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Community Affairs Program
Division of Supervision and Consumer Protection

TO: Interested Parties
FROM: FDIC Community Affairs Program, Boston Area Office
SUBJECT: **2009 Estimated Median Family Income**
DATE: April 30, 2009

The Boston Area Office Community Affairs staff has prepared its annual spreadsheet providing the latest **Estimated Median Family Income** (MFI) for New England states. This information is presented on two geographical levels: **Metropolitan Area, and State-wide nonmetropolitan**. The source is the *Federal Financial Institutions Examination Council* (FFIEC), which processes for CRA and HMDA purposes the original data produced by the U.S. Department of Housing and Urban Development: <http://www.ffiec.gov/hmda/pdf/msa09inc.pdf>.

As reported in previous releases of this resource, the *Metropolitan Division* (MetroDiv or MD) was created in 2003 by subdividing the nation's largest MSAs/CBSAs (Core Based Statistical Areas) into two or more MDs, each of which consists of at least one whole county. HUD has stated that MDs are "conceptually equivalent" to the old PMSAs (Primary Metropolitan Statistical Areas).

2009EST_INC.xls identifies the four New England Metropolitan Divisions (three in Massachusetts and one in New Hampshire):

<i>Boston - Quincy, MA (MD #14484)</i>
<i>Cambridge - Newton - Framingham, MA (#15764)</i>
<i>Peabody, MA (#37764)</i>
<i>Rockingham County - Strafford County NH (#40484)</i>

All four MDs are within the Boston-Cambridge-Quincy MA-NH MSA/CBSA (14460).

According to previous FFIEC advice, "(I)nstitutions subject to HMDA and CRA data collection and reporting have been instructed to report property location using MSA code or MetroDiv code if the property is located in a MetroDiv, beginning 1/1/04... Reporting property location by MetroDiv within the 11 largest MSAs recognizes that within those MSAs/CBSAs there are significant demographic and economic variations, and the data are more useful if reported at the MetroDiv level." For this reason, FFIEC does not provide the income figure for the entire *Boston-Cambridge-Quincy MA-NH MSA/CBSA*, which includes the four MDs.

We hope the attached will be helpful to you. If you have any questions or comments about this spreadsheet, please feel free to contact:

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For Examination-related Questions...

FDIC-examined institutions, please contact:

- appropriate staff at the FDIC field office with responsibility for your institution,
or
- Joe Chaloux, Fair Lending Examination Specialist; (781) 794-5572;
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Any other institution should, of course, take appropriate steps with regard to the regulatory authority responsible for examining your institution.

2009 Estimated Median Family Income for New England Metropolitan and State-wide Non-metropolitan Areas

(Prepared by FDIC Community Affairs, Boston Area Office, Braintree, MA)

Source: Federal Financial Institutions Examination Council (<http://www.ffiec.gov/hmda/pdf/msa09inc.pdf>)

State	MSA/CBSA/MD/ State Number	MSA / CBSA / Metropolitan Division Name	2009 Area Median Family Income	50% MFI	80% MFI	120% MFI	2008 Area Median Family Income	% Change 2008 to 2009
CT	14860	Bridgeport-Stamford-Norwalk, CT MSA/CBSA	\$101,900	\$50,950	\$81,520	\$122,280	\$97,500	4.51%
	25540	Hartford-West Hartford-East Hartford, CT MSA/CBSA	\$85,100	\$42,550	\$68,080	\$102,120	\$81,100	4.93%
	35300	New Haven-Milford, CT MSA/CBSA	\$77,900	\$38,950	\$62,320	\$93,480	\$74,900	4.01%
	35980	Norwich-New London, CT MSA/CBSA	\$80,500	\$40,250	\$64,400	\$96,600	\$77,400	4.01%
	09	<i>State-wide Non-Metropolitan Area</i>	\$80,300	\$40,150	\$64,240	\$96,360	\$76,900	4.42%
MA	12700	Barnstable, MA MSA	\$75,400	\$37,700	\$60,320	\$90,480	\$73,500	2.59%
	14460	Boston-Cambridge-Quincy, MA-NH MSA/CBSA						
	14484	Boston-Quincy, MA (MD)	\$83,900	\$41,950	\$67,120	\$100,680	\$79,500	5.53%
	15764	Cambridge-Newton-Framingham, MA (MD)	\$97,100	\$48,550	\$77,680	\$116,520	\$93,000	4.41%
	37764	Peabody, MA (MD) (<i>see note, below</i>)	\$83,600	\$41,800	\$66,880	\$100,320	\$78,800	6.09%
	38340	Pittsfield, MA MSA	\$66,900	\$33,450	\$53,520	\$80,280	\$64,800	3.24%
	39300	Providence-New Bedford-Fall River, RI-MA MSA/CBSA	\$72,500	\$36,250	\$58,000	\$87,000	\$68,300	6.15%
	44140	Springfield, MA MSA/CBSA	\$67,200	\$33,600	\$53,760	\$80,640	\$64,800	3.70%
	49340	Worcester, MA MSA/CBSA	\$79,700	\$39,850	\$63,760	\$95,640	\$76,900	3.64%
	25	<i>State-wide Non-Metropolitan Area</i>	\$77,600	\$38,800	\$62,080	\$93,120	\$74,000	4.86%
ME	12620	Bangor, ME MSA/CBSA	\$54,800	\$27,400	\$43,840	\$65,760	\$51,300	6.82%
	30340	Lewiston-Auburn, ME MSA/CBSA	\$55,900	\$27,950	\$44,720	\$67,080	\$52,900	5.67%
	38860	Portland-South Portland-Biddeford, ME MSA/CBSA	\$68,600	\$34,300	\$54,880	\$82,320	\$64,600	6.19%
	23	<i>State-wide Non-Metropolitan Area</i>	\$52,000	\$26,000	\$41,600	\$62,400	\$49,200	5.69%
NH	14460	Boston-Cambridge-Quincy, MA-NH MSA/CBSA						
	40484	Rockingham County-Stafford County, NH (MD)	\$84,900	\$42,450	\$67,920	\$101,880	\$82,300	3.16%
	31700	Manchester-Nashua, NH MSA/CBSA	\$84,000	\$42,000	\$67,200	\$100,800	\$82,500	1.82%
	33	<i>State-wide Non-Metropolitan Area</i>	\$68,700	\$34,350	\$54,960	\$82,440	\$66,200	3.78%
RI	39300	Providence-New Bedford-Fall River, RI-MA MSA/CBSA	\$72,500	\$36,250	\$58,000	\$87,000	\$68,300	6.15%
	44	<i>RI has no Non-Metropolitan Areas</i>	NA					
VT	15540	Burlington-South Burlington, VT MSA/CBSA	\$75,100	\$37,550	\$60,080	\$90,120	\$70,100	7.13%
	50	<i>State-wide Non-Metropolitan Area</i>	\$61,400	\$30,700	\$49,120	\$73,680	\$57,900	6.04%

MSAs and CBSAs (Core Based Statistical Areas) are synonymous

Peabody MA (MD 37764) changed from Essex County MA (MD 21604), per Federal Reserve notice February 7, 2007