

Allowances for Tenant-Furnished Utilities and Other Services

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



Locality		Green Discount	Unit Type			Weather Code	Date
Yakima 2025		None	Large Apartment (5+ units)			WA042	2025-09-22
Utility/Service		Monthly Dollar Allowances					
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR
Space Heating	Natural Gas	\$46	\$54	\$63	\$72	\$80	\$89
	Bottle Gas						
	Electric Resistance	\$21	\$26	\$36	\$47	\$57	\$67
	Electric Heat Pump	\$19	\$22	\$28	\$33	\$36	\$40
	Fuel Oil						
Cooking	Natural Gas	\$6	\$6	\$9	\$12	\$15	\$18
	Bottle Gas						
	Electric	\$5	\$6	\$9	\$12	\$15	\$18
	Other						
Other Electric		\$20	\$24	\$33	\$43	\$52	\$61
Air Conditioning		\$4	\$4	\$6	\$9	\$11	\$13
Water Heating	Natural Gas	\$13	\$16	\$23	\$29	\$36	\$43
	Bottle Gas						
	Electric	\$14	\$16	\$21	\$25	\$32	\$38
	Fuel Oil						
Water		\$35	\$37	\$47	\$62	\$78	\$93
Sewer		\$47	\$50	\$66	\$91	\$115	\$140
Electric Fee		\$13	\$13	\$13	\$13	\$13	\$13
Natural Gas Fee		\$6	\$6	\$6	\$6	\$6	\$6
Fuel Oil Fee							
Bottled Gas Fee							
Trash Collection		\$23	\$23	\$23	\$23	\$23	\$23
Range/Microwave		\$22	\$22	\$22	\$22	\$22	\$22
Refrigerator		\$25	\$25	\$25	\$25	\$25	\$25
Other - specify							

Electric	75	85	110	135	159	183
Electric + WSG	180	195	246	311	375	439

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Locality		Green Discount	Unit Type				Weather Code	Date
Yakima 2025		None	Lowrise Apartment (2-4 units)				WA042	2025-09-22
Utility/Service		Monthly Dollar Allowances						
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	
Space Heating	Natural Gas	\$79	\$93	\$100	\$107	\$114	\$121	
	Bottle Gas							
	Electric Resistance	\$32	\$39	\$52	\$64	\$76	\$88	
	Electric Heat Pump	\$25	\$30	\$37	\$42	\$47	\$52	
	Fuel Oil							
Cooking	Natural Gas	\$6	\$6	\$9	\$12	\$15	\$18	
	Bottle Gas							
	Electric	\$5	\$6	\$9	\$12	\$15	\$19	
	Other							
Other Electric	\$25	\$29	\$41	\$52	\$63	\$75		
Air Conditioning	\$4	\$5	\$8	\$10	\$12	\$14		
Water Heating	Natural Gas	\$17	\$20	\$28	\$37	\$46	\$54	
	Bottle Gas							
	Electric	\$17	\$20	\$26	\$33	\$41	\$48	
	Fuel Oil							
Water	\$35	\$37	\$47	\$62	\$78	\$93		
Sewer	\$47	\$50	\$66	\$91	\$115	\$140		
Electric Fee	\$13	\$13	\$13	\$13	\$13	\$13		
Natural Gas Fee	\$6	\$6	\$6	\$6	\$6	\$6		
Fuel Oil Fee								
Bottled Gas Fee								
Trash Collection	\$23	\$23	\$23	\$23	\$23	\$23		
Range/Microwave	\$22	\$22	\$22	\$22	\$22	\$22		
Refrigerator	\$25	\$25	\$25	\$25	\$25	\$25		
Other - specify								

Electric	89	103	134	162	191	221
Electric + WSG	194	213	270	338	407	477

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Locality		Green Discount	Unit Type			Weather Code	Date
Yakima 2025		None	Manufactured			WA042	2025-09-22
Utility/Service		Monthly Dollar Allowances					
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR
Space Heating	Natural Gas	\$56	\$66	\$76	\$87	\$98	\$108
	Bottle Gas						
	Electric Resistance	\$56	\$67	\$71	\$73	\$75	\$77
	Electric Heat Pump	\$24	\$29	\$36	\$40	\$44	\$49
	Fuel Oil						
Cooking	Natural Gas	\$6	\$6	\$9	\$12	\$15	\$18
	Bottle Gas						
	Electric	\$5	\$6	\$9	\$12	\$16	\$20
	Other						
Other Electric	\$30	\$35	\$49	\$63	\$76	\$91	
Air Conditioning	\$4	\$4	\$8	\$11	\$14	\$18	
Water Heating	Natural Gas	\$17	\$20	\$28	\$37	\$46	\$54
	Bottle Gas						
	Electric	\$17	\$20	\$27	\$35	\$42	\$48
	Fuel Oil						
Water	\$35	\$37	\$47	\$62	\$78	\$93	
Sewer	\$47	\$50	\$66	\$91	\$115	\$140	
Electric Fee	\$13	\$13	\$13	\$13	\$13	\$13	
Natural Gas Fee	\$6	\$6	\$6	\$6	\$6	\$6	
Fuel Oil Fee							
Bottled Gas Fee							
Trash Collection	\$23	\$23	\$23	\$23	\$23	\$23	
Range/Microwave	\$22	\$22	\$22	\$22	\$22	\$22	
Refrigerator	\$25	\$25	\$25	\$25	\$25	\$25	
Other - specify							

Electric	93	107	142	174	205	239
Electric + WSG	198	217	278	350	421	495

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Locality		Green Discount	Unit Type			Weather Code	Date
Yakima 2025		None	Single Family Attached			WA042	2025-09-22
Utility/Service		Monthly Dollar Allowances					
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR
Space Heating	Natural Gas	\$59	\$69	\$80	\$90	\$101	\$111
	Bottle Gas						
	Electric Resistance	\$32	\$39	\$52	\$64	\$76	\$88
	Electric Heat Pump	\$23	\$28	\$35	\$40	\$44	\$49
	Fuel Oil						
Cooking	Natural Gas	\$6	\$6	\$9	\$12	\$15	\$18
	Bottle Gas						
	Electric	\$5	\$6	\$9	\$12	\$15	\$20
	Other						
Other Electric	\$26	\$30	\$42	\$54	\$66	\$78	
Air Conditioning	\$4	\$4	\$8	\$12	\$15	\$19	
Water Heating	Natural Gas	\$17	\$20	\$28	\$37	\$46	\$54
	Bottle Gas						
	Electric	\$17	\$20	\$26	\$34	\$42	\$48
	Fuel Oil						
Water	\$35	\$37	\$47	\$62	\$78	\$93	
Sewer	\$47	\$50	\$66	\$91	\$115	\$140	
Electric Fee	\$13	\$13	\$13	\$13	\$13	\$13	
Natural Gas Fee	\$6	\$6	\$6	\$6	\$6	\$6	
Fuel Oil Fee							
Bottled Gas Fee							
Trash Collection	\$23	\$23	\$23	\$23	\$23	\$23	
Range/Microwave	\$22	\$22	\$22	\$22	\$22	\$22	
Refrigerator	\$25	\$25	\$25	\$25	\$25	\$25	
Other - specify							

Electric	88	101	133	165	195	227
Electric + WSG	193	211	269	341	411	483

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Locality		Green Discount	Unit Type			Weather Code	Date
Yakima 2025		None	Single Family House			WA042	2025-09-22
Utility/Service		Monthly Dollar Allowances					
		0 BR	1 BR	2 BR	3 BR	4 BR	5 BR
Space Heating	Natural Gas	\$66	\$77	\$90	\$102	\$115	\$127
	Bottle Gas						
	Electric Resistance	\$53	\$63	\$76	\$87	\$98	\$109
	Electric Heat Pump	\$28	\$34	\$42	\$47	\$52	\$57
	Fuel Oil						
Cooking	Natural Gas	\$6	\$6	\$9	\$12	\$15	\$18
	Bottle Gas						
	Electric	\$5	\$6	\$9	\$12	\$16	\$20
	Other						
Other Electric	\$30	\$35	\$49	\$63	\$76	\$91	
Air Conditioning	\$3	\$3	\$9	\$13	\$18	\$23	
Water Heating	Natural Gas	\$17	\$20	\$28	\$37	\$46	\$54
	Bottle Gas						
	Electric	\$17	\$20	\$27	\$35	\$42	\$48
	Fuel Oil						
Water	\$35	\$37	\$47	\$62	\$78	\$93	
Sewer	\$47	\$50	\$66	\$91	\$115	\$140	
Electric Fee	\$13	\$13	\$13	\$13	\$13	\$13	
Natural Gas Fee	\$6	\$6	\$6	\$6	\$6	\$6	
Fuel Oil Fee							
Bottled Gas Fee							
Trash Collection	\$23	\$23	\$23	\$23	\$23	\$23	
Range/Microwave	\$22	\$22	\$22	\$22	\$22	\$22	
Refrigerator	\$25	\$25	\$25	\$25	\$25	\$25	
Other - specify							

Electric	96	111	149	183	217	252
Electric + WSG	201	221	285	359	433	508

RESOLUTION 25-1085

A RESOLUTION AMENDING THE SECTION 8 UTILITY ALLOWANCES FOR THE HOUSING AUTHORITY OF THE CITY OF YAKIMA

WHEREAS, the Yakima Housing Authority (YHA) evaluates its Section 8 utility allowances on the annual basis; and

WHEREAS, UA Pro developed the allowances per Section 8 requirements of 24 CFR part 982.517 and all other applicable HUD regulations; and

WHEREAS, the allowances were calculated using the unit size (by the number bedrooms, and unit types (e.g. apartment, townhomes, single family detached, and manufactured housing, that are typical in the community.

NOW THEREFORE, BE IT RESOLVED, changes to the current utility allowances are needed and the Board of Commissioners of the Housing Authority of the City of Yakima, in a special meeting, a quorum being present, agrees to adopt the attached utility allowances, effective January 1, 2026.

PASSED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF YAKIMA THIS 29th DAY OF OCTOBER, 2025

Attest:


Secretary



Abby Bailey Grim (Oct 30, 2025 10:10:03 PDT)

Chairperson, Board of Commissioners

10/30/25

Date

25-1085

Final Audit Report

2025-10-30

Created:	2025-10-30
By:	Sally Shelton (sally.shelton@yakimahousing.org)
Status:	Signed
Transaction ID:	CBJCHBCAABAA8TTnxKiHQh3T_-NnQkayswKjPKwMzXhc

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-  Document created by Sally Shelton (sally.shelton@yakimahousing.org)
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