

Housing & Redevelopment Authority of Virginia, Minnesota

Section 8 Tenant-Furnished Utilities: To calculate the utility allowance, first locate the actual bedroom size and the type of unit, then enter the amount of the allowance listed which the tenant pays. Utilities must be separately metered.

Tenant Name							Tenant #			Voucher Size			Actual # of BRs					
A=Apartment SF=Single Family D=Duplex										Effective date: July 1, 2025								
Actual Bedrooms	0 BR			1 BR			2 BR			3 BR			4 BR			5 BR		
	A	SF	D	A	SF	D	A	SF	D	A	SF	D	A	SF	D	A	SF	D
HEATING:																		
Bottle Gas	69	93	83	87	115	88	107	153	128	135	181	153	168	208	192	184	225	210
Natural Gas	29	40	36	38	50	38	46	66	55	58	78	66	72	90	83	79	97	91
Oil	107	152	130	134	192	162	169	238	202	210	296	251	267	375	319	333	468	398
Electric	21	52	49	33	61	59	41	77	67	50	87	77	65	104	95	72	111	104
Steam	58	68	65	81	95	86	104	122	110	127	150	135	138	163	147	151	177	159
Enter Heating																		
WATER HEATING:																		
Bottle Gas	17			19			28			37			45			51		
Natural Gas	8			9			12			15			20			22		
Oil	25			35			44			53			61			72		
Electric	20			24			34			48			56			70		
Steam	13			17			22			23			36			42		
Enter Water Heating																		
OTHER UTILITIES:																		
Lights/Other Electric	20			24			30			42			48			56		
Cooking	7			9			13			18			20			25		
Water and Sewer	68			85			107			122			135			166		
Trash	27			27			27			27			27			27		
Owens Range	3			3			3			3			3			3		
Owens Refrigerator	3			3			3			3			3			3		
Total Other Utilities		0			0			0			0			0			0	
Total Allowance	0				0				0				0				0	
+ Rent																		
=Gross Rent	0				0				0				0				0	
PaymentStandard	715				880				1100				1385				1981	
Fair Market Rent	782				896				1140				1538				2201	

WORKSHEET FOR HOUSING CHOICE VOUCHER PROGRAM COMPUTATIONS

MAXIMUM HOUSING VOUCHER SUBSIDY				
		Monthly Adjusted Income:		
		Applicable payment standard [new lease:lower of PS or GR]:		
		Lessor of: Payment Standard or Gross Rent:	0	#1
		TTP:		#2
		Maximum subsidy:Payment standard(#1) minus TTP(#2):	0	#3
TOTAL FAMILY CONTRIBUTION(TFC) & TOTAL SUBSIDY				
Gross Rent Calculation:		Rent to owner (rent with utilities included):		#4
		Utility allowance (for utilities not included):		#5
Gross rent:		Rent to owner(#4) plus utility allowance(#5):	0	#6
Total Family Contribution:		Gross rent(#6) minus maximum subsidy (#3):	0	#7
Total Voucher Subsidy:		Lessor of: Gross rent(#6)minus TFC(#7):	0	
		OR Maximum voucher subsidy (#3):	0	#8
HOUSING ASSISTANCE PAYMENT AND UTILITY REIMBURSEMENT				
		HAP to Owner: Lessor of Total voucher subsidy(#8) OR Rent to Owner(#4):	0	#9
		Utility Reimbursement to Family: Total voucher subsidy(#8) minus HAP(#9):	0	#10
TENANT RENT				
		Tenant rent: Rent to Owner(#4) minus HAP(#9):	0	#11
AFFORDABILITY CHECK (new admissions & moves)				
Affordable Rent:		Times 40%:	0	
[] yes [] no		TFC (# 7):	0	