



HOUSING AUTHORITY OF THE BIRMINGHAM DISTRICT

**2022 Exception Payment Standards based on
120% of 40th Percentile FMRs
(Based on Bedroom Size)**

EFFECTIVE MAY 1, 2022

(The Payment Standards are based on 120% of FY 2022 Fair Market Rents)

Bedroom Size	SRO	0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	6 BR	7 BR	8 BR
Exception Payment Standards based on 120% of 40th Percentile FMRs	\$688	\$918	\$984	\$1,131	\$1,464	\$1,579	\$1,816	\$2,052	\$2,289	\$2,526

(* Subject to change based on program funding)

The above payment standards schedule reflects 120% of the FY 2022 Fair Market Rents in the Housing Authority of Birmingham District (HABD) jurisdiction for all bedroom sizes, **only** in the following zip codes: **35005, 35006, 35022, 35023, 35060, 35062, 35094, 35116, 35130, 35172, 35180, 35210, 35212, 35214, 35222, and 35224.**

Payment Standards are used to calculate the maximum amount of Housing Assistance Payments the Housing Authority is authorized to pay for the family. Payment Standards do not determine the amount of rent to the owner.

The amount of rent an owner can receive is determined by bedroom size, voucher size, tenant-paid utilities and comparable rents being charged for similar units in the area of the subject property. The Housing Authority will also apply HUD's Rent Reasonableness requirements for the Housing Choice Voucher Program.