

**Allowances for Tenant  
Furnished Utilities and other  
Services**

U.S. Department of Housing and  
Urban Development  
Office of Public and Indian Housing

OMB Approval No. 2577-0169  
(exp. 09/30/2017)

Locality: <b>Housing Authorities of the City &amp; County of Fresno, CA</b>		Unit Type: <b>Multi-Family Low-Rise (1-4 Units) (LIHTC)</b>					Date (mm/dd/yyyy)		
Utility or Service <b>Energy Efficient</b>		Monthly Dollar Allowances							
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	6 BR	7 BR
Heating	a. Natural Gas	\$16	\$19	\$21	\$23	\$25	\$27	\$29	\$31
	b. Bottle Gas/Propane								
	c. Electric	\$12	\$14	\$17	\$20	\$24	\$27	\$29	\$31
	d. Electric Heat Pump	\$5	\$6	\$7	\$8	\$10	\$11	\$11	\$12
	e. Oil / Other								
Cooking	a. Natural Gas	\$3	\$4	\$5	\$5	\$6	\$7	\$8	\$8
	b. Bottle Gas/Propane								
	c. Electric	\$5	\$6	\$7	\$9	\$10	\$11	\$12	\$13
Other Electric (Lights & Appliances)		\$19	\$22	\$30	\$39	\$47	\$57	\$60	\$66
Air Conditioning		\$9	\$11	\$14	\$17	\$21	\$24	\$24	\$26
Water Heating	a. Natural Gas	\$8	\$8	\$12	\$15	\$17	\$19	\$21	\$23
	b. Bottle Gas/Propane								
	c. Electric	\$10	\$12	\$17	\$21	\$25	\$27	\$29	\$31
	d. Oil / Other								
Water		N/A							
Sewer									
Trash Collection									
Range / Microwave Tenant-purchasing/leasing									
Refrigerator Tenant-purchasing/leasing									
Other-- <b>CA Climate Credit \$-4.13</b>		-\$4	-\$4	-\$4	-\$4	-\$4	-\$4	-\$4	-\$4
specify:									
<b>Actual Family Allowances</b>					Utility or Service		per month cost		
To be used by the family to compute allowance. Complete below for the actual unit rented.					Heating		\$		
					Cooking		\$		
Name of Family					Other Electric		\$		
					Air Conditioning		\$		
					Water Heating		\$		
					Water		\$		
					Sewer		\$		
Address of Unit					Trash Collection		\$		
					Range / Microwave		\$		
					Refrigerator		\$		
					Other		\$		
					Other		\$		
Number of Bedrooms					Total		\$		



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Locality: <b>Housing Authorities of the City &amp; County of Fresno, CA</b>		Unit Type: <b>Multi-Family Mid-Rise (5 or More Units) (LIHTC)</b>		Date (mm/dd/yyyy)					
Utility or Service	Energy Efficient	Monthly Dollar Allowances							
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	6 BR	7 BR
Heating	a. Natural Gas	\$8	\$8	\$10	\$11	\$13	\$14	\$15	\$16
	b. Bottle Gas/Propane								
	c. Electric	\$8	\$10	\$12	\$15	\$17	\$20	\$22	\$23
	d. Electric Heat Pump	\$3	\$4	\$5	\$6	\$7	\$8	\$8	\$9
	e. Oil / Other								
Cooking	a. Natural Gas	\$3	\$4	\$5	\$5	\$6	\$7	\$8	\$8
	b. Bottle Gas/Propane								
	c. Electric	\$5	\$6	\$7	\$9	\$10	\$11	\$12	\$13
Other Electric (Lights & Appliances)		\$16	\$19	\$25	\$31	\$38	\$44	\$48	\$52
Air Conditioning		\$6	\$7	\$11	\$15	\$19	\$23	\$24	\$26
Water Heating	a. Natural Gas	\$8	\$8	\$12	\$15	\$17	\$19	\$21	\$23
	b. Bottle Gas/Propane								
	c. Electric	\$10	\$12	\$17	\$21	\$25	\$27	\$29	\$31
	d. Oil / Other								
Water		N/A							
Sewer									
Trash Collection									
Range / Microwave Tenant-purchasing/leasing									
Refrigerator Tenant-purchasing/leasing									
Other-- CA Climate Credit \$-4.13		-\$4	-\$4	-\$4	-\$4	-\$4	-\$4	-\$4	-\$4
specify:									
<b>Actual Family Allowances</b>		Utility or Service		per month cost					
To be used by the family to compute allowance. Complete below for the actual unit rented.		Heating		\$					
		Cooking		\$					
Name of Family		Other Electric		\$					
		Air Conditioning		\$					
		Water Heating		\$					
		Water		\$					
		Sewer		\$					
Address of Unit		Trash Collection		\$					
		Range / Microwave		\$					
		Refrigerator		\$					
		Other		\$					
		Other		\$					
Number of Bedrooms		Total		\$					



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Locality: <b>Housing Authorities of the City &amp; County of Fresno, CA</b>		Unit Type: <b>Apartment (Multi-Family)</b>				Date (mm/dd/yyyy)	
Utility or Service		Monthly Dollar Allowances					
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR
Heating	a. Natural Gas	\$8.00	\$9.00	\$11.00	\$13.00	\$14.00	\$16.00
	b. Bottle Gas/Propane						
	c. Electric	\$10.00	\$12.00	\$15.00	\$18.00	\$21.00	\$24.00
	e. Oil / Other						
Cooking	a. Natural Gas	\$3.00	\$3.00	\$4.00	\$6.00	\$7.00	\$8.00
	b. Bottle Gas/Propane						
	c. Electric	\$6.00	\$7.00	\$9.00	\$10.00	\$12.00	\$14.00
Other Electric (Climate Credit, Lights, & Appliances)		\$16.00	\$19.00	\$27.00	\$34.00	\$42.00	\$51.00
Air Conditioning		\$7.00	\$8.00	\$13.00	\$18.00	\$23.00	\$27.00
Water Heating	a. Natural Gas	\$8.00	\$9.00	\$13.00	\$16.00	\$18.00	\$20.00
	b. Bottle Gas/Propane						
	c. Electric	\$12.00	\$14.00	\$21.00	\$26.00	\$30.00	\$33.00
	d. Oil / Other						
Water		N/A	N/A	N/A	N/A	N/A	N/A
Sewer		N/A	N/A	N/A	N/A	N/A	N/A
Trash Collection		N/A	N/A	N/A	N/A	N/A	N/A
Range / Microwave Tenant-supplied		\$12.00	\$12.00	\$12.00	\$12.00	\$12.00	\$12.00
Refrigerator Tenant-supplied		\$13.00	\$13.00	\$13.00	\$13.00	\$13.00	\$13.00
Other--							
specify: <b>SoCal Gas Fee \$4.08</b>		\$4.00	\$4.00	\$4.00	\$4.00	\$4.00	\$4.00
<b>Actual Family Allowances</b>		Utility or Service		per month cost			
To be used by the family to compute allowance. Complete below for the actual unit rented.		Heating		\$			
		Cooking		\$			
Name of Family		Other Electric		\$			
		Air Conditioning		\$			
Address of Unit		Water Heating		\$			
		Water		\$			
		Sewer		\$			
		Trash Collection		\$			
		Range / Microwave		\$			
		Refrigerator		\$			
Number of Bedrooms		Other		\$			
		Other		\$			
		Total		\$			



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Utility or Service		Monthly Dollar Allowances			
		6 BR	7 BR		
Heating	a. Natural Gas	\$18.00	\$18.00		
	b. Bottle Gas/Propane				
	c. Electric	\$26.00	\$28.00		
	e. Oil / Other				
Cooking	a. Natural Gas	\$8.00	\$9.00		
	b. Bottle Gas/Propane				
	c. Electric	\$15.00	\$16.00		
Other Electric (Climate Credit, Lights, & Appliances)		\$56.00	\$62.00		
Air Conditioning		\$30.00	\$32.00		
Water Heating	a. Natural Gas	\$22.00	\$23.00		
	b. Bottle Gas/Propane				
	c. Electric	\$36.00	\$38.00		
	d. Oil / Other				
Water		N/A	N/A		
Sewer		N/A	N/A		
Trash Collection		N/A	N/A		
Range / Microwave Tenant-supplied		\$12.00	\$12.00		
Refrigerator Tenant-supplied		\$13.00	\$13.00		
Other--					
specify: <b>SoCal Gas Fee \$4.08</b>		\$4.00	\$4.00		
<b>Actual Family Allowances</b>				Utility or Service	
To be used by the family to compute allowance. Complete below for the actual unit rented.				per month cost	
Name of Family				Heating	
				\$	
Address of Unit				Cooking	
				\$	
Number of Bedrooms				Other Electric	
				\$	
				Air Conditioning	
				\$	
				Water Heating	
				\$	
				Water	
				\$	
				Sewer	
				\$	
				Trash Collection	
				\$	
				Range / Microwave	
				\$	
				Refrigerator	
				Other	
				\$	
				Other	
				\$	
				Total	
				\$	



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Locality: <b>Housing Authorities of the City &amp; County of Fresno, CA</b>		Unit Type: <b>Detached House (Single-Family)</b>				Date (mm/dd/yyyy)	
Utility or Service		Monthly Dollar Allowances					
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR
Heating	a. Natural Gas	\$19.00	\$23.00	\$25.00	\$28.00	\$30.00	\$33.00
	b. Bottle Gas/Propane						
	c. Electric	\$21.00	\$25.00	\$28.00	\$32.00	\$35.00	\$39.00
	e. Oil / Other						
Cooking	a. Natural Gas	\$3.00	\$3.00	\$4.00	\$6.00	\$7.00	\$8.00
	b. Bottle Gas/Propane						
	c. Electric	\$6.00	\$7.00	\$9.00	\$10.00	\$12.00	\$14.00
Other Electric (Climate Credit, Lights, & Appliances)		\$25.00	\$29.00	\$40.00	\$52.00	\$67.00	\$83.00
Air Conditioning		\$10.00	\$12.00	\$19.00	\$26.00	\$33.00	\$40.00
Water Heating	a. Natural Gas	\$8.00	\$9.00	\$13.00	\$16.00	\$18.00	\$20.00
	b. Bottle Gas/Propane						
	c. Electric	\$12.00	\$14.00	\$21.00	\$26.00	\$30.00	\$33.00
	d. Oil / Other						
Water		N/A	N/A	N/A	N/A	N/A	N/A
Sewer		N/A	N/A	N/A	N/A	N/A	N/A
Trash Collection		N/A	N/A	N/A	N/A	N/A	N/A
Range / Microwave Tenant-supplied		\$12.00	\$12.00	\$12.00	\$12.00	\$12.00	\$12.00
Refrigerator Tenant-supplied		\$13.00	\$13.00	\$13.00	\$13.00	\$13.00	\$13.00
<b>Other--</b>							
<b>specify: SoCal Gas Fee \$4.08</b>		\$4.00	\$4.00	\$4.00	\$4.00	\$4.00	\$4.00
<b>Actual Family Allowances</b>				Utility or Service		per month cost	
To be used by the family to compute allowance. Complete below for the actual unit rented.  Name of Family  Address of Unit  Number of Bedrooms				Heating		\$	
				Cooking		\$	
				Other Electric		\$	
				Air Conditioning		\$	
				Water Heating		\$	
				Water		\$	
				Sewer		\$	
				Trash Collection		\$	
				Range / Microwave		\$	
				Refrigerator		\$	
Other		\$					
Other		\$					
Total		\$					



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Utility or Service		Monthly Dollar Allowances			
		6 BR	7 BR		
Heating	a. Natural Gas	\$35.00	\$38.00		
	b. Bottle Gas/Propane				
	c. Electric	\$43.00	\$46.00		
	e. Oil / Other				
Cooking	a. Natural Gas	\$8.00	\$9.00		
	b. Bottle Gas/Propane				
	c. Electric	\$15.00	\$16.00		
Other Electric (Climate Credit, Lights, & Appliances)		\$92.00	\$101.00		
Air Conditioning		\$43.00	\$46.00		
Water Heating	a. Natural Gas	\$22.00	\$23.00		
	b. Bottle Gas/Propane				
	c. Electric	\$36.00	\$38.00		
	d. Oil / Other				
Water		N/A	N/A		
Sewer		N/A	N/A		
Trash Collection		N/A	N/A		
Range / Microwave Tenant-supplied		\$12.00	\$12.00		
Refrigerator Tenant-supplied		\$13.00	\$13.00		
Other--					
specify: <b>SoCal Gas Fee \$4.08</b>		\$4.00	\$4.00		
<b>Actual Family Allowances</b>				Utility or Service	
To be used by the family to compute allowance. Complete below for the actual unit rented.				per month cost	
Name of Family				Heating	
				\$	
				Cooking	
				\$	
				Other Electric	
				\$	
				Air Conditioning	
				\$	
				Water Heating	
				\$	
Address of Unit				Water	
				\$	
				Sewer	
				\$	
				Trash Collection	
				\$	
				Range / Microwave	
				\$	
Number of Bedrooms				Refrigerator	
				\$	
				Other	
				\$	
				Total	
				\$	



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Locality: <b>Housing Authorities of the City &amp; County of Fresno, CA</b>		Unit Type: <b>Apartment - Energy Efficient</b>		Date (mm/dd/yyyy)			
Utility or Service <b>Pacific Gardens Apartments (Tax Credit)</b>		Monthly Dollar Allowances					
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR
Heating	a. Natural Gas		\$8.00	\$10.00	\$11.00		
	b. Bottle Gas/Propane						
	c. Electric						
	d. Electric Heat Pump						
	e. Oil / Other						
Cooking	a. Natural Gas						
	b. Bottle Gas/Propane						
	c. Electric		\$6.00	\$7.00	\$9.00		
Other Electric (Lights & Appliances)			\$19.00	\$25.00	\$31.00		
Air Conditioning			\$7.00	\$11.00	\$15.00		
Water Heating	a. Natural Gas						
	b. Bottle Gas/Propane						
	c. Electric						
	d. Oil / Other						
Water							
Sewer							
Trash Collection							
Range / Microwave Tenant-supplied							
Refrigerator Tenant-supplied							
Other--	Climate Credit \$-4.13		-\$4.00	-\$4.00	-\$4.00		
specify:							
<b>Actual Family Allowances</b>				Utility or Service		per month cost	
To be used by the family to compute allowance. Complete below for the actual unit rented.				Heating		\$	
				Cooking		\$	
Name of Family				Other Electric		\$	
				Air Conditioning		\$	
Address of Unit				Water Heating		\$	
				Water		\$	
				Sewer		\$	
				Trash Collection		\$	
				Range / Microwave		\$	
				Refrigerator		\$	
Number of Bedrooms				Other		\$	
				Other		\$	
				Total		\$	



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Utility or Service <b>Pacific Gardens Apartments (Public Housing)</b>		Monthly Dollar Allowances					
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR
Heating	a. Natural Gas		\$8.00	\$10.00	\$11.00		
	b. Bottle Gas/Propane						
	c. Electric						
	d. Electric Heat Pump						
	e. Oil / Other						
Cooking	a. Natural Gas						
	b. Bottle Gas/Propane						
	c. Electric		\$6.00	\$7.00	\$9.00		
Other Electric (Lights & Appliances)			\$19.00	\$25.00	\$31.00		
Air Conditioning							
Water Heating	a. Natural Gas						
	b. Bottle Gas/Propane						
	c. Electric						
	d. Oil / Other						
Water							
Sewer							
Trash Collection							
Range / Microwave Tenant-supplied							
Refrigerator Tenant-supplied							
Other-- Climate Credit \$-4.13			-\$4.00	-\$4.00	-\$4.00		
specify:							
<b>Actual Family Allowances</b>				Utility or Service		per month cost	
To be used by the family to compute allowance. Complete below for the actual unit rented.				Heating		\$	
				Cooking		\$	
Name of Family				Other Electric		\$	
				Air Conditioning		\$	
Address of Unit				Water Heating		\$	
				Water		\$	
				Sewer		\$	
				Trash Collection		\$	
				Range / Microwave		\$	
				Refrigerator		\$	
				Other		\$	
				Other		\$	
Number of Bedrooms				Total		\$	







# **HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA** **NON-PUBLIC HOUSING UNITS**

## **PROPOSED MONTHLY UTILITY ALLOWANCES** **Chart 2**

UPDATE September 2015

### **Building Type: Row House/Townhouse**

Yosemite Village (EE Equip: Win,WH)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,A/C,WH)		\$44.00	\$59.00	\$78.00	\$97.00	
Natural Gas (H,C)		\$9.00	\$12.00	\$13.00	\$15.00	
<b>Totals</b>		<b>\$53.00</b>	<b>\$71.00</b>	<b>\$91.00</b>	<b>\$112.00</b>	

### **Building Type: Semi-Detached/Duplex**

Yosemite Village (EE Equip: Win,WH)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,A/C)				\$47.00		
Natural Gas (H,WH,C)				\$30.00		
<b>Totals</b>				<b>\$77.00</b>		

### **Building Type: Detached House**

Yosemite Village (EE Equip: Win,WH)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,A/C)					\$70.00	
Natural Gas (H,WH,C)					\$53.00	
<b>Totals</b>					<b>\$123.00</b>	

A monthly average cost of the summer and winter adjustments were used for the electric and natural gas costs.

L&A= Lights & Appliances

A/C= Air Conditioning

H= Space Heating

WH= Water Heating

C= Cooking

EE Equip= Energy Efficient Equipment

Win= Windows

**Note:** These utility allowances are calculated similar to method used by each utility provider. They are not calculated by end use (like the Section 8 HCV Program), but by total usage for each utility type. Utility providers' monthly charges are included in the calculations.



# HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA PUBLIC HOUSING UNITS

## PROPOSED MONTHLY UTILITY ALLOWANCES Chart 1

UPDATE September 2015

### Building Type: Row House/Townhouse

Yosemite Village (EE Equip: Win,WH)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,WH)		\$32.00	\$42.00	\$53.00	\$66.00	
Natural Gas (H,C)		\$9.00	\$12.00	\$13.00	\$15.00	
<b>Totals</b>		<b>\$41.00</b>	<b>\$54.00</b>	<b>\$66.00</b>	<b>\$81.00</b>	

### Building Type: Semi-Detached/Duplex

Yosemite Village (EE Equip: Win,WH)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A)				\$23.00		
Natural Gas (H,WH,C)				\$30.00		
<b>Totals</b>				<b>\$53.00</b>		

### Building Type: Detached House

Yosemite Village (EE Equip: Win,WH)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A)					\$28.00	
Natural Gas (H,WH,C)					\$53.00	
<b>Totals</b>					<b>\$81.00</b>	

A monthly average cost of the summer and winter adjustments were used for the electric and natural gas costs.

L&A= Lights & Appliances

H= Space Heating

WH= Water Heating

C= Cooking

EE Equip= Energy Efficient Equipment

Win= Windows

**Note:** These utility allowances are calculated similar to method used by each utility provider. They are not calculated by end use (like the Section 8 HCV Program), but by total usage for each utility type. Utility providers' monthly charges are included in the calculations.



# HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA PUBLIC HOUSING

## PROPOSED MONTHLY UTILITY ALLOWANCES

Chart 1 - City of Fresno, CA

UPDATE 2015

### Building Type: Semi-Detached/Duplex

Sequoia Courts CA-06/02 (EE Equip: Win,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (PG&E)		\$23.00	\$31.00	\$35.00	\$38.00	
<b>Totals</b>		<b>\$37.00</b>	<b>\$49.00</b>	<b>\$58.00</b>	<b>\$66.00</b>	

### Building Type: Semi-Detached/Duplex

Sierra Plaza CA-06/03 (EE Equip: Win,WH,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (PG&E)		\$20.00	\$26.00	\$30.00	\$33.00	
<b>Totals</b>		<b>\$34.00</b>	<b>\$44.00</b>	<b>\$53.00</b>	<b>\$61.00</b>	

### Building Type: Detached House

Sierra Plaza CA-06/03 (EE Equip: Win,WH,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)				\$23.00	\$28.00	
Natural Gas (PG&E)				\$47.00	\$53.00	
<b>Totals</b>				<b>\$70.00</b>	<b>\$81.00</b>	

### Building Type: Semi-Detached/Duplex

Fairview Heights CA-06/04 (EE Equip: Win,WH,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (PG&E)		\$20.00	\$26.00	\$30.00	\$34.00	
<b>Totals</b>		<b>\$34.00</b>	<b>\$44.00</b>	<b>\$53.00</b>	<b>\$62.00</b>	

A monthly average cost of the summer and winter adjustments were used for the total costs.

L&A= Lights & Appliances  
H= Space Heating  
WH= Water Heating  
C= Cooking

EE Equip= Energy Efficient Equipment  
Win= Windows  
Ins= Insulation  
CFL= 100% Fluorescent Lighting  
WS= Water Saving Appliances

**HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA**  
PUBLIC HOUSING

**PROPOSED MONTHLY UTILITY ALLOWANCES**

Chart 1 - City of Fresno, CA

**Building Type: Semi-Detached/Duplex**

Sequoia Courts CA-06/05 (EE Equip: Win,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	\$33.00
Natural Gas (PG&E)		\$24.00	\$31.00	\$36.00	\$39.00	\$44.00
<b>Totals</b>		<b>\$38.00</b>	<b>\$49.00</b>	<b>\$59.00</b>	<b>\$67.00</b>	<b>\$77.00</b>

**Building Type: Semi-Detached/Duplex**

Sierra Terrace CA-06/06 (EE Equip: Win,WH,CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$12.00	\$16.00	\$21.00	\$25.00	\$29.00
Natural Gas (PG&E)		\$22.00	\$27.00	\$32.00	\$35.00	\$39.00
<b>Totals</b>		<b>\$34.00</b>	<b>\$43.00</b>	<b>\$53.00</b>	<b>\$60.00</b>	<b>\$68.00</b>

**Building Type: Detached House**

Sierra Terrace CA-06/06 (EE Equip: Win,WH,CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)						\$29.00
Natural Gas (PG&E)						\$63.00
<b>Totals</b>						<b>\$92.00</b>

**Building Type: Semi-Detached/Duplex**

Monte Vista CA-06/07 (EE Equip: Win,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (PG&E)		\$24.00	\$31.00	\$36.00	\$38.00	
<b>Totals</b>		<b>\$38.00</b>	<b>\$49.00</b>	<b>\$59.00</b>	<b>\$66.00</b>	

**Building Type: Semi-Detached/Duplex**

DeSoto II CA-06/26 (EE Equip: Win,WH,Ins,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)				\$23.00	\$28.00	
Natural Gas (PG&E)				\$30.00	\$34.00	
<b>Totals</b>				<b>\$53.00</b>	<b>\$62.00</b>	



# HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA PUBLIC HOUSING

## PROPOSED MONTHLY UTILITY ALLOWANCES

Chart 2 - County of Fresno, CA

UPDATE 2015

### Building Type: Semi-Detached/Duplex

Shockley Terrace, Memorial Village, Magill Terrace CA-28/01,02,05 (EE Equip: Win)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (PG&E)		\$23.00	\$30.00	\$34.00	\$38.00	
<b>Totals</b>		<b>\$37.00</b>	<b>\$48.00</b>	<b>\$57.00</b>	<b>\$66.00</b>	

2-bedroom at Shockley Terrace includes detached house connected to maintenance shop.

### Building Type: Semi-Detached/Duplex

Sunset Terrace CA-28/03 (EE Equip: Win,Ins,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (SoCalGas)		\$23.00	\$28.00	\$32.00	\$35.00	
<b>Totals</b>		<b>\$37.00</b>	<b>\$46.00</b>	<b>\$55.00</b>	<b>\$63.00</b>	

### Building Type: Semi-Detached/Duplex

Cazares Terrace I CA-28/06 (EE Equip: CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$12.00	\$16.00	\$21.00	\$25.00	
Natural Gas (PG&E)		\$27.00	\$34.00	\$39.00	\$44.00	
<b>Totals</b>		<b>\$39.00</b>	<b>\$50.00</b>	<b>\$60.00</b>	<b>\$69.00</b>	

### Building Type: Semi-Detached/Duplex

Helsem Terrace CA-28/07 (EE Equip: Win,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (PG&E)		\$23.00	\$31.00	\$35.00	\$38.00	
<b>Totals</b>		<b>\$37.00</b>	<b>\$49.00</b>	<b>\$58.00</b>	<b>\$66.00</b>	

A monthly average cost of the summer and winter adjustments were used for the total costs.

L&A= Lights & Appliances

H= Space Heating

WH= Water Heating

C= Cooking

EE Equip= Energy Efficient Equipment

Win= Windows

Ins= Insulation

CFL= 100% Fluorescent Lighting

WS= Water Saving Appliances

**HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA**  
PUBLIC HOUSING

**PROPOSED MONTHLY UTILITY ALLOWANCES**

Chart 2 - County of Fresno, CA

UPDATE 2015

Building Type: Semi-Detached/Duplex

Mendoza Terrace I CA-28/08 (EE Equip: Win,H,CFL,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$12.00	\$16.00	\$21.00	\$25.00	
Natural Gas (PG&E)		\$21.00	\$27.00	\$32.00	\$36.00	
<b>Totals</b>		<b>\$33.00</b>	<b>\$43.00</b>	<b>\$53.00</b>	<b>\$61.00</b>	

Building Type: Semi-Detached/Duplex

Taylor Terrace CA-28/10 (EE Equip: CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$12.00	\$16.00	\$21.00	\$25.00	
Natural Gas (PG&E)		\$26.00	\$33.00	\$37.00	\$42.00	
<b>Totals</b>		<b>\$38.00</b>	<b>\$49.00</b>	<b>\$58.00</b>	<b>\$67.00</b>	

Building Type: Semi-Detached/Duplex

Marcelli Terrace CA-28/11 (EE Equip: Win,Ins,CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$12.00	\$16.00	\$21.00	\$25.00	
Natural Gas (PG&E)		\$23.00	\$30.00	\$34.00	\$38.00	
<b>Totals</b>		<b>\$35.00</b>	<b>\$46.00</b>	<b>\$55.00</b>	<b>\$63.00</b>	

Building Type: Semi-Detached/Duplex

Mendoza Terrace II CA-28/12 (EE Equip: Win,H,Ins,CFL,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$12.00	\$16.00	\$21.00	\$25.00	
Natural Gas (PG&E)		\$21.00	\$27.00	\$31.00	\$34.00	
<b>Totals</b>		<b>\$33.00</b>	<b>\$43.00</b>	<b>\$52.00</b>	<b>\$59.00</b>	

Building Type: Detached House

Mendoza Terrace II CA-28/12 (EE Equip: Win,H,Ins,CFL,WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)					\$25.00	
Natural Gas (PG&E)					\$55.00	
<b>Totals</b>					<b>\$80.00</b>	

Building Type: Semi-Detached/Duplex

Cazares Terrace II CA-28/13 (EE Equip: Win,CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)			\$16.00	\$21.00	\$25.00	\$29.00
Natural Gas (PG&E)			\$30.00	\$34.00	\$37.00	\$42.00
<b>Totals</b>			<b>\$46.00</b>	<b>\$55.00</b>	<b>\$62.00</b>	<b>\$71.00</b>

**HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA**  
PUBLIC HOUSING

**PROPOSED MONTHLY UTILITY ALLOWANCES**

Chart 2 - County of Fresno, CA

UPDATE 2015

**Building Type: Detached House**

<b>Cazares Terrace II CA-28/13</b> (EE Equip: Win,CFL)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)				\$21.00	\$25.00	\$29.00
Natural Gas (PG&E)				\$54.00	\$60.00	\$68.00
<b>Totals</b>				<b>\$75.00</b>	<b>\$85.00</b>	<b>\$97.00</b>

**Building Type: Semi-Detached/Duplex**

<b>Oak Grove CA-28/15</b> (EE Equip: Win,WS)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (SoCalGas)		\$24.00	\$29.00	\$33.00	\$36.00	
<b>Totals</b>		<b>\$38.00</b>	<b>\$47.00</b>	<b>\$56.00</b>	<b>\$64.00</b>	

**Building Type: Detached House**

<b>Oak Grove CA-28/15</b> (EE Equip: Win,WS)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)			\$18.00	\$23.00	\$28.00	\$33.00
Natural Gas (SoCalGas)			\$43.00	\$50.00	\$56.00	\$63.00
<b>Totals</b>			<b>\$61.00</b>	<b>\$73.00</b>	<b>\$84.00</b>	<b>\$96.00</b>

**Building Type: Semi-Detached/Duplex**

<b>Sunset Terrace II CA-28/17</b> (EE Equip: Win,WS)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b> (DH)
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	\$33.00
Natural Gas (SoCalGas)		\$24.00	\$29.00	\$33.00	\$36.00	\$59.00
<b>Totals</b>		<b>\$38.00</b>	<b>\$47.00</b>	<b>\$56.00</b>	<b>\$64.00</b>	<b>\$92.00</b>

**Building Type: Semi-Detached/Duplex**

<b>Del Rey CA-28/18</b> (EE Equip: Win,CFL)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)			\$16.00	\$21.00	\$25.00	\$29.00
Natural Gas (SoCalGas)			\$28.00	\$31.00	\$34.00	\$37.00
<b>Totals</b>			<b>\$44.00</b>	<b>\$52.00</b>	<b>\$59.00</b>	<b>\$66.00</b>

**HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA**  
PUBLIC HOUSING

**PROPOSED MONTHLY UTILITY ALLOWANCES**

Chart 2 - County of Fresno, CA

UPDATE 2015

**Building Type: Detached House**

<b>Del Rey CA-28/18</b> (EE Equip: Win,CFL)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)					\$25.00	\$29.00
Natural Gas (SoCalGas)					\$53.00	\$59.00
<b>Totals</b>					<b>\$78.00</b>	<b>\$88.00</b>

**Building Type: Row House/Townhouse**

<b>Firebaugh Elderly CA-28/19</b> (EE Equip: H,Ins,CFL,WS)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)	\$14.00	\$14.00				
Natural Gas (PG&E)	\$22.00	\$22.00				
<b>Totals</b>	<b>\$36.00</b>	<b>\$36.00</b>				

**Building Type: Semi-Detached/Duplex**

<b>Laton Apartments CA-28/20</b> (EE Equip: Win)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)		\$14.00	\$18.00	\$23.00		
Natural Gas (SoCalGas)		\$22.00	\$27.00	\$31.00		
<b>Totals</b>		<b>\$36.00</b>	<b>\$45.00</b>	<b>\$54.00</b>		

**Building Type: Detached House**

<b>Laton Apartments CA-28/20</b> (EE Equip: Win)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)					\$28.00	\$33.00
Natural Gas (SoCalGas)					\$51.00	\$57.00
<b>Totals</b>					<b>\$79.00</b>	<b>\$90.00</b>

**Building Type: Semi-Detached/Duplex**

<b>San Joaquin Apartments</b> <b>CA-28/21</b> (EE Equip: CFL)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)			\$16.00	\$21.00	\$25.00	
Natural Gas (PG&E)			\$33.00	\$37.00	\$42.00	
<b>Totals</b>			<b>\$49.00</b>	<b>\$58.00</b>	<b>\$67.00</b>	



**HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA**  
PUBLIC HOUSING

**PROPOSED MONTHLY UTILITY ALLOWANCES**

Chart 2 - County of Fresno, CA

UPDATE 2015

**Building Type: Detached House**

<b>San Joaquin Apartments</b> CA-28/21 (EE Equip: CFL)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)					\$25.00	\$29.00
Natural Gas (PG&E)					\$70.00	\$79.00
<b>Totals</b>					<b>\$95.00</b>	<b>\$108.00</b>

**Building Type: Semi-Detached/Duplex**

<b>Biola Apartments CA-28/22</b> (EE Equip: Win, WS)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)		\$14.00	\$18.00	\$23.00	\$28.00	
Natural Gas (PG&E)		\$25.00	\$31.00	\$35.00	\$39.00	
<b>Totals</b>		<b>\$39.00</b>	<b>\$49.00</b>	<b>\$58.00</b>	<b>\$67.00</b>	

**Building Type: Semi-Detached/Duplex**

<b>Huron Apartments CA-28/23</b> (EE Equip: CFL)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)		\$12.00	\$16.00	\$21.00	\$25.00	\$29.00
Natural Gas (PG&E)		\$26.00	\$33.00	\$37.00	\$42.00	\$49.00
<b>Totals</b>		<b>\$38.00</b>	<b>\$49.00</b>	<b>\$58.00</b>	<b>\$67.00</b>	<b>\$78.00</b>

**Building Type: Row House/Townhouse**

<b>Pinedale Apartments II</b> CA-28/24 (EE Equip: CFL)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)		\$12.00	\$16.00	\$21.00	\$25.00	
Natural Gas (PG&E)		\$25.00	\$31.00	\$36.00	\$40.00	
<b>Totals</b>		<b>\$37.00</b>	<b>\$47.00</b>	<b>\$57.00</b>	<b>\$65.00</b>	

**Building Type: Semi-Detached/Duplex**

<b>Pinedale Apartments II</b> CA-28/24 (EE Equip: CFL)	<b>0BR</b>	<b>1BR</b>	<b>2BR</b>	<b>3BR</b>	<b>4BR</b>	<b>5BR</b>
Electricity (PG&E)			\$16.00	\$21.00	\$25.00	
Natural Gas (PG&E)			\$34.00	\$40.00	\$45.00	
<b>Totals</b>			<b>\$50.00</b>	<b>\$61.00</b>	<b>\$70.00</b>	

# HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA

## PUBLIC HOUSING

### PROPOSED MONTHLY UTILITY ALLOWANCES

Chart 2 - County of Fresno, CA

UPDATE 2015

#### Building Type: Detached House

Pinedale Apartments II CA-28/24 (EE Equip: CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)				\$21.00	\$25.00	\$29.00
Natural Gas (PG&E)				\$68.00	\$76.00	\$85.00
<b>Totals</b>				<b>\$89.00</b>	<b>\$101.00</b>	<b>\$114.00</b>

#### Building Type: Semi-Detached/Duplex

Cardella Courts CA-28/30 (EE Equip: H, Ins, CFL, WS)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)			\$16.00	\$21.00		
Natural Gas (PG&E)			\$28.00	\$33.00		
<b>Totals</b>			<b>\$44.00</b>	<b>\$54.00</b>		

#### Building Type: Row House/Townhouse

Pinedale Apartments CA-28/32 (EE Equip: CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)			\$16.00	\$21.00		
Natural Gas (PG&E)			\$31.00	\$36.00		
<b>Totals</b>			<b>\$47.00</b>	<b>\$57.00</b>		

#### Building Type: Semi-Detached/Duplex

Pinedale Apartments CA-28/32 (EE Equip: CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)			\$16.00	\$21.00		
Natural Gas (PG&E)			\$34.00	\$40.00		
<b>Totals</b>			<b>\$50.00</b>	<b>\$61.00</b>		

#### Building Type: Detached House

Pinedale Apartments CA-28/32 (EE Equip: CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)				\$21.00		
Natural Gas (PG&E)				\$68.00		
<b>Totals</b>				<b>\$89.00</b>		

**HOUSING AUTHORITIES OF THE CITY & COUNTY OF FRESNO, CA**  
PUBLIC HOUSING

**PROPOSED MONTHLY UTILITY ALLOWANCES**  
Chart 2 - County of Fresno, CA

UPDATE 2015

**Building Type: Row House/Townhouse**

Wedgewood Commons CA-28-33 (EE Equip: Win)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)		\$19.00	\$24.00	\$30.00		
Natural Gas (PG&E)		\$17.00	\$20.00	\$24.00		
<b>Totals</b>		<b>\$36.00</b>	<b>\$44.00</b>	<b>\$54.00</b>		

**Building Type: Semi-Detached/Duplex**

DeSoto Gardens CA-28/38 (EE Equip: CFL)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)				\$21.00	\$25.00	
Natural Gas (PG&E)				\$38.00	\$44.00	
<b>Totals</b>				<b>\$59.00</b>	<b>\$69.00</b>	

**Building Type: Detached House**

HOP	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (PG&E)				\$23.00		
Natural Gas (PG&E)				\$66.00		
<b>Totals</b>				<b>\$89.00</b>		



# ***Leveraging the HCV Program to Improve Quality Housing***

*Board of Commissioners Meeting  
December 15, 2015*



CELEBRATING  
**75**  
YEARS  
FRESNO HOUSING



# *Outline*

Overall Abatement Analysis

Case Studies



CELEBRATING  
**75**  
YEARS  
FRESNO HOUSING

## May – December 2015 Abatement Data

	May	June	July	Aug	Sept	Oct	Nov	Total	Dec
Abatements	78	81	80	119	83	72	60	573	48
Passed HQS	60	51	64	92	59	44	32	402	TBD
Pass before abatement	39	37	18	20	28	24	20	186	TBD
Pass after abatement	21	14	46	72	31	20	12	216	TBD
Cancellations	18	20	16	27	24	28	19	152	TBD
HAP Abated	\$7,400	\$10,000	\$12,800	\$24,200	\$4,600	\$6,500	\$14,500	\$80,000	\$25,000 Potential

- Approximately \$80,000 in HAP has been abated from May to November
- December re-inspections may increase abatement amounts by up to \$25k



# *Landlords in Abatement*

- Repeat Owners
  - These 600+ abatements represent 450 different owners or landlords
  - 81 owners had multiple abatements
    - 8 of which had 5 or more abatements
      - 3 of the 8 had 10 or more abatements
    - 12 owners had multiple contract cancellations
      - 2 of which had 5 or more contract cancellations
  - 5 of the 81 owners are on our hot list



# *Case Studies*





# ***Scenario 1***

## ***Owner Disallowance***

- Two properties affected/Same Owner:
  - Property 1:
    - Started with 11 Contracts out of 24 Units
    - Currently 3 Active Contracts; will cancel soon
  - Property 2:
    - Started with 14 Contracts out of 60 Units
    - 6 Contract Cancellations
    - 8 Active Contracts in process of cancelling



## *Scenario 1 (Owner Disallowance)*



Unpermitted balcony repair



CELEBRATING  
**75**  
YEARS  
FRESNO HOUSING

Vacant unit left unsecured  
Garbage and debris



## *Scenario 1 (Owner Disallowance)*



Raw sewage  
Impacting common areas





# ***Scenario 1 (Owner Disallowance)***

## ***Car crash***



## *Scenario 1 (Owner Disallowance)*



Improper balcony repair



Exposed Wiring



## ***Scenario 2***

### ***No Owner Disallowance***

- One Property affected
  - HCV Staff and Management Observations
  - Outreach to Code Enforcement
  - Started with 5 Contracts out of 12 Units
    - All cancelled or voluntarily moved





# ***Scenario 2 No Owner Disallowance***

***Dead trees and broken fencing***



← Before →



After ↓



CELEBRATING  
**15**  
YEARS  
FRESNO HOUSING



## ***Scenario 2 No Owner Disallowance Trash and Debris in alley***



**Before ↑**



**After →**



CELEBRATING  
**15**  
YEARS  
FRESNO HOUSING



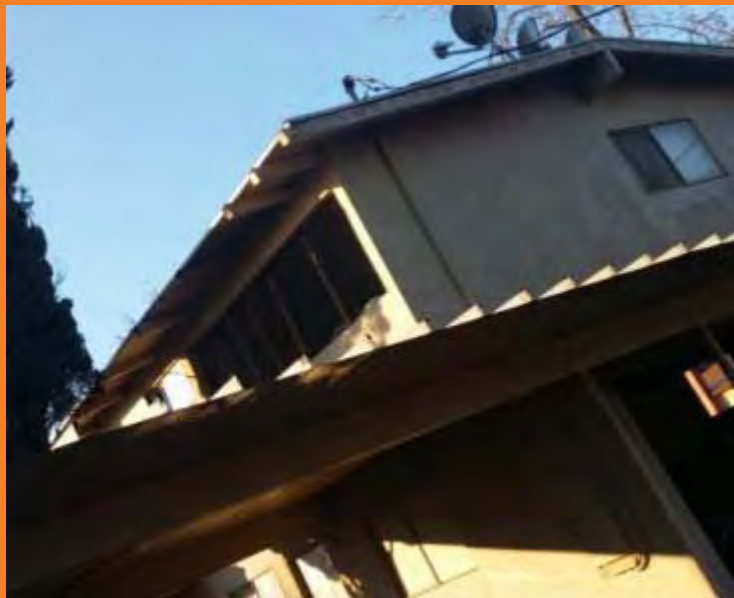


## ***Scenario 2 No Owner Disallowance Dangling wires throughout complex***



**Before ↑**

**After ↓**



CELEBRATING  
**45**  
YEARS  
FRESNO HOUSING



## ***Scenario 2 No Owner Disallowance***

### ***Deteriorating Balconies***



←Before→



←After



CELEBRATING  
**15**  
YEARS  
FRESNO HOUSING



## ***Scenario 3***

### ***Collaboration w/Code Enforcement & POP Team Officers***

- Regularly sharing “top 10” lists and property watch lists
- Of the top 10 units provided this week, 3 of the owners have active HAP Contracts.
  - 1 has been disallowed as mentioned in the previous slide.
  - The 2<sup>nd</sup> one is currently under investigation
  - The last one is new to our list.



*Questions/Comments?*



CELEBRATING  
**75**  
YEARS  
FRESNO HOUSING