

NOTICE OF PAYMENT STANDARD CHANGE

Dear Owners,

Effective October 1, 2024, HUD requires that the public housing authority change its payment standards to reflect the 2025 Small Area Fair Market Rents (SAFMRs). Payment standards are the basis for determining the maximum amount of housing assistance that can be paid for a household, based upon their voucher and unit size. As a result of this change, payment standards must be established at the zip code level. In some instances, the payment standard will decrease, and, in others, it will increase.

Beginning October 2, 2024, all new move-ins must be processed using the new payment standard schedule. Existing families residing in Zip Codes where payment standards will decrease will not be impacted as long as they do not move and there is not a change in household composition that requires a change in voucher size.

Unfortunately, in some instances, housing authorities may not be authorized to approve rental amounts for new move-ins that were previously approvable, even if the proposed rent is reasonable as compared to non-subsidized units in the same Zip Code