



BELLINGHAM/WHATCOM COUNTY HOUSING AUTHORITIES, WA
WHATCOM COUNTY
PUBLIC HOUSING

PROPOSED MONTHLY UTILITY ALLOWANCES
Chart 2

UPDATE 2025

Building Type: Row House/Townhouse

Bay Townhouses, Seamist Townhouses (All Electric) (EE Equip: Win-V,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,H,WH,C)				\$194.00		

Building Type: Detached House

Seamist Townhouses (All Electric) (EE Equip: Win-V,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,H,WH,C)				\$200.00		

Building Type: Detached House

Baycrest Homes (EE Equip: Win-V,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,C)				\$79.00	\$87.00	
Natural Gas (H,WH)				\$29.00	\$31.00	
Trash				\$60.00	\$60.00	
Totals				\$168.00	\$178.00	

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

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

EE Equip= Energy Efficient Equipment
Win= Windows
Ins= Insulation

Note: Public Housing utility allowances are calculated similar to method used by each utility provider. These allowances 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.

BELLINGHAM/WHATCOM COUNTY HOUSING AUTHORITIES, WA
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Building Type: Semi-Detached/Duplex

The Birches (All Electric) (EE Equip: Win-V,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,H,WH,C)			\$200.00	\$231.00	\$262.00	
Water <i>(Bellingham)</i>			\$61.00	\$69.00	\$77.00	
Sewer <i>(Bellingham)</i>			\$73.00	\$84.00	\$108.00	
Trash			\$60.00	\$60.00	\$60.00	
Totals			\$394.00	\$444.00	\$507.00	

Building Type: Semi-Detached/Duplex

The Birches (Gas Heating) (EE Equip: Win-V,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,WH,C)			\$106.00	\$124.00	\$141.00	
Natural Gas W(H)			\$19.00	\$20.00	\$22.00	
Water <i>(Bellingham)</i>			\$61.00	\$69.00	\$77.00	
Sewer <i>(Bellingham)</i>			\$73.00	\$84.00	\$108.00	
Trash			\$60.00	\$60.00	\$60.00	
Totals			\$319.00	\$357.00	\$408.00	

Building Type: Detached House

The Birches (All Electric) (EE Equip: Win-V,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,H,WH,C)					\$257.00	
Water <i>(Bellingham)</i>					\$64.00	
Sewer <i>(Bellingham)</i>					\$73.00	
Trash					\$60.00	
Totals					\$454.00	

Building Type: Detached House

The Birches (Gas Heating) (EE Equip: Win-V,Ins)	0BR	1BR	2BR	3BR	4BR	5BR
Electricity (L&A,WH,C)					\$139.00	
Natural Gas W(H)					\$22.00	
Water <i>(Bellingham)</i>					\$64.00	
Sewer <i>(Bellingham)</i>					\$73.00	
Trash					\$60.00	
Totals					\$358.00	

BELLINGHAM/WHATCOM COUNTY HOUSING AUTHORITIES, WA
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COMPARISON OF CURRENT AND PROPOSED UTILITY ALLOWANCES

Chart 4

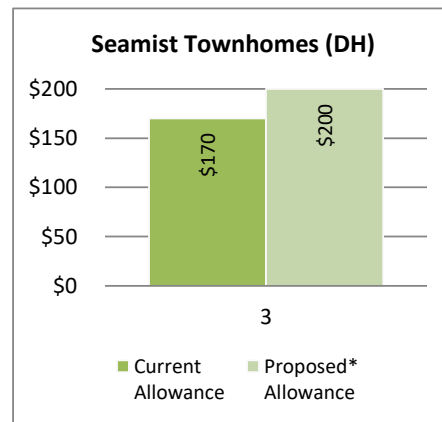
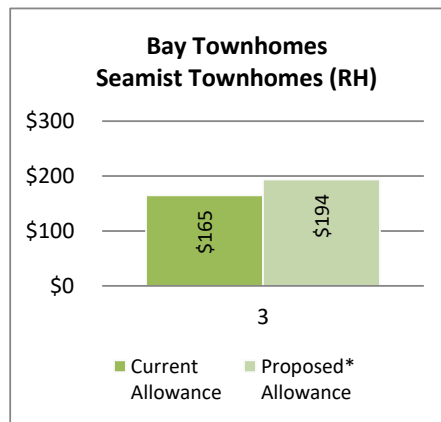
UPDATE 2025

Development	Bedroom Size	Current Allowance	Proposed* Allowance	Difference**
Bay Townhouses, Seamist Townhouses (All Electric) (Row House)	3	\$165.00	\$194.00	\$29.00
Seamist Townhomes (All Electric) (Detached House)	3	\$170.00	\$200.00	\$30.00
Baycrest Homes (Detached House)	3	\$148.00	\$168.00	\$20.00
	4	\$158.00	\$178.00	\$20.00
The Birches (All Electric) (Semi-Detached)	2	\$360.00	\$394.00	\$34.00
	3	\$404.00	\$444.00	\$40.00
	4	\$461.00	\$507.00	\$46.00
The Birches (Gas Heating) (Semi-Detached)	2	\$294.00	\$319.00	\$25.00
	3	\$329.00	\$357.00	\$28.00
	4	\$377.00	\$408.00	\$31.00
The Birches (All Electric) (Detached House)	4	\$410.00	\$454.00	\$44.00
The Birches (Gas Heating) (Detached House)	4	\$327.00	\$358.00	\$31.00

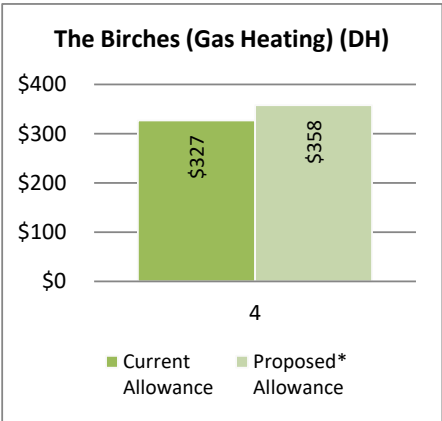
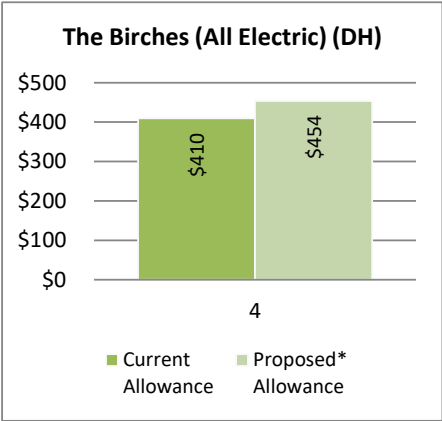
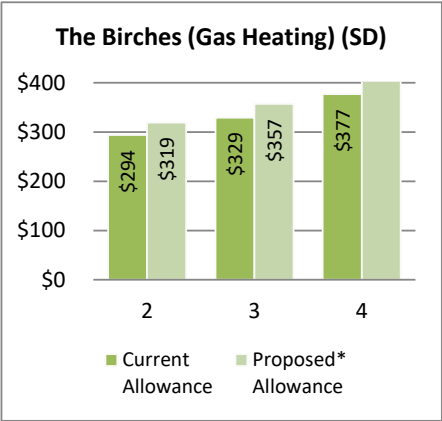
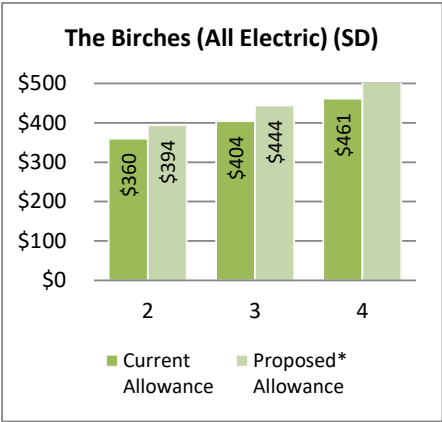
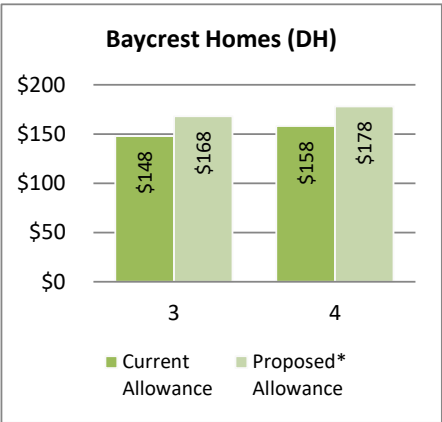
Proposed allowances include the average for electric and natural gas summer and winter months.

*Proposed allowances were rounded to the nearest dollar.

**After rounding.



BELLINGHAM/WHATCOM COUNTY HOUSING AUTHORITIES, WA
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SITE	UNIT SIZE	UNIT												2026 UA	2025 FMR	80% of FMR	Flat Rent with UA adjustment
PH	2-bdrm	1800B	1802A/B	1804A/B	1806A/B	1810A/B	1812A/B	1814A	1816A/B					\$99	\$1,642	\$1,314	\$1,215
	3-bdrm	1820A/B	1822A/B	1800A	1808A/B	1814B	1824A/B							\$109	\$2,301	\$1,841	\$1,732
FP	2-bdrm	3603A/B	3605B	3607B	3609A/B	3611B	3613B	3615A/B	3617B	3619A/B				\$99	\$1,642	\$1,314	\$1,215
	3-bdrm	3621A/B	3623A/B	3625A	3627A/B	3629A	3605A	3607A	3611A	3613A	3617A	3625B	3629B	\$109	\$2,301	\$1,841	\$1,732
TM	2-bdrm	1602A/B	1606A/B	1610A/B	1612A/B	1614A/B	1616A/B	1618A/B	1620A/B					\$200	\$1,642	\$1,314	\$1,114
	3-bdrm	1622A/B	1628A/B	1600A/B	1604A/B	1624B	1626A/B							\$221	\$2,301	\$1,841	\$1,620
HH	2-bdrm	2140	2144	2150	2154	2156	2164	2168	2172	2176	2178	2182	2188	\$171	\$1,642	\$1,314	\$1,143
	3-bdrm	2142	2146	2148	2152	2158	2162	2166	2170	2174	2180	2184	2186	\$188	\$2,301	\$1,841	\$1,653
TS	2-bdrm	2620	2628											\$158	\$1,642	\$1,314	\$1,156
	3-bdrm	2622	2626											\$194	\$2,301	\$1,841	\$1,647
BIR	2-bdrm	102A/B	104A/B	107A/B	110A/B	113A/B								\$319	\$1,642	\$1,314	\$995
	3-bdrm	101A/B	103A/B	105A/B	108A/B	114A/B	115A/B	116A/B						\$357	\$2,301	\$1,841	\$1,484
	4-bdrm	106A/B	109A/B											\$408	\$2,757	\$2,206	\$1,798
	4-bdrm House	111	112											\$358	\$2,757	\$2,206	\$1,848
BC	3-bdrm	4660	4661	4662	4663	4664	4665	4667	4669	4671	4673	4675	4676	\$168	\$2,301	\$1,841	\$1,673
	4-bdrm	4678	4679	4680	4681	4670								\$178	\$2,757	\$2,206	\$2,028
BT	3-bdrm	732	744	748										\$194	\$2,301	\$1,841	\$1,647
SM	3-bdrm	1111	1117	1123	1129	1135	1141	1147	1153	1159	1165	1171	1177	\$200	\$2,301	\$1,841	\$1,641
LS	0-bdrm	Tenants do not pay utilities at LS, WS, CS													\$1,348	\$1,078	\$1,078
WS	1-bdrm														\$1,381	\$1,105	\$1,105
CS	2-bdrm														\$1,642	\$1,314	\$1,314

2025 vs. 2026 Rate Comparison

SITE	UNIT SIZE	UNIT	2025 UA	2026 UA	\$ Change
PH	2-bdrm	1800B 1802A/B 1804A/B 1806A/B 1810A/B 1812A/B 1814A 1816A/B 1820A/B 1822A/B	\$82	\$99	\$17
	3-bdrm	1800A 1808A/B 1814B 1824A/B	\$91	\$109	\$18
FP	2-bdrm	3603A/B 3605B 3607B 3609A/B 3611B 3613B 3615A/B 3617B 3619A/B 3621A/B 3623A/B 3625A 3627A/B 3629A	\$82	\$99	\$17
	3-bdrm	3605A 3607A 3611A 3613A 3617A 3625B 3629B	\$91	\$109	\$18
TM	2-bdrm	1602A/B 1606A/B 1610A/B 1612A/B 1614A/B 1616A/B 1618A/B 1620A/B 1622A/B 1628A/B	\$170	\$200	\$30
	3-bdrm	1600A/B 1604A/B 1624B 1626A/B	\$180	\$221	\$41
HH	2-bdrm	2140 2144 2150 2154 2156 2164 2168 2172 2176 2178 2182 2188	\$145	\$171	\$26
	3-bdrm	2142 2146 2148 2152 2158 2162 2166 2170 2174 2180 2184 2186	\$160	\$188	\$28
TS	2-bdrm	2620 2628	\$134	\$158	\$24
	3-bdrm	2622 2626	\$165	\$194	\$29
BIR	2-bdrm	102A/B 104A/B 107A/B 110A/B 113A/B	\$294	\$319	\$25
	3-bdrm	101A/B 103A/B 105A/B 108A/B 114A/B 115A/B 116A/B	\$329	\$357	\$28
	4-bdrm	106A/B 109A/B	\$377	\$408	\$31
	4-bdrm House	111 112	\$327	\$358	\$31
BC	3-bdrm	4660 4661 4662 4663 4664 4665 4667 4669 4671 4673 4675 4676 4678 4679 4680 4681	\$148	\$168	\$20
	4-bdrm	4670	\$158	\$178	\$20
BT	3-bdrm	732 744 748	\$165	\$194	\$29
SM	3-bdrm	1111 1117 1123 1129 1135 1141 1147 1153 1159 1165 1171 1177	\$165	\$200	\$35