>533</b>	<b>571</b>	<b>686</b>	<b>791</b>	<b>883</b>
50% HERA Special	22,750	26,000	29,250	32,500	35,100	37,700	40,300	42,900	568	609	731	845	942
60% Standard	25,620	29,280	32,940	36,540	39,480	42,420	45,360	48,240	640	686	823	950	1,060
60% HERA Special	27,300	31,200	35,100	39,000	42,120	45,240	48,360	51,480	682	731	877	1,014	1,131
70% Standard	29,890	34,160	38,430	42,630	46,060	49,490	52,920	56,280	747	800	960	1,108	1,237
80% Standard	34,160	39,040	43,920	48,720	52,640	56,560	60,480	64,320	854	915	1,098	1,267	1,414

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Lancaster									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 73,300													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	9,900	11,300	12,720	14,120	15,260	16,380	17,520	18,640	247	265	318	367	409
30% Standard	14,850	16,950	19,080	21,180	22,890	24,570	26,280	27,960	371	397	477	550	614
40% Standard	19,800	22,600	25,440	28,240	30,520	32,760	35,040	37,280	495	530	636	734	819
<b>50% Standard</b>	<b>24,750</b>	<b>28,250</b>	<b>31,800</b>	<b>35,300</b>	<b>38,150</b>	<b>40,950</b>	<b>43,800</b>	<b>46,600</b>	<b>618</b>	<b>662</b>	<b>795</b>	<b>918</b>	<b>1,023</b>
<b>50% HERA Special</b>	<b>27,950</b>	<b>31,950</b>	<b>35,950</b>	<b>39,900</b>	<b>43,100</b>	<b>46,300</b>	<b>49,500</b>	<b>52,700</b>	<b>698</b>	<b>748</b>	<b>898</b>	<b>1,037</b>	<b>1,157</b>
<b>60% Standard</b>	<b>29,700</b>	<b>33,900</b>	<b>38,160</b>	<b>42,360</b>	<b>45,780</b>	<b>49,140</b>	<b>52,560</b>	<b>55,920</b>	<b>742</b>	<b>795</b>	<b>954</b>	<b>1,101</b>	<b>1,228</b>
<b>60% HERA Special</b>	<b>33,540</b>	<b>38,340</b>	<b>43,140</b>	<b>47,880</b>	<b>51,720</b>	<b>55,560</b>	<b>59,400</b>	<b>63,240</b>	<b>838</b>	<b>898</b>	<b>1,078</b>	<b>1,245</b>	<b>1,389</b>
70% Standard	34,650	39,550	44,520	49,420	53,410	57,330	61,320	65,240	866	927	1,113	1,285	1,433
80% Standard	39,600	45,200	50,880	56,480	61,040	65,520	70,080	74,560	990	1,060	1,272	1,469	1,638

Laurens									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 47,500													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>19,450</b>	<b>22,200</b>	<b>25,000</b>	<b>27,750</b>	<b>30,000</b>	<b>32,200</b>	<b>34,450</b>	<b>36,650</b>	<b>486</b>	<b>520</b>	<b>625</b>	<b>721</b>	<b>805</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>23,340</b>	<b>26,640</b>	<b>30,000</b>	<b>33,300</b>	<b>36,000</b>	<b>38,640</b>	<b>41,340</b>	<b>43,980</b>	<b>583</b>	<b>624</b>	<b>750</b>	<b>866</b>	<b>966</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Lee									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 43,700													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Lexington									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 72,100													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	10,100	11,540	12,980	14,420	15,580	16,740	17,900	19,040	252	270	324	375	418
30% Standard	15,150	17,310	19,470	21,630	23,370	25,110	26,850	28,560	378	405	486	562	627
40% Standard	20,200	23,080	25,960	28,840	31,160	33,480	35,800	38,080	505	541	649	750	837
<b>50% Standard</b>	<b>25,250</b>	<b>28,850</b>	<b>32,450</b>	<b>36,050</b>	<b>38,950</b>	<b>41,850</b>	<b>44,750</b>	<b>47,600</b>	<b>631</b>	<b>676</b>	<b>811</b>	<b>937</b>	<b>1,046</b>
<b>50% HERA Special</b>	<b>26,050</b>	<b>29,750</b>	<b>33,450</b>	<b>37,150</b>	<b>40,150</b>	<b>43,100</b>	<b>46,100</b>	<b>49,050</b>	<b>651</b>	<b>697</b>	<b>836</b>	<b>966</b>	<b>1,077</b>
<b>60% Standard</b>	<b>30,300</b>	<b>34,620</b>	<b>38,940</b>	<b>43,260</b>	<b>46,740</b>	<b>50,220</b>	<b>53,700</b>	<b>57,120</b>	<b>757</b>	<b>811</b>	<b>973</b>	<b>1,125</b>	<b>1,255</b>
<b>60% HERA Special</b>	<b>31,260</b>	<b>35,700</b>	<b>40,140</b>	<b>44,580</b>	<b>48,180</b>	<b>51,720</b>	<b>55,320</b>	<b>58,860</b>	<b>781</b>	<b>837</b>	<b>1,003</b>	<b>1,159</b>	<b>1,293</b>
70% Standard	35,350	40,390	45,430	50,470	54,530	58,590	62,650	66,640	883	946	1,135	1,312	1,464
80% Standard	40,400	46,160	51,920	57,680	62,320	66,960	71,600	76,160	1,010	1,082	1,298	1,500	1,674



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**Note:** Lines shaded in purple indicate reductions from 2020 levels.

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**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Income Limits for Family Size									Rent Limits				
Median Income: 44,100									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
50% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
60% Standard	22,560	25,740	28,980	32,160	34,740	37,320	39,900	42,480	564	603	724	836	933
60% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Income Limits for Family Size									Rent Limits				
Median Income: 43,700									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
50% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
60% Standard	22,560	25,740	28,980	32,160	34,740	37,320	39,900	42,480	564	603	724	836	933
60% HERA Special	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Income Limits for Family Size									Rent Limits				
Median Income: 57,100									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	8,000	9,140	10,280	11,420	12,340	13,260	14,180	15,080	200	214	257	297	331
30% Standard	12,000	13,710	15,420	17,130	18,510	19,890	21,270	22,620	300	321	385	445	497
40% Standard	16,000	18,280	20,560	22,840	24,680	26,520	28,360	30,160	400	428	514	594	663
<b>50% Standard</b>	<b>20,000</b>	<b>22,850</b>	<b>25,700</b>	<b>28,550</b>	<b>30,850</b>	<b>33,150</b>	<b>35,450</b>	<b>37,700</b>	<b>500</b>	<b>535</b>	<b>642</b>	<b>742</b>	<b>828</b>
50% HERA Special	20,200	23,100	26,000	28,850	31,200	33,500	35,800	38,100	505	541	650	750	837
60% Standard	24,000	27,420	30,840	34,260	37,020	39,780	42,540	45,240	600	642	771	891	994
60% HERA Special	24,240	27,720	31,200	34,620	37,440	40,200	42,960	45,720	606	649	780	900	1,005
70% Standard	28,000	31,990	35,980	39,970	43,190	46,410	49,630	52,780	700	749	899	1,039	1,160
80% Standard	32,000	36,560	41,120	45,680	49,360	53,040	56,720	60,320	800	857	1,028	1,188	1,326

Income Limits for Family Size									Rent Limits				
Median Income: 54,900									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,700	8,800	9,900	10,980	11,860	12,740	13,620	14,500	192	206	247	285	318
30% Standard	11,550	13,200	14,850	16,470	17,790	19,110	20,430	21,750	288	309	371	428	477
40% Standard	15,400	17,600	19,800	21,960	23,720	25,480	27,240	29,000	385	412	495	571	637
<b>50% Standard</b>	<b>19,250</b>	<b>22,000</b>	<b>24,750</b>	<b>27,450</b>	<b>29,650</b>	<b>31,850</b>	<b>34,050</b>	<b>36,250</b>	<b>481</b>	<b>515</b>	<b>618</b>	<b>713</b>	<b>796</b>
50% HERA Special	19,600	22,400	25,200	27,950	30,200	32,450	34,700	36,900	490	525	630	726	811
60% Standard	23,100	26,400	29,700	32,940	35,580	38,220	40,860	43,500	577	618	742	856	955
60% HERA Special	23,520	26,880	30,240	33,540	36,240	38,940	41,640	44,280	588	630	756	872	973
70% Standard	26,950	30,800	34,650	38,430	41,510	44,590	47,670	50,750	673	721	866	999	1,114
80% Standard	30,800	35,200	39,600	43,920	47,440	50,960	54,480	58,000	770	825	990	1,142	1,274

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**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Oconee									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 65,100													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	9,120	10,420	11,720	13,020	14,080	15,120	16,160	17,200	228	244	293	338	378
30% Standard	13,680	15,630	17,580	19,530	21,120	22,680	24,240	25,800	342	366	439	508	567
40% Standard	18,240	20,840	23,440	26,040	28,160	30,240	32,320	34,400	456	488	586	677	756
<b>50% Standard</b>	<b>22,800</b>	<b>26,050</b>	<b>29,300</b>	<b>32,550</b>	<b>35,200</b>	<b>37,800</b>	<b>40,400</b>	<b>43,000</b>	<b>570</b>	<b>610</b>	<b>732</b>	<b>846</b>	<b>945</b>
<b>50% HERA Special</b>	<b>23,100</b>	<b>26,400</b>	<b>29,700</b>	<b>32,950</b>	<b>35,600</b>	<b>38,250</b>	<b>40,900</b>	<b>43,500</b>	<b>577</b>	<b>618</b>	<b>742</b>	<b>856</b>	<b>956</b>
<b>60% Standard</b>	<b>27,360</b>	<b>31,260</b>	<b>35,160</b>	<b>39,060</b>	<b>42,240</b>	<b>45,360</b>	<b>48,480</b>	<b>51,600</b>	<b>684</b>	<b>732</b>	<b>879</b>	<b>1,016</b>	<b>1,134</b>
<b>60% HERA Special</b>	<b>27,720</b>	<b>31,680</b>	<b>35,640</b>	<b>39,540</b>	<b>42,720</b>	<b>45,900</b>	<b>49,080</b>	<b>52,200</b>	<b>693</b>	<b>742</b>	<b>891</b>	<b>1,028</b>	<b>1,147</b>
70% Standard	31,920	36,470	41,020	45,570	49,280	52,920	56,560	60,200	798	854	1,025	1,185	1,323
80% Standard	36,480	41,680	46,880	52,080	56,320	60,480	64,640	68,800	912	977	1,172	1,355	1,512

Orangeburg									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 46,300													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>21,350</b>	<b>24,400</b>	<b>27,450</b>	<b>30,500</b>	<b>32,950</b>	<b>35,400</b>	<b>37,850</b>	<b>40,300</b>	<b>533</b>	<b>571</b>	<b>686</b>	<b>793</b>	<b>885</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>25,620</b>	<b>29,280</b>	<b>32,940</b>	<b>36,600</b>	<b>39,540</b>	<b>42,480</b>	<b>45,420</b>	<b>48,360</b>	<b>640</b>	<b>686</b>	<b>823</b>	<b>951</b>	<b>1,062</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

Pickens									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 77,200													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	10,820	12,360	13,900	15,440	16,680	17,920	19,160	20,400	270	289	347	401	448
30% Standard	16,230	18,540	20,850	23,160	25,020	26,880	28,740	30,600	405	434	521	602	672
40% Standard	21,640	24,720	27,800	30,880	33,360	35,840	38,320	40,800	541	579	695	803	896
<b>50% Standard</b>	<b>27,050</b>	<b>30,900</b>	<b>34,750</b>	<b>38,600</b>	<b>41,700</b>	<b>44,800</b>	<b>47,900</b>	<b>51,000</b>	<b>676</b>	<b>724</b>	<b>868</b>	<b>1,003</b>	<b>1,120</b>
<b>50% HERA Special</b>	<b>27,750</b>	<b>31,700</b>	<b>35,650</b>	<b>39,600</b>	<b>42,800</b>	<b>45,950</b>	<b>49,150</b>	<b>52,300</b>	<b>693</b>	<b>743</b>	<b>891</b>	<b>1,030</b>	<b>1,148</b>
<b>60% Standard</b>	<b>32,460</b>	<b>37,080</b>	<b>41,700</b>	<b>46,320</b>	<b>50,040</b>	<b>53,760</b>	<b>57,480</b>	<b>61,200</b>	<b>811</b>	<b>869</b>	<b>1,042</b>	<b>1,204</b>	<b>1,344</b>
<b>60% HERA Special</b>	<b>33,300</b>	<b>38,040</b>	<b>42,780</b>	<b>47,520</b>	<b>51,360</b>	<b>55,140</b>	<b>58,980</b>	<b>62,760</b>	<b>832</b>	<b>891</b>	<b>1,069</b>	<b>1,236</b>	<b>1,378</b>
70% Standard	37,870	43,260	48,650	54,040	58,380	62,720	67,060	71,400	946	1,014	1,216	1,405	1,568
80% Standard	43,280	49,440	55,600	61,760	66,720	71,680	76,640	81,600	1,082	1,159	1,390	1,606	1,792

Richland									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 72,100													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	10,100	11,540	12,980	14,420	15,580	16,740	17,900	19,040	252	270	324	375	418
30% Standard	15,150	17,310	19,470	21,630	23,370	25,110	26,850	28,560	378	405	486	562	627
40% Standard	20,200	23,080	25,960	28,840	31,160	33,480	35,800	38,080	505	541	649	750	837
<b>50% Standard</b>	<b>25,250</b>	<b>28,850</b>	<b>32,450</b>	<b>36,050</b>	<b>38,950</b>	<b>41,850</b>	<b>44,750</b>	<b>47,600</b>	<b>631</b>	<b>676</b>	<b>811</b>	<b>937</b>	<b>1,046</b>
<b>50% HERA Special</b>	<b>26,050</b>	<b>29,750</b>	<b>33,450</b>	<b>37,150</b>	<b>40,150</b>	<b>43,100</b>	<b>46,100</b>	<b>49,050</b>	<b>651</b>	<b>697</b>	<b>836</b>	<b>966</b>	<b>1,077</b>
<b>60% Standard</b>	<b>30,300</b>	<b>34,620</b>	<b>38,940</b>	<b>43,260</b>	<b>46,740</b>	<b>50,220</b>	<b>53,700</b>	<b>57,120</b>	<b>757</b>	<b>811</b>	<b>973</b>	<b>1,125</b>	<b>1,255</b>
<b>60% HERA Special</b>	<b>31,260</b>	<b>35,700</b>	<b>40,140</b>	<b>44,580</b>	<b>48,180</b>	<b>51,720</b>	<b>55,320</b>	<b>58,860</b>	<b>781</b>	<b>837</b>	<b>1,003</b>	<b>1,159</b>	<b>1,293</b>
70% Standard	35,350	40,390	45,430	50,470	54,530	58,590	62,650	66,640	883	946	1,135	1,312	1,464
80% Standard	40,400	46,160	51,920	57,680	62,320	66,960	71,600	76,160	1,010	1,082	1,298	1,500	1,674

**2021 Income & Rent Limits**  
Effective 04/01/2021

**County List**

**Note:** Lines shaded in purple indicate reductions from 2020 levels.

Section 3009 (a)(E)(ii) of the Housing and Economic Recovery Act of 2008 defines projects in service in either 2007 or 2008 within certain counties as "HUD Hold Harmless Impacted project(s)." These projects are given special income limits as defined in part (a)(E)(ii)(II) of Section 3009. These income limits and their associated rents are identified as "50% HERA Special" and "60% HERA Special" in the tables below. For counties where the "HERA Special" income limits are represented below as "N/A," these special income limits do not apply.

**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Income Limits for Family Size									Rent Limits				
Median Income: <input type="text" value="72,100"/>									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	10,100	11,540	12,980	14,420	15,580	16,740	17,900	19,040	252	270	324	375	418
30% Standard	15,150	17,310	19,470	21,630	23,370	25,110	26,850	28,560	378	405	486	562	627
40% Standard	20,200	23,080	25,960	28,840	31,160	33,480	35,800	38,080	505	541	649	750	837
<b>50% Standard</b>	<b>25,250</b>	<b>28,850</b>	<b>32,450</b>	<b>36,050</b>	<b>38,950</b>	<b>41,850</b>	<b>44,750</b>	<b>47,600</b>	<b>631</b>	<b>676</b>	<b>811</b>	<b>937</b>	<b>1,046</b>
<b>50% HERA Special</b>	<b>26,050</b>	<b>29,750</b>	<b>33,450</b>	<b>37,150</b>	<b>40,150</b>	<b>43,100</b>	<b>46,100</b>	<b>49,050</b>	<b>651</b>	<b>697</b>	<b>836</b>	<b>966</b>	<b>1,077</b>
<b>60% Standard</b>	<b>30,300</b>	<b>34,620</b>	<b>38,940</b>	<b>43,260</b>	<b>46,740</b>	<b>50,220</b>	<b>53,700</b>	<b>57,120</b>	<b>757</b>	<b>811</b>	<b>973</b>	<b>1,125</b>	<b>1,255</b>
<b>60% HERA Special</b>	<b>31,260</b>	<b>35,700</b>	<b>40,140</b>	<b>44,580</b>	<b>48,180</b>	<b>51,720</b>	<b>55,320</b>	<b>58,860</b>	<b>781</b>	<b>837</b>	<b>1,003</b>	<b>1,159</b>	<b>1,293</b>
70% Standard	35,350	40,390	45,430	50,470	54,530	58,590	62,650	66,640	883	946	1,135	1,312	1,464
80% Standard	40,400	46,160	51,920	57,680	62,320	66,960	71,600	76,160	1,010	1,082	1,298	1,500	1,674

Income Limits for Family Size									Rent Limits				
Median Income: <input type="text" value="68,800"/>									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	9,520	10,880	12,240	13,580	14,680	15,760	16,840	17,940	238	255	306	353	394
30% Standard	14,280	16,320	18,360	20,370	22,020	23,640	25,260	26,910	357	382	459	529	591
40% Standard	19,040	21,760	24,480	27,160	29,360	31,520	33,680	35,880	476	510	612	706	788
<b>50% Standard</b>	<b>23,800</b>	<b>27,200</b>	<b>30,600</b>	<b>33,950</b>	<b>36,700</b>	<b>39,400</b>	<b>42,100</b>	<b>44,850</b>	<b>595</b>	<b>637</b>	<b>765</b>	<b>883</b>	<b>985</b>
<b>50% HERA Special</b>	<b>24,500</b>	<b>28,000</b>	<b>31,500</b>	<b>34,950</b>	<b>37,750</b>	<b>40,550</b>	<b>43,350</b>	<b>46,150</b>	<b>612</b>	<b>656</b>	<b>787</b>	<b>908</b>	<b>1,013</b>
<b>60% Standard</b>	<b>28,560</b>	<b>32,640</b>	<b>36,720</b>	<b>40,740</b>	<b>44,040</b>	<b>47,280</b>	<b>50,520</b>	<b>53,820</b>	<b>714</b>	<b>765</b>	<b>918</b>	<b>1,059</b>	<b>1,182</b>
<b>60% HERA Special</b>	<b>29,400</b>	<b>33,600</b>	<b>37,800</b>	<b>41,940</b>	<b>45,300</b>	<b>48,660</b>	<b>52,020</b>	<b>55,380</b>	<b>735</b>	<b>787</b>	<b>945</b>	<b>1,090</b>	<b>1,216</b>
70% Standard	33,320	38,080	42,840	47,530	51,380	55,160	58,940	62,790	833	892	1,071	1,236	1,379
80% Standard	38,080	43,520	48,960	54,320	58,720	63,040	67,360	71,760	952	1,020	1,224	1,413	1,576

Income Limits for Family Size									Rent Limits				
Median Income: <input type="text" value="54,300"/>									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,620	8,700	9,780	10,860	11,740	12,600	13,480	14,340	190	204	244	282	315
30% Standard	11,430	13,050	14,670	16,290	17,610	18,900	20,220	21,510	285	306	366	423	472
40% Standard	15,240	17,400	19,560	21,720	23,480	25,200	26,960	28,680	381	408	489	565	630
<b>50% Standard</b>	<b>19,050</b>	<b>21,750</b>	<b>24,450</b>	<b>27,150</b>	<b>29,350</b>	<b>31,500</b>	<b>33,700</b>	<b>35,850</b>	<b>476</b>	<b>510</b>	<b>611</b>	<b>706</b>	<b>787</b>
<b>50% HERA Special</b>	<b>19,750</b>	<b>22,550</b>	<b>25,350</b>	<b>28,150</b>	<b>30,450</b>	<b>32,700</b>	<b>34,950</b>	<b>37,200</b>	<b>493</b>	<b>528</b>	<b>633</b>	<b>732</b>	<b>817</b>
<b>60% Standard</b>	<b>22,860</b>	<b>26,100</b>	<b>29,340</b>	<b>32,580</b>	<b>35,220</b>	<b>37,800</b>	<b>40,440</b>	<b>43,020</b>	<b>571</b>	<b>612</b>	<b>733</b>	<b>847</b>	<b>945</b>
<b>60% HERA Special</b>	<b>23,700</b>	<b>27,060</b>	<b>30,420</b>	<b>33,780</b>	<b>36,540</b>	<b>39,240</b>	<b>41,940</b>	<b>44,640</b>	<b>592</b>	<b>634</b>	<b>760</b>	<b>879</b>	<b>981</b>
70% Standard	26,670	30,450	34,230	38,010	41,090	44,100	47,180	50,190	666	714	855	988	1,102
80% Standard	30,480	34,800	39,120	43,440	46,960	50,400	53,920	57,360	762	816	978	1,130	1,260

Income Limits for Family Size									Rent Limits				
Median Income: <input type="text" value="51,200"/>									Maximum Monthly Gross Rents				
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

**2021 Income & Rent Limits**  
Effective 04/01/2021

**County List**

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Section 3009 (a)(E)(ii) of the Housing and Economic Recovery Act of 2008 defines projects in service in either 2007 or 2008 within certain counties as "HUD Hold Harmless Impacted project(s)." These projects are given special income limits as defined in part (a)(E)(ii)(II) of Section 3009. These income limits and their associated rents are identified as "50% HERA Special" and "60% HERA Special" in the tables below. For counties where the "HERA Special" income limits are represented below as "N/A," these special income limits do not apply.

**Projects** to which the "HERA Special" limits do not apply will use the "Standard" income and rent limits. Income and rent levels should be determined on a project specific basis and should take into consideration factors such as placed-in-service date and rent floor election date.

Williamsburg									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 47,300													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	7,520	8,580	9,660	10,720	11,580	12,440	13,300	14,160	188	201	241	278	311
30% Standard	11,280	12,870	14,490	16,080	17,370	18,660	19,950	21,240	282	301	362	418	466
40% Standard	15,040	17,160	19,320	21,440	23,160	24,880	26,600	28,320	376	402	483	557	622
<b>50% Standard</b>	<b>18,800</b>	<b>21,450</b>	<b>24,150</b>	<b>26,800</b>	<b>28,950</b>	<b>31,100</b>	<b>33,250</b>	<b>35,400</b>	<b>470</b>	<b>503</b>	<b>603</b>	<b>696</b>	<b>777</b>
<b>50% HERA Special</b>	<b>21,250</b>	<b>24,250</b>	<b>27,300</b>	<b>30,300</b>	<b>32,750</b>	<b>35,150</b>	<b>37,600</b>	<b>40,000</b>	<b>531</b>	<b>568</b>	<b>682</b>	<b>788</b>	<b>878</b>
<b>60% Standard</b>	<b>22,560</b>	<b>25,740</b>	<b>28,980</b>	<b>32,160</b>	<b>34,740</b>	<b>37,320</b>	<b>39,900</b>	<b>42,480</b>	<b>564</b>	<b>603</b>	<b>724</b>	<b>836</b>	<b>933</b>
<b>60% HERA Special</b>	<b>25,500</b>	<b>29,100</b>	<b>32,760</b>	<b>36,360</b>	<b>39,300</b>	<b>42,180</b>	<b>45,120</b>	<b>48,000</b>	<b>637</b>	<b>682</b>	<b>819</b>	<b>945</b>	<b>1,054</b>
70% Standard	26,320	30,030	33,810	37,520	40,530	43,540	46,550	49,560	658	704	845	975	1,088
80% Standard	30,080	34,320	38,640	42,880	46,320	49,760	53,200	56,640	752	805	966	1,115	1,244

York									Rent Limits				
Income Limits for Family Size									Maximum Monthly Gross Rents				
Median Income: 84,200													
% of Median Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person	0 BR	1 BR	2 BR	3 BR	4 BR
20% Standard	11,800	13,480	15,160	16,840	18,200	19,540	20,900	22,240	295	316	379	438	488
30% Standard	17,700	20,220	22,740	25,260	27,300	29,310	31,350	33,360	442	474	568	657	732
40% Standard	23,600	26,960	30,320	33,680	36,400	39,080	41,800	44,480	590	632	758	876	977
<b>50% Standard</b>	<b>29,500</b>	<b>33,700</b>	<b>37,900</b>	<b>42,100</b>	<b>45,500</b>	<b>48,850</b>	<b>52,250</b>	<b>55,600</b>	<b>737</b>	<b>790</b>	<b>947</b>	<b>1,095</b>	<b>1,221</b>
<b>50% HERA Special</b>	<b>29,550</b>	<b>33,750</b>	<b>37,950</b>	<b>42,150</b>	<b>45,550</b>	<b>48,900</b>	<b>52,300</b>	<b>55,650</b>	<b>738</b>	<b>791</b>	<b>948</b>	<b>1,096</b>	<b>1,222</b>
<b>60% Standard</b>	<b>35,400</b>	<b>40,440</b>	<b>45,480</b>	<b>50,520</b>	<b>54,600</b>	<b>58,620</b>	<b>62,700</b>	<b>66,720</b>	<b>885</b>	<b>948</b>	<b>1,137</b>	<b>1,314</b>	<b>1,465</b>
<b>60% HERA Special</b>	<b>35,460</b>	<b>40,500</b>	<b>45,540</b>	<b>50,580</b>	<b>54,660</b>	<b>58,680</b>	<b>62,760</b>	<b>66,780</b>	<b>886</b>	<b>949</b>	<b>1,138</b>	<b>1,315</b>	<b>1,467</b>
70% Standard	41,300	47,180	53,060	58,940	63,700	68,390	73,150	77,840	1,032	1,106	1,326	1,533	1,709
80% Standard	47,200	53,920	60,640	67,360	72,800	78,160	83,600	88,960	1,180	1,264	1,516	1,752	1,954