

PROPOSED FY15 PAYMENT STANDARDS FOR VOUCHER PROGRAMS

Payment Standard must be between 90% - 110% of the FMR

Proposed FY2016 Payment Standard Ann Arbor City Only

Year	Efficiency	One-Bedroom	<u>Two-Bedroom</u>	Three-Bedroom	Four-Bedroom
HUD FY2015 FMR	\$675	\$813	\$964	\$1,318	\$1,707
HUD FY2016 PROPOSED FMR	\$759	\$841	\$1,007	\$1,380	\$1,758
2015 Payment Standard		\$894	\$1,060	\$1,450	\$1,878
2016 Proposed PS	n/a	\$925	\$1,108	\$1,518	\$1,934
2016 PS as a % of 2016 FMR	n/a	110%	110%	110%	110%

Proposed FY2016 payment Standard Washtenaw County (minus Ann Arbor city)

Year	Efficiency	One-Bedroom	<u>Two-Bedroom</u>	Three-Bedroom	Four-Bedroom
HUD FY2015 FMR	\$675	\$813	\$964	\$1,318	\$1,707
HUD FY2016 PROPOSED FMR	\$759	\$841	\$1,007	\$1,380	\$1,758
2015 PS		\$813	\$964	\$1,318	\$1,707
2016 Proposed PS	n/a	\$813	\$964	\$1,318	\$1,707
2016 PS as a % of 2016 FMR	n/a	97%	96%	96%	97%

Proposed FY2016 payment Standard Monroe County

Year	Efficiency	One-Bedroom	<u>Two-Bedroom</u>	Three-Bedroom	Four-Bedroom
HUD FY2015 FMR	\$475	\$595	\$798	\$1,028	\$1,216
HUD FY2016 PROPOSED FMR	\$519	\$596	\$798	\$1,091	\$1,094
2015 PS		\$595	\$798	\$1,028	\$1,216
2016 Proposed PS	n/a	\$595	\$798	\$1,091	\$1,094
2016 PS as a % of 2016 FMR	n/a	100%	100%	100%	100%

Proposed FY2016 payment Standard Wayne County

Year	Efficiency	One-Bedroom	<u>Two-Bedroom</u>	Three-Bedroom	Four-Bedroom
HUD FY2015 FMR	\$510	\$648	\$846	\$1,128	\$1,233
HUD FY2016 PROPOSED FMR	\$526	\$651	\$853	\$1,134	\$1,220
2015 PS		\$648	\$846	\$1,128	\$1,233
2016 Proposed PS	n/a	\$648	\$846	\$1,128	\$1,233
2016 PS as a % of 2016 FMR	n/a	100%	99%	99%	101%

\$586 Avg HAP expense as of 9/1/2015

Note: AAHC removed Wayne County from the HCV service area; however analysis must be completed as long as tenants reside in the area.

Five-Bedroom
\$1,963
\$2,022
\$2,159
\$2,224
110%

Five-Bedroom
\$1,963
\$2,022
\$1,963
\$1,963
97%

Five-Bedroom
\$1,398
\$1,258
\$1,398
\$1,258
100%

Five-Bedroom
\$1,418
\$1,403
\$1,418
\$1,418
101%

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