

DATE: September 30, 2011
TO: OCHA Staff
FROM: John Hambuch, Housing Assistance Manager
SUBJECT: Payment Standards for Housing Choice Voucher Program

The following Payment Standards will be used by OCHA for administration of the Housing Choice Voucher Program effective October 1, 2011. These amounts are based on final Fair Market Rents (FMRs) published by HUD per Federal Register, Volume 76, Number 161.

TRADITIONAL RENTAL HOUSING UNITS					
Number of Bedrooms (BR):	<u>OBR</u>	<u>1BR</u>	<u>2BR</u>	<u>3BR</u>	<u>4BR</u>
<u>Payment Standards:</u>	\$1,190	\$1,350	\$1,610	\$2,290	\$2,625
<u>Restricted Payment Standards*:</u> (For selected cities/Reasonable Accommodation)	N/A	\$1,455	\$1,735	\$2,455	N/A
Payment Standards for unit sizes larger than 4 bedrooms are calculated by adding 15 percent to the 4 bedroom Payment Standard for each extra bedroom.					
SPECIAL HOUSING UNITS					
<u>Manufactured/Mobile Homeowner Space Rent Program</u>					
Payment Standard for Space Rent: (110% of FMR) (Applies to all cities and Reasonable Accommodation)	\$869				
<u>Single-Room Occupancy (SRO) and Shared Housing</u>					
Payment Standard:	\$892				
Single-room-occupancy (SRO) units are 0.75 times the 0 bedroom Payment Standard					

* **Restricted Payment Standards:**
 OCHA has designated the following "high rent areas" of the county to qualify for Restricted Payment Standards: Aliso Viejo, Dana Point, Irvine, Laguna Beach, Laguna Hills, Laguna Niguel, Lake Forest, Mission Viejo, Newport Beach, Rancho Santa Margarita, San Juan Capistrano, San Clemente, Tustin, and unincorporated areas south of the 55 freeway.