



**HOUSING
AUTHORITY**
LONGBEACH

CITY OF LONG BEACH

DEPARTMENT OF HEALTH AND HUMAN SERVICES

3

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December 7, 2021

HONORABLE HOUSING AUTHORITY COMMISSION

City of Long Beach
California

RECOMMENDATION:

Adopt a Resolution approving a revised Voucher Payment Standard Schedule for the Section 8 Housing Choice Voucher Program, effective January 1, 2022 for all zip code areas in Long Beach. (Citywide)

DISCUSSION

The Housing Authority of the City of Long Beach (Housing Authority) requests consideration and approval to publish revised Payment Standard Schedule for housing units located in all Long Beach zip codes for all bedroom sizes. Annually, the U.S. Department of Housing and Urban Development (HUD) issues new Fair Market Rents (FMR) that are reviewed at the local level and set for the next calendar year.

FMRs are published by HUD for each metropolitan statistical area and change annually. The FMR is the maximum monthly subsidy provided for an assisted family.

The Housing Authority is requesting approval to publish the Payment Standard to reflect amounts between 90 and 110 percent of the 40th Percentile Rents for housing units located in all Long Beach Zip Codes for all bedroom sizes under the FMR or Small Area Fair Market Rent (SAFMR). The payment standards are used in determining the maximum amount of subsidy the Housing Authority will pay to landlords and the calculation of participant rents.

This year, the Housing Authority proposes to set payment standards at 110 percent of the HUD SAFMR in all zip codes to relieve participant rent burden at this time.

The Housing Authority has completed an assessment of the rent burden to our participant families and adjusted the payment standards based on this data.

This matter was reviewed by Deputy City Attorney Richard F. Anthony on November 8, 2021 and by Budget Analysis Officer Greg Sorensen on November 10, 2021.

TIMING CONSIDERATIONS

Housing Authority Commission action is requested on December 7, 2021.

HONORBLE HOUSING AUTHORITY COMMISSION

December 7, 2021

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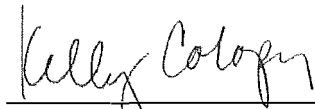
FISCAL IMPACT

The proposed changes to the Voucher Payment Standard Schedule will not result to an increase of expenditures. Funding to support the Housing Choice Voucher program is appropriated in the Housing Authority Fund Group in the Health and Human Services Department, fully offset by disbursements from HUD for Housing Assistance Payments. This recommendation has no staffing impact beyond the normal budgeted scope of duties and is consistent with existing City Council priorities. There is no local job impact associated with this recommendation.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



KELLY GOLOPY
ASSISTANT EXECUTIVE DIRECTOR

APPROVED:



TOM MODICA
EXECUTIVE DIRECTOR

Attachment: Resolution

1 RESOLUTION NO. H.A. _____

2
3 A RESOLUTION OF THE HOUSING AUTHORITY OF
4 THE CITY OF LONG BEACH, CALIFORNIA, APPROVING A
5 REVISED VOUCHER PAYMENT STANDARD SCHEDULE
6 FOR THE SECTION 8 HOUSING CHOICE VOUCHER
7 PROGRAM, EFFECTIVE IMMEDIATELY, FOR ALL ZIP
8 CODE AREAS IN LONG BEACH
9

10 WHEREAS, the Housing Authority of the City of Long Beach ("HALCB")
11 administers a Section 8 Housing Choice Voucher (HCV) Program under terms and
12 conditions outlined by the U.S. Department of Housing and Urban Development (HUD);
13 and

14 WHEREAS, annually, HUD issues new Fair Market Rents (FMR) that are
15 reviewed at the local level and set for the next calendar year; and

16 WHEREAS, FMRs are published by HUD for each metropolitan statistical
17 area and change annually; and

18 WHEREAS, the FMR is the maximum monthly subsidy provided for an
19 assisted family; and

20 WHEREAS, HALCB is requesting approval to publish the Payment
21 Standard to reflect amounts between 90 and 110 percent of the 40th Percentile Rents for
22 housing units located in all Long Beach Zip Codes for all bedroom sizes under the Fair
23 Market Rents or Small Area Fair Market Rent (SAFMR). The payment standards are
24 used in determining the maximum amount of subsidy HALCB will pay to landlords and
25 the calculation of participant rents; and

26 WHEREAS, HALCB has completed an assessment of the rent burden to
27 our participant families and adjusted the payment standards based on this data; and

28 WHEREAS, HALCB proposes to set payment standards at 110 percent of

1 the HUD SAFMR in all zip codes to relieve participant rent burden at this time;

2 NOW, THEREFORE, the Housing Authority of the City of Long Beach,
3 California resolves as follows:

4 Section 1. The Housing Authority adopts the revised Payment Standard
5 Schedule for its Section 8 Housing Choice Voucher Program effective immediately, for all
6 zip codes in Long Beach, attached hereto as Exhibit "A" and made a part hereof.

7 Section 2. The Clerk will certify to the passage of this resolution by the
8 Housing Authority of the City of Long Beach, California, and it will immediately take
9 effect.

10 I certify that the foregoing resolution was adopted by the Housing Authority
11 of the City of Long Beach, California, at its meeting of _____, 2021,
12 by the following vote of the qualified members of the Authority:

13
14 Ayes: Commissioners: _____

15 _____

16 _____

17 _____

18 Noes: Commissioners: _____

19 _____

20 Absent: Commissioners: _____

21 _____

22 _____

23 _____

24 _____

City Clerk

CERTIFICATE OF RECORDING OFFICER

I, the undersigned, the duly qualified and acting Clerk of the Housing Authority of the City of Long Beach, California, do certify:

1. That the attached resolution is a true and correct copy of a resolution as finally adopted by a duly called meeting of the Housing Authority of the City of Long Beach, California held on _____, 2021 and duly recorded in the official records of the Governing Body; that the resolution has not been amended, modified, or rescinded, and is now in full force and effect;

2. That the meeting was duly convened and held in all respects in accordance with law; that to the extent required by law, due and proper notice of the meeting was given; that a legal quorum was present throughout the meeting and that a legally sufficient number of members of the Housing Authority of the City of Long Beach, California voted in the proper manner for adoption of the resolution; that all other requirements and proceedings under the law incident to the proper adoption or passage of the resolution, including publication, if required, have been duly fulfilled, carried out, and otherwise observed; that I am authorized to execute this Certificate; and that the seal affixed below constitutes the official seal of the Housing Authority of the City of Long Beach, California and this Certificate is executed under that official seal.

IN WITNESS WHEREOF, I have set my hand on _____, 2021.

(Signature)
CITY CLERK

EXHIBIT “A”



Fiscal Year 2022 Payment Standards

Effective: January 1, 2022

	Efficiency	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom	5 Bedroom	6 Bedroom	7 Bedroom	8 Bedroom	9 Bedroom	10 Bedroom
90802	\$1,606	\$1,859	\$2,365	\$3,113	\$3,399	\$3,909	\$4,418	\$4,929	\$5,438	\$5,948	\$6,458
90803	\$2,024	\$2,343	\$2,992	\$3,938	\$4,290	\$4,933	\$5,577	\$6,220	\$6,864	\$7,507	\$8,151
90804	\$1,441	\$1,661	\$2,123	\$2,794	\$3,047	\$3,504	\$3,961	\$4,418	\$4,875	\$5,332	\$5,789
90805	\$1,364	\$1,595	\$2,046	\$2,717	\$2,959	\$3,403	\$3,846	\$4,291	\$4,734	\$5,178	\$5,622
90806	\$1,364	\$1,595	\$2,046	\$2,717	\$2,959	\$3,403	\$3,846	\$4,291	\$4,734	\$5,178	\$5,622
90807	\$1,606	\$1,870	\$2,376	\$3,135	\$3,410	\$3,921	\$4,433	\$4,944	\$5,456	\$5,967	\$6,479
90808	\$1,892	\$2,189	\$2,794	\$3,685	\$4,004	\$4,604	\$5,205	\$5,805	\$6,406	\$7,007	\$7,607
90810	\$1,364	\$1,595	\$2,046	\$2,717	\$2,959	\$3,403	\$3,846	\$4,291	\$4,734	\$5,178	\$5,622
90813	\$1,364	\$1,595	\$2,046	\$2,717	\$2,959	\$3,403	\$3,846	\$4,291	\$4,734	\$5,178	\$5,622
90814	\$1,639	\$1,903	\$2,420	\$3,190	\$3,476	\$3,997	\$4,518	\$5,040	\$5,561	\$6,083	\$6,604
90815	\$1,859	\$2,145	\$2,739	\$3,608	\$3,927	\$4,516	\$5,105	\$5,694	\$6,283	\$6,872	\$7,461

Notes:

- * All PS are set at 110% of published SAFMRs
- * Applicable to HCV, HOPWA, and VASH
- * Applicable to all new contracts received on or after 12/08/2021 and to annual recertifications effective 01/01/2022