



FY 2023 INCOME LIMITS DOCUMENTATION SYSTEM

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FY 2023 Income Limits Summary

FY 2023 Income Limit Area	Median Family Income Click for More Detail	FY 2023 Income Limit Category	Persons in Family							
			1	2	3	4	5	6	7	8
Charlotte-Concord-Gastonia, NC-SC HUD Metro FMR Area	\$102,800	Very Low (50%) Income Limits (\$) Click for More Detail	34,900	39,900	44,900	49,850	53,850	57,850	61,850	65,850
		Extremely Low Income Limits (\$)* Click for More Detail	20,950	23,950	26,950	30,000	35,140	40,280	45,420	50,560
		Low (80%) Income Limits (\$) Click for More Detail	55,850	63,800	71,800	79,750	86,150	92,550	98,900	105,300

NOTE: **Gaston County** is part of the **Charlotte-Concord-Gastonia, NC-SC HUD Metro FMR Area**, so all information presented here applies to all of the Charlotte-Concord-Gastonia, NC-SC 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 Charlotte-Concord-Gastonia, NC-SC HUD Metro FMR Area.

The **Charlotte-Concord-Gastonia, NC-SC HUD Metro FMR Area** contains the following areas: Cabarrus County, NC; Gaston County, NC; Mecklenburg County, NC; Union County, NC; and York County, SC.

* 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 2023 Fair Market Rent (FMR) areas. For information on FMRs, please see our associated FY 2023 [Fair Market Rent documentation system](#).

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

[FY2022 Median Family Income and Income Limits for Charlotte-Concord-Gastonia, NC-SC HUD Metro FMR Area](#)

Select a different county or county equivalent in North Carolina:

- Duplin County ▲
- Durham County
- Edgecombe County
- Forsyth County
- Franklin County
- Gaston County ▼

[Select county or county equivalent](#)

Select any FY2023 HUD Metropolitan FMR Area's Income Limits:

Charlotte-Concord-Gastonia, NC-SC 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.