



The San Diego Housing Commission's (SDHC) Choice Communities "Moving to Work" Initiative provides families that receive rental assistance with more flexibility to choose to live in neighborhoods that offer more opportunities for transportation, schools, and employment. To increase housing opportunities through this initiative and to continue to assist as many low-income families as possible, SDHC updates the payment standards that are used to determine the amount of rental assistance each family receives. Payment standard updates depend on funding availability.

Payment Standards

The payment standard is the dollar value of the voucher. It is the maximum amount the Section 8 Housing Choice Voucher will pay toward the total contract rent for an apartment or rental home, minus the applicable amount the tenant pays, known as the tenant rent portion. Families pay a predetermined amount of the contract rent, and SDHC pays the remainder of the rent, up to the applicable payment standard, directly to the landlord. If the total contract rent for an apartment or rental home is higher than the payment standard, the tenant is responsible for paying the difference, known as the rent premium, in addition to their predetermined portion of the rent.

The payment standard is based on the lower of the number of bedrooms approved for the family's size or the size of the housing unit AND the ZIP Code where the family lives. Please see the back of this fact sheet for a list of SDHC payment standards by ZIP Code. The U.S. Department of Housing and Urban Development granted a waiver to SDHC, allowing a higher payment standard for Emergency Housing Vouchers (EHV).

Examples

A.

Total Contract Rent	Payment Standard	Tenant Pays*	SDHC Pays
\$3,000	\$3,352	\$625	\$2,375

**Tenant's income-based rent portion of \$625 equals the total tenant share of rent to the landlord because the payment standard exceeds the contract rent.*

B.

Total Contract Rent	Payment Standard	Tenant Pays*	SDHC Pays
\$3,500	\$3,352	\$773	\$2,727

**Tenant's income-based rent portion of \$625 plus the rent premium of \$148 equals the total tenant share of rent to the landlord in the amount of \$773.*

The examples estimate amounts for a two-bedroom apartment in the 92119 ZIP Code. Individual household circumstances, locations and rent amounts will vary.

Security Deposit Loan Assistance

Families newly admitted to the Section 8 Housing Choice Voucher rental assistance program are eligible for no-interest security deposit loans up to the lower of an amount equal to one month of the total contract rent or the payment standard.

Mobility Counseling Program

An SDHC mobility counselor assists with pre- and post-moving counseling, housing search assistance and guidance about neighborhood features for families newly admitted to the Section 8 Housing Choice Voucher rental assistance program.

For additional information, please contact the SDHC Mobility Counselor at (619) 578-7131 or mobility@sdhc.org



SDHC Choice Communities Initiative



Payment Standards – EHV

ZIP Codes	SRO	Studio	1-BD	2-BD	3-BD	4-BD	5-BD	6-BD	7-BD	8-BD
92037	\$2,018	\$2,690	\$2,930	\$3,694	\$4,982	\$6,042	\$6,948	\$7,855	\$8,761	\$9,667
92101	\$2,522	\$3,364	\$3,660	\$4,618	\$6,224	\$7,559	\$8,692	\$9,826	\$10,960	\$12,094
92102	\$1,480	\$1,973	\$2,155	\$2,713	\$3,660	\$4,446	\$5,113	\$5,780	\$6,446	\$7,114
92103	\$1,898	\$2,531	\$2,759	\$3,478	\$4,686	\$5,689	\$6,542	\$7,396	\$8,249	\$9,102
92104	\$1,702	\$2,269	\$2,474	\$3,113	\$4,195	\$5,096	\$5,860	\$6,624	\$7,388	\$8,153
92105	\$1,351	\$1,801	\$1,961	\$2,474	\$3,341	\$4,048	\$4,654	\$5,261	\$5,868	\$6,475
92106	\$1,940	\$2,588	\$2,827	\$3,557	\$4,800	\$5,826	\$6,700	\$7,573	\$8,447	\$9,320
92107	\$1,872	\$2,497	\$2,725	\$3,432	\$4,628	\$5,621	\$6,463	\$7,307	\$8,149	\$8,993
92108	\$2,454	\$3,272	\$3,569	\$4,504	\$6,077	\$7,376	\$8,482	\$9,588	\$10,694	\$11,801
92109	\$2,044	\$2,725	\$2,964	\$3,739	\$5,039	\$6,122	\$7,040	\$7,958	\$8,876	\$9,794
92110	\$1,890	\$2,520	\$2,748	\$3,466	\$4,674	\$5,677	\$6,529	\$7,380	\$8,232	\$9,084
92111	\$1,667	\$2,224	\$2,429	\$3,055	\$4,166	\$5,132	\$5,902	\$6,672	\$7,442	\$8,212
92113	\$1,308	\$1,745	\$1,904	\$2,394	\$3,227	\$3,922	\$4,510	\$5,098	\$5,687	\$6,275
92114	\$1,480	\$1,973	\$2,155	\$2,713	\$3,660	\$4,446	\$5,113	\$5,780	\$6,446	\$7,114
92115	\$1,548	\$2,064	\$2,257	\$2,839	\$3,830	\$4,651	\$5,348	\$6,047	\$6,744	\$7,442
92116	\$1,676	\$2,234	\$2,429	\$3,067	\$4,139	\$5,016	\$5,768	\$6,521	\$7,273	\$8,026
92117	\$1,770	\$2,360	\$2,576	\$3,250	\$4,378	\$5,324	\$6,122	\$6,920	\$7,720	\$8,518
92119	\$1,830	\$2,440	\$2,657	\$3,352	\$4,514	\$5,484	\$6,306	\$7,128	\$7,951	\$8,773
92120	\$1,975	\$2,634	\$2,873	\$3,614	\$4,868	\$5,917	\$6,804	\$7,692	\$8,579	\$9,467
92121	\$2,087	\$2,782	\$3,032	\$3,820	\$5,153	\$6,247	\$7,184	\$8,122	\$9,059	\$9,996
92122	\$2,266	\$3,022	\$3,295	\$4,150	\$5,598	\$6,794	\$7,813	\$8,833	\$9,852	\$10,871
92123	\$2,155	\$2,873	\$3,136	\$3,944	\$5,312	\$6,452	\$7,421	\$8,388	\$9,356	\$10,324
92124	\$2,386	\$3,181	\$3,478	\$4,378	\$5,905	\$7,171	\$8,246	\$9,322	\$10,397	\$11,473
92126	\$2,095	\$2,794	\$3,044	\$3,830	\$5,165	\$6,270	\$7,211	\$8,152	\$9,091	\$10,032
92127	\$2,112	\$2,816	\$3,078	\$3,876	\$5,257	\$6,468	\$7,438	\$8,407	\$9,378	\$10,348
92128	\$2,197	\$2,930	\$3,192	\$4,025	\$5,426	\$6,589	\$7,578	\$8,566	\$9,554	\$10,543
92129	\$1,804	\$2,406	\$2,622	\$3,306	\$4,458	\$5,416	\$6,227	\$7,039	\$7,852	\$8,664
92130	\$2,556	\$3,409	\$3,716	\$4,686	\$6,316	\$7,673	\$8,824	\$9,974	\$11,125	\$12,276
92131	\$2,471	\$3,295	\$3,592	\$4,526	\$6,100	\$7,410	\$8,521	\$9,634	\$10,745	\$11,856
92139	\$1,685	\$2,246	\$2,452	\$3,090	\$4,166	\$5,132	\$5,902	\$6,672	\$7,442	\$8,212
92145	\$1,898	\$2,531	\$2,759	\$3,478	\$4,686	\$5,689	\$6,542	\$7,396	\$8,249	\$9,102
92154	\$1,642	\$2,189	\$2,394	\$3,010	\$4,058	\$4,925	\$5,664	\$6,402	\$7,141	\$7,879
92173	\$1,300	\$1,733	\$1,892	\$2,383	\$3,215	\$3,899	\$4,483	\$5,069	\$5,653	\$6,238