

Payment Standards and Utility Allowances - Effective 03/01/2025

Payment Standards

Bedroom Size	Payment Standard	EHV & VASH Exception
0	\$1252	\$1428
1	\$1392	\$1589
2	\$1743	\$1990
3	\$2474	\$2824
4	\$2761	\$3309
5	\$3172	\$3802
6	\$3583	\$4295
7	\$3994	\$4789
8	\$4405	\$5282

Utility Allowances

Sewer/Water	0-BD	1-BD	2-BD	3-BD	4-BD	5+BD
Landlord Pays	\$64	\$66	\$81	\$105	\$127	\$140
Tenant Pays	\$168	\$174	\$212	\$268	\$321	\$360



**Tacoma
Housing
Authority**

Updated effective 03/01/2025

MAXIMUM SECTION 8 SUBSIDIES

Landlord Pays All Utilities (Payment Standards)

0 bed	1 bed	2 bed	3 bed	4 bed	5+ bed
\$1,252	\$1,392	\$1,743	\$2,474	\$2,761	\$3,172

Landlord Pays Sewer/Water

0 bed	1 bed	2 bed	3 bed	4 bed	5+ bed
\$1,188	\$1,326	\$1,662	\$2,369	\$2,634	\$3,032

Tenant Pays Sewer/Water

0 bed	1 bed	2 bed	3 bed	4 bed	5+ bed
\$1,084	\$1,218	\$1,531	\$2,206	\$2,440	\$2,812

HOP

0 bed	1 bed	2 bed	3 bed	4 bed	5+ bed
\$626	\$696	\$872	\$1,237	\$1,381	\$1,586



Tiered Rent Tables with Minimum Rents: 03/2025

Landlord pays sewer/water

Landlord pays sewer/water						
Household Adjusted Income	0 Bedroom	1 Bedroom	2 Bedrooms	3 Bedrooms	4 Bedrooms	5+ Bedrooms
Less than \$1,000	\$25 ED or \$75 WA					
\$1,000 - \$1,999	\$25 ED or \$75 WA					
\$2,000 - \$2,999	\$25 ED or \$75 WA					
\$3,000 - \$3,999	\$25 ED or \$75 WA					
\$4,000 - \$4,999	\$31 ED or \$75 WA	\$29 ED or \$75 WA	\$25 ED or \$75 WA			
\$5,000 - \$5,999	\$55 ED or \$75 WA	\$53 ED or \$75 WA	\$38 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA
\$6,000 - \$6,999	\$79	\$77	\$62 ED or \$75 WA	\$38 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA
\$7,000 - \$7,999	\$102	\$100	\$85	\$61 ED or \$75 WA	\$39 ED or \$75 WA	\$26 ED or \$75 WA
\$8,000 - \$8,999	\$126	\$124	\$109	\$85	\$63 ED or \$75 WA	\$50 ED or \$75 WA
\$9,000 - \$9,999	\$150	\$148	\$133	\$109	\$87	\$74 ED or \$75 WA
\$10,000 - \$10,999	\$174	\$172	\$157	\$133	\$111	\$98
\$11,000 - \$11,999	\$197	\$195	\$180	\$156	\$134	\$121
\$12,000 - \$12,999	\$221	\$219	\$204	\$180	\$158	\$145
\$13,000 - \$13,999	\$245	\$243	\$228	\$204	\$182	\$169
\$14,000 - \$14,999	\$269	\$267	\$252	\$228	\$206	\$193
\$15,000 - \$17,499	\$292	\$290	\$275	\$251	\$229	\$216
\$17,500 - \$19,999	\$352	\$350	\$335	\$311	\$289	\$276
\$20,000 - \$24,999	\$411	\$409	\$394	\$370	\$348	\$335
\$25,000 - \$29,999	\$530	\$528	\$513	\$489	\$467	\$454
\$30,000 - \$34,999	\$649	\$647	\$632	\$608	\$586	\$573
\$35,000 - \$39,999	\$767	\$765	\$750	\$726	\$704	\$691
\$40,000 - \$44,999	\$886	\$884	\$869	\$845	\$823	\$810
\$45,000 - \$49,999	\$1,005	\$1,003	\$988	\$964	\$942	\$929
\$50,000 - \$54,999	\$1,124	\$1,122	\$1,107	\$1,083	\$1,061	\$1,048
\$55,000 - \$59,999	\$1,242	\$1,240	\$1,225	\$1,201	\$1,179	\$1,166
\$60,000 - \$64,999	\$1,361	\$1,359	\$1,344	\$1,320	\$1,298	\$1,285
\$65,000 - \$69,999	\$1,480	\$1,478	\$1,463	\$1,439	\$1,417	\$1,404
\$70,000 - \$74,999	\$1,599	\$1,597	\$1,582	\$1,558	\$1,536	\$1,523
\$75,000 - \$79,999	\$1,717	\$1,715	\$1,700	\$1,676	\$1,654	\$1,641
\$80,000 - \$84,999	\$1,836	\$1,834	\$1,819	\$1,795	\$1,773	\$1,760
\$85,000 - \$89,999	\$1,955	\$1,953	\$1,938	\$1,914	\$1,892	\$1,879
\$90,000 - \$94,999	\$2,074	\$2,072	\$2,057	\$2,033	\$2,011	\$1,998
\$95,000 - \$99,999	\$2,192	\$2,190	\$2,175	\$2,151	\$2,129	\$2,116
\$100,000 - \$104,999	\$2,311	\$2,309	\$2,294	\$2,270	\$2,248	\$2,235
\$105,000 - \$109,999	\$2,430	\$2,428	\$2,413	\$2,389	\$2,367	\$2,354
\$110,000 - \$114,999	\$2,549	\$2,547	\$2,532	\$2,508	\$2,486	\$2,473
\$115,000 - \$119,999	\$2,667	\$2,665	\$2,650	\$2,626	\$2,604	\$2,591
\$120,000 - \$124,999	\$2,786	\$2,784	\$2,769	\$2,745	\$2,723	\$2,710
\$125,000 - \$129,999	\$2,905	\$2,903	\$2,888	\$2,864	\$2,842	\$2,829
\$130,000 - \$134,999	\$3,024	\$3,022	\$3,007	\$2,983	\$2,961	\$2,948
\$135,000 - \$139,999	\$3,142	\$3,140	\$3,125	\$3,101	\$3,079	\$3,066
\$140,000 - \$144,999	\$3,261	\$3,259	\$3,244	\$3,220	\$3,198	\$3,185
\$145,000 - \$149,999	\$3,380	\$3,378	\$3,363	\$3,339	\$3,317	\$3,304
\$150,000+	\$3,499	\$3,497	\$3,482	\$3,458	\$3,436	\$3,423

Tiered Rent Tables with Minimum Rents: 03/2025

Tenant pays sewer/water

Tenant pays sewer/water						
Household Adjusted Income	0 Bedroom	1 Bedroom	2 Bedrooms	3 Bedrooms	4 Bedrooms	5+ Bedrooms
Less than \$1,000	\$25 ED or \$75 WA					
\$1,000 - \$1,999	\$25 ED or \$75 WA					
\$2,000 - \$2,999	\$25 ED or \$75 WA					
\$3,000 - \$3,999	\$25 ED or \$75 WA					
\$4,000 - \$4,999	\$25 ED or \$75 WA					
\$5,000 - \$5,999	\$25 ED or \$75 WA					
\$6,000 - \$6,999	\$25 ED or \$75 WA					
\$7,000 - \$7,999	\$25 ED or \$75 WA					
\$8,000 - \$8,999	\$25 ED or \$75 WA					
\$9,000 - \$9,999	\$46 ED or \$75 WA	\$40 ED or \$75 WA	\$25 ED or \$75 WA			
\$10,000 - \$10,999	\$70 ED or \$75 WA	\$64 ED or \$75 WA	\$26 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA
\$11,000 - \$11,999	\$93	\$87	\$49 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA
\$12,000 - \$12,999	\$117	\$111	\$73 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA
\$13,000 - \$13,999	\$141	\$135	\$97	\$41 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA
\$14,000 - \$14,999	\$165	\$159	\$121	\$64 ED or \$75 WA	\$25 ED or \$75 WA	\$25 ED or \$75 WA
\$15,000 - \$17,499	\$188	\$182	\$144	\$88	\$35 ED or \$75 WA	\$25 ED or \$75 WA
\$17,500 - \$19,999	\$248	\$242	\$204	\$148	\$95	\$56 ED or \$75 WA
\$20,000 - \$24,999	\$307	\$301	\$263	\$207	\$154	\$115
\$25,000 - \$29,999	\$426	\$420	\$382	\$326	\$273	\$234
\$30,000 - \$34,999	\$545	\$539	\$501	\$445	\$392	\$353
\$35,000 - \$39,999	\$663	\$657	\$619	\$563	\$510	\$471
\$40,000 - \$44,999	\$782	\$776	\$738	\$682	\$629	\$590
\$45,000 - \$49,999	\$901	\$895	\$857	\$801	\$748	\$709
\$50,000 - \$54,999	\$1,020	\$1,014	\$976	\$920	\$867	\$828
\$55,000 - \$59,999	\$1,138	\$1,132	\$1,094	\$1,038	\$985	\$946
\$60,000 - \$64,999	\$1,257	\$1,251	\$1,213	\$1,157	\$1,104	\$1,065
\$65,000 - \$69,999	\$1,376	\$1,370	\$1,332	\$1,276	\$1,223	\$1,184
\$70,000 - \$74,999	\$1,495	\$1,489	\$1,451	\$1,395	\$1,342	\$1,303
\$75,000 - \$79,999	\$1,613	\$1,607	\$1,569	\$1,513	\$1,460	\$1,421
\$80,000 - \$84,999	\$1,732	\$1,726	\$1,688	\$1,632	\$1,579	\$1,540
\$85,000 - \$89,999	\$1,851	\$1,845	\$1,807	\$1,751	\$1,698	\$1,659
\$90,000 - \$94,999	\$1,970	\$1,964	\$1,926	\$1,870	\$1,817	\$1,778
\$95,000 - \$99,999	\$2,088	\$2,082	\$2,044	\$1,988	\$1,935	\$1,896
\$100,000 - \$104,999	\$2,207	\$2,201	\$2,163	\$2,107	\$2,054	\$2,015
\$105,000 - \$109,999	\$2,326	\$2,320	\$2,282	\$2,226	\$2,173	\$2,134
\$110,000 - \$114,999	\$2,445	\$2,439	\$2,401	\$2,345	\$2,292	\$2,253
\$115,000 - \$119,999	\$2,563	\$2,557	\$2,519	\$2,463	\$2,410	\$2,371
\$120,000 - \$124,999	\$2,682	\$2,676	\$2,638	\$2,582	\$2,529	\$2,490
\$125,000 - \$129,999	\$2,801	\$2,795	\$2,757	\$2,701	\$2,648	\$2,609
\$130,000 - \$134,999	\$2,920	\$2,914	\$2,876	\$2,820	\$2,767	\$2,728
\$135,000 - \$139,999	\$3,038	\$3,032	\$2,994	\$2,938	\$2,885	\$2,846
\$140,000 - \$144,999	\$3,157	\$3,151	\$3,113	\$3,057	\$3,004	\$2,965
\$145,000 - \$149,999	\$3,276	\$3,270	\$3,232	\$3,176	\$3,123	\$3,084
\$150,000+	\$3,395	\$3,389	\$3,351	\$3,295	\$3,242	\$3,203

