



May 8, 2026

Ms. Sheila Brown
Procurement and Contracts Administrator
Montgomery Housing Authority
525 S. Lawrence Street
Montgomery, Alabama 36104

RE: SECTION 8 UTILITY ALLOWANCE UPDATES

As requested, we have updated the Utility Allowances for the Montgomery Housing Authority's Section 8 HCV Program. The new allowances are based upon our previous studies and have been updated based on any rate changes from the various utility providers since our last update in 2025.

Enclosed please find the following:

- A summary of rate changes since the last update.
- Revised Section 8 HUD 52667 forms for each building type.
- A sample comparison of the proposed Allowances compared to the figures developed last year. Of course if the Authority is still using any other versions the comparisons will be different.

If you have any questions or comments, please do not hesitate to call or email Byron@edgoodwinassociates.com.

Sincerely,

GOODWIN AND ASSOCIATES

Byron C. Goodwin

Summary of Rate Changes

Provider	2025		2026		Difference	
					\$	%
Spire	\$8.30	Base Charge	\$8.30	Base Charge	\$0.00	0.0%
	\$1.72390	per CCF first 50	\$1.78390	per CCF first 50	\$0.06000	3.5%
	\$1.43312	per CCF next 150	\$1.48000	per CCF next 150	\$0.04688	3.3%
Alabama Power	\$16.40	Customer Charge	\$16.90	Customer Charge	\$0.50	3.0%
	\$0.17379	Summer first 1000 kWh	\$0.17379	Summer first 1000 kWh	\$0.00000	0.0%
	\$0.17648	Summer > 1000 kWh	\$0.17648	Summer > 1000 kWh	\$0.00000	0.0%
	\$0.17018	Winter first 750 kWh	\$0.17018	Winter first 750 kWh	\$0.00000	0.0%
	\$0.15743	Winter > 750 kWh	\$0.15743	Winter > 750 kWh	\$0.00000	0.0%
Central AL Elec. Coop.	\$63.31	Access Charge	\$67.51	Access Charge	\$4.20	6.6%
	\$0.12712	per kWh	\$0.13449	per kWh	\$0.00737	5.8%
Dixie Electric Coop.	\$37.17	Customer Charges	\$37.17	Customer Charges	\$0.00	0.0%
	\$0.13000	per kWh	\$0.13000	per kWh	\$0.00000	0.0%
Propane	\$3.69	per gallon	\$3.81	per gallon	\$0.12	3.3%
Montgomery water/sewer combined	\$48.20	min first 4,000 gallons	\$49.16	min first 4,000 gallons	\$0.96	2.0%
	\$10.90	per 1,000 over min.	\$10.70	per 1,000 over min.	(\$0.20)	-1.8%
	garbage	\$27.00	\$32.00	\$5.00	18.5%	
Prattville	\$16.94	min first 1,000 gallons	\$16.94	Access Charge*	\$0.00	0.0%
	\$5.57	per 1,000 over min.	\$5.77	per 1,000 gallons	\$0.20	3.6%
	\$16.00	Access Charge	\$16.00	Access Charge	\$0.00	0.0%
	\$3.30	per 1,000 gallons	\$3.30	per 1,000 gallons	\$0.00	0.0%
	garbage	\$21.00	\$21.00	\$0.00	0.0%	
Millbrook	\$16.00	min first 2,000 gallons	\$16.80	min first 2,000 gallons	\$0.80	5.0%
	\$4.63	per 1,000 over min.	\$4.86	per 1,000 over min.	\$0.23	5.0%
	\$30.87	Flat rate	\$32.41	Flat rate	\$1.54	5.0%
	garbage	\$26.56 (by Waste Mgmt)	\$29.15 (by Waste Mgmt)	\$2.59	9.8%	
Wetumpka	\$19.33	min first 750 gallons	\$19.81	0 gallons **	\$0.48	2.5%
	\$5.33	per 1,000 over min.	\$5.46	per 1,000	\$0.13	2.4%
	\$20.47	min first 750 gallons	\$20.98	0 gallons **	\$0.51	2.5%
	garbage	\$23.87 (by Meridian Waste)	\$27.80 (by Meridian Waste)	\$3.93	16.5%	
Central Elmore	\$16.50	min 0 gallons	\$16.50	min 0 gallons	\$0.00	0.0%
	\$5.50	per 1,000 for 1-10,000	\$5.50	per 1,000 for 1-10,000	\$0.00	0.0%
	\$5.75	per 1,000 10,001-20,000	\$5.75	per 1,000 10,001-20,000	\$0.00	0.0%
Other Garbage Areas	\$23.87	(by Meridian Waste)	\$27.80	(by Meridian Waste)	\$3.93	16.5%
	\$26.46	(by AMWASTE)	\$26.46	(by AMWASTE)	\$0.00	0.0%
	\$23.06	(by AMWASTE)	\$23.06	(by AMWASTE)	\$0.00	0.0%
Appliances	\$5.00	per month	\$5.00	per month	\$0.00	0.0%
	\$6.00	per month	\$6.00	per month	\$0.00	0.0%

* Prattville no longer includes 1000 gallons in the base charge on water

** Wetumpka no longer includes 750 gallons in the base charge on water and sewer

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT SECTION 8, EXISTING HOUSING ALLOWANCES FOR TENANT FURNISHED UTILITIES AND OTHER SERVICES						DATE 7/1/2026	
LOCALITY Montgomery Housing Authority						UNIT TYPE Row/Townhouse	
UTILITY OR SERVICE	MONTHLY DOLLAR ALLOWANCE						
	0-BR	1-BR	2-BR	3-BR	4-BR	5-BR	6-BR
HEATING							
a. Natural Gas	\$19	\$22	\$26	\$29	\$33	\$40	\$45
b. Electric - AL Power	\$28	\$34	\$42	\$48	\$57	\$72	\$83
c. Electric - Dixie	\$21	\$26	\$31	\$36	\$43	\$55	\$63
d. Electric - Central AL	\$22	\$27	\$33	\$38	\$44	\$57	\$65
e. Heat Pump - AL Power	\$16	\$20	\$24	\$28	\$33	\$43	\$49
f. Heat Pump - Dixie	\$12	\$15	\$19	\$21	\$25	\$32	\$37
g. Heat Pump - Central AL	\$13	\$16	\$19	\$22	\$26	\$33	\$39
h. Propane	\$46	\$54	\$62	\$70	\$80	\$98	\$110
AIR CONDITIONING							
a. Alabama Power	\$18	\$20	\$26	\$33	\$40	\$49	\$60
b. Dixie Elec. Coop.	\$14	\$16	\$20	\$25	\$30	\$37	\$46
c. Central AL Elec. Coop.	\$14	\$16	\$20	\$26	\$31	\$39	\$47
COOKING							
a. Natural Gas	\$10	\$11	\$13	\$14	\$15	\$15	\$16
b. Electric - AL Power	\$14	\$14	\$17	\$19	\$20	\$21	\$22
c. Electric - Dixie	\$11	\$11	\$13	\$14	\$15	\$16	\$17
d. Electric - Central AL	\$11	\$11	\$14	\$15	\$16	\$16	\$17
e. Propane	\$23	\$24	\$29	\$31	\$34	\$35	\$37
OTHER ELECTRIC (lighting, refrigerator, etc.)							
a. Alabama Power	\$55	\$60	\$66	\$75	\$85	\$94	\$103
b. Dixie Elec. Coop.	\$66	\$70	\$74	\$82	\$89	\$96	\$102
c. Central AL Elec. Coop.	\$98	\$101	\$106	\$113	\$121	\$128	\$135
WATER HEATING							
a. Natural Gas	\$13	\$17	\$21	\$29	\$37	\$44	\$53
b. Electric - AL Power	\$13	\$22	\$30	\$46	\$64	\$80	\$99
c. Electric - Dixie	\$10	\$16	\$23	\$35	\$48	\$61	\$75
d. Electric - Central AL	\$10	\$17	\$23	\$36	\$50	\$63	\$78
e. Propane	\$30	\$39	\$48	\$66	\$84	\$102	\$122
WATER							
a. Montgomery	\$51	\$51	\$51	\$74	\$101	\$128	\$155
b. Prattville	\$26	\$33	\$41	\$55	\$70	\$85	\$100
c. Millbrook	\$18	\$20	\$26	\$38	\$51	\$63	\$75
d. Wetumpka	\$27	\$34	\$41	\$55	\$69	\$82	\$96
e. Central Elmore	\$24	\$31	\$38	\$52	\$66	\$80	\$94
SEWER							
a. Montgomery	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water
b. Prattville	\$20	\$24	\$28	\$36	\$44	\$52	\$60
c. Millbrook	\$32	\$32	\$32	\$32	\$32	\$32	\$32
d. Wetumpka	\$28	\$36	\$43	\$58	\$73	\$88	\$103
TRASH COLLECTION							
a. Montgomery	\$32	\$32	\$32	\$32	\$32	\$32	\$32
b. Prattville	\$21	\$21	\$21	\$21	\$21	\$21	\$21
c. Millbrook	\$29	\$29	\$29	\$29	\$29	\$29	\$29
d. Wetumpka	\$28	\$28	\$28	\$28	\$28	\$28	\$28
e. Other	\$28	\$28	\$28	\$28	\$28	\$28	\$28
RANGE	\$5	\$5	\$5	\$5	\$5	\$5	\$5
REFRIGERATOR	\$6	\$6	\$6	\$6	\$6	\$6	\$6
BASE CHARGES *							
a. Spire	\$8	\$8	\$8	\$8	\$8	\$8	\$8
* Base Charges for electricity are included in the "OTHER ELECTRIC" category							
ACTUAL FAMILY ALLOWANCES: (To be used by family to complete allowance. Complete below for Actual Unit Rented)					UTILITY OR SERVICE		PER MONTH
NAME OF FAMILY					HEATING		\$
ADDRESS OF UNIT					AIR CONDITIONING		\$
					COOKING		\$
					OTHER ELECTRIC		\$
					WATER HEATING		\$
					WATER		\$
					SEWER		\$
					TRASH COLLECTION		\$
					RANGE		\$
					REFRIGERATOR		\$
					GAS BASE		\$
NUMBER OF BEDROOMS					OTHER		\$
					TOTAL		\$

**U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
SECTION 8, EXISTING HOUSING ALLOWANCES FOR
TENANT FURNISHED UTILITIES AND OTHER SERVICES**

DATE
7/1/2025

LOCALITY
Montgomery Housing Authority

UNIT TYPE
Garden Apartment

UTILITY OR SERVICE	MONTHLY DOLLAR ALLOWANCE						
	0-BR	1-BR	2-BR	3-BR	4-BR	5-BR	6-BR
HEATING							
a. Natural Gas	\$18	\$21	\$25	\$29	\$33	\$41	\$46
b. Electric - AL Power	\$24	\$31	\$39	\$47	\$57	\$74	\$84
c. Electric - Dixie	\$18	\$23	\$30	\$36	\$44	\$56	\$64
d. Electric - Central AL	\$19	\$24	\$31	\$37	\$45	\$58	\$66
e. Heat Pump - AL Power	\$14	\$18	\$23	\$28	\$34	\$44	\$50
f. Heat Pump - Dixie	\$11	\$14	\$18	\$21	\$26	\$33	\$38
g. Heat Pump - Central AL	\$11	\$14	\$18	\$22	\$26	\$34	\$39
h. Propane	\$42	\$50	\$60	\$70	\$82	\$101	\$113
AIR CONDITIONING							
a. Alabama Power	\$18	\$20	\$26	\$33	\$40	\$49	\$60
b. Dixie Elec. Coop.	\$14	\$16	\$20	\$25	\$30	\$37	\$46
c. Central AL Elec. Coop.	\$14	\$16	\$20	\$26	\$31	\$39	\$47
COOKING							
a. Natural Gas	\$10	\$11	\$13	\$14	\$15	\$15	\$16
b. Electric - AL Power	\$14	\$14	\$17	\$19	\$20	\$21	\$22
c. Electric - Dixie	\$11	\$11	\$13	\$14	\$15	\$16	\$17
d. Electric - Central AL	\$11	\$11	\$14	\$15	\$16	\$16	\$17
e. Propane	\$23	\$24	\$29	\$31	\$34	\$35	\$37
OTHER ELECTRIC (lighting, refrigerator, etc.)							
a. Alabama Power	\$55	\$60	\$66	\$75	\$85	\$94	\$103
b. Dixie Elec. Coop.	\$66	\$70	\$74	\$82	\$89	\$96	\$102
c. Central AL Elec. Coop.	\$98	\$101	\$106	\$113	\$121	\$128	\$135
WATER HEATING							
a. Natural Gas	\$13	\$17	\$21	\$29	\$37	\$44	\$53
b. Electric - AL Power	\$13	\$22	\$30	\$46	\$64	\$80	\$99
c. Electric - Dixie	\$10	\$16	\$23	\$35	\$48	\$61	\$75
d. Electric - Central AL	\$10	\$17	\$23	\$36	\$50	\$63	\$78
e. Propane	\$30	\$39	\$48	\$66	\$84	\$102	\$122
WATER							
a. Montgomery	\$51	\$51	\$51	\$74	\$101	\$128	\$155
b. Prattville	\$26	\$33	\$41	\$55	\$70	\$85	\$100
c. Millbrook	\$18	\$20	\$26	\$38	\$51	\$63	\$75
d. Wetumpka	\$27	\$34	\$41	\$55	\$69	\$82	\$96
e. Central Elmore	\$24	\$31	\$38	\$52	\$66	\$80	\$94
SEWER							
a. Montgomery	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water
b. Prattville	\$20	\$24	\$28	\$36	\$44	\$52	\$60
c. Millbrook	\$32	\$32	\$32	\$32	\$32	\$32	\$32
d. Wetumpka	\$28	\$36	\$43	\$58	\$73	\$88	\$103
TRASH COLLECTION							
a. Montgomery	\$32	\$32	\$32	\$32	\$32	\$32	\$32
b. Prattville	\$21	\$21	\$21	\$21	\$21	\$21	\$21
c. Millbrook	\$29	\$29	\$29	\$29	\$29	\$29	\$29
d. Wetumpka	\$28	\$28	\$28	\$28	\$28	\$28	\$28
e. Other	\$28	\$28	\$28	\$28	\$28	\$28	\$28
RANGE							
	\$5	\$5	\$5	\$5	\$5	\$5	\$5
REFRIGERATOR							
	\$6	\$6	\$6	\$6	\$6	\$6	\$6
BASE CHARGES *							
a. Spire	\$8	\$8	\$8	\$8	\$8	\$8	\$8

* Base Charges for electricity are included in the "OTHER ELECTRIC" category

ACTUAL FAMILY ALLOWANCES: (To be used by family to complete allowance. Complete below for Actual Unit Rented)	UTILITY OR SERVICE	PER MONTH
NAME OF FAMILY	HEATING	\$
	AIR CONDITIONING	\$
	COOKING	\$
	OTHER ELECTRIC	\$
	WATER HEATING	\$
	WATER	\$
	SEWER	\$
	TRASH COLLECTION	\$
	RANGE	\$
	REFRIGERATOR	\$
	GAS BASE	\$
	OTHER	\$
	NUMBER OF BEDROOMS	TOTAL

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT SECTION 8, EXISTING HOUSING ALLOWANCES FOR TENANT FURNISHED UTILITIES AND OTHER SERVICES						DATE 7/1/2026	
LOCALITY Montgomery Housing Authority						UNIT TYPE Duplex	
UTILITY OR SERVICE	MONTHLY DOLLAR ALLOWANCE						
	0-BR	1-BR	2-BR	3-BR	4-BR	5-BR	6-BR
HEATING							
a. Natural Gas	\$20	\$22	\$27	\$30	\$35	\$44	\$48
b. Electric - AL Power	\$28	\$34	\$43	\$51	\$61	\$80	\$89
c. Electric - Dixie	\$22	\$26	\$33	\$39	\$47	\$60	\$67
d. Electric - Central AL	\$22	\$27	\$34	\$40	\$48	\$62	\$70
e. Heat Pump - AL Power	\$17	\$20	\$25	\$30	\$36	\$47	\$53
f. Heat Pump - Dixie	\$13	\$15	\$19	\$23	\$27	\$36	\$40
g. Heat Pump - Central AL	\$13	\$16	\$20	\$24	\$28	\$37	\$42
h. Propane	\$48	\$55	\$64	\$74	\$86	\$108	\$118
AIR CONDITIONING							
a. Alabama Power	\$18	\$20	\$26	\$33	\$40	\$49	\$60
b. Dixie Elec. Coop.	\$14	\$16	\$20	\$25	\$30	\$37	\$46
c. Central AL Elec. Coop.	\$14	\$16	\$20	\$26	\$31	\$39	\$47
COOKING							
a. Natural Gas	\$10	\$11	\$13	\$14	\$15	\$15	\$16
b. Electric - AL Power	\$14	\$14	\$17	\$19	\$20	\$21	\$22
c. Electric - Dixie	\$11	\$11	\$13	\$14	\$15	\$16	\$17
d. Electric - Central AL	\$11	\$11	\$14	\$15	\$16	\$16	\$17
e. Propane	\$23	\$24	\$29	\$31	\$34	\$35	\$37
OTHER ELECTRIC (lighting, refrigerator, etc.)							
a. Alabama Power	\$55	\$60	\$66	\$75	\$85	\$94	\$103
b. Dixie Elec. Coop.	\$66	\$70	\$74	\$82	\$89	\$96	\$102
c. Central AL Elec. Coop.	\$98	\$101	\$106	\$113	\$121	\$128	\$135
WATER HEATING							
a. Natural Gas	\$13	\$17	\$21	\$29	\$37	\$44	\$53
b. Electric - AL Power	\$13	\$22	\$30	\$46	\$64	\$80	\$99
c. Electric - Dixie	\$10	\$16	\$23	\$35	\$48	\$61	\$75
d. Electric - Central AL	\$10	\$17	\$23	\$36	\$50	\$63	\$78
e. Propane	\$30	\$39	\$48	\$66	\$84	\$102	\$122
WATER							
a. Montgomery	\$51	\$51	\$51	\$74	\$101	\$128	\$155
b. Prattville	\$26	\$33	\$41	\$55	\$70	\$85	\$100
c. Millbrook	\$18	\$20	\$26	\$38	\$51	\$63	\$75
d. Wetumpka	\$27	\$34	\$41	\$55	\$69	\$82	\$96
e. Central Elmore	\$24	\$31	\$38	\$52	\$66	\$80	\$94
SEWER							
a. Montgomery	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water
b. Prattville	\$20	\$24	\$28	\$36	\$44	\$52	\$60
c. Millbrook	\$32	\$32	\$32	\$32	\$32	\$32	\$32
d. Wetumpka	\$28	\$36	\$43	\$58	\$73	\$88	\$103
TRASH COLLECTION							
a. Montgomery	\$32	\$32	\$32	\$32	\$32	\$32	\$32
b. Prattville	\$21	\$21	\$21	\$21	\$21	\$21	\$21
c. Millbrook	\$29	\$29	\$29	\$29	\$29	\$29	\$29
d. Wetumpka	\$28	\$28	\$28	\$28	\$28	\$28	\$28
e. Other	\$28	\$28	\$28	\$28	\$28	\$28	\$28
RANGE							
	\$5	\$5	\$5	\$5	\$5	\$5	\$5
REFRIGERATOR							
	\$6	\$6	\$6	\$6	\$6	\$6	\$6
BASE CHARGES *							
a. Spire	\$8	\$8	\$8	\$8	\$8	\$8	\$8
* Base Charges for electricity are included in the "OTHER ELECTRIC" category							
ACTUAL FAMILY ALLOWANCES: (To be used by family to complete allowance. Complete below for Actual Unit Rented)					UTILITY OR SERVICE		PER MONTH
NAME OF FAMILY					HEATING		\$
					AIR CONDITIONING		\$
					COOKING		\$
					OTHER ELECTRIC		\$
					WATER HEATING		\$
					WATER		\$
					SEWER		\$
					TRASH COLLECTION		\$
					RANGE		\$
					REFRIGERATOR		\$
ADDRESS OF UNIT					GAS BASE		\$
					OTHER		\$
NUMBER OF BEDROOMS					TOTAL		\$

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT SECTION 8, EXISTING HOUSING ALLOWANCES FOR TENANT FURNISHED UTILITIES AND OTHER SERVICES						DATE 7/1/2026	
LOCALITY Montgomery Housing Authority						UNIT TYPE Single	
UTILITY OR SERVICE	MONTHLY DOLLAR ALLOWANCE						
	0-BR	1-BR	2-BR	3-BR	4-BR	5-BR	6-BR
HEATING							
a. Natural Gas	\$22	\$27	\$32	\$37	\$43	\$54	\$59
b. Electric - AL Power	\$34	\$44	\$55	\$65	\$78	\$100	\$112
c. Electric - Dixie	\$26	\$33	\$42	\$49	\$59	\$76	\$85
d. Electric - Central AL	\$27	\$35	\$43	\$51	\$61	\$79	\$88
e. Heat Pump - AL Power	\$20	\$26	\$32	\$38	\$46	\$59	\$67
f. Heat Pump - Dixie	\$15	\$20	\$24	\$29	\$35	\$45	\$50
g. Heat Pump - Central AL	\$16	\$20	\$25	\$30	\$36	\$46	\$52
h. Propane	\$54	\$65	\$78	\$90	\$105	\$131	\$144
AIR CONDITIONING							
a. Alabama Power	\$21	\$24	\$30	\$39	\$47	\$58	\$71
b. Dixie Elec. Coop.	\$16	\$18	\$23	\$30	\$35	\$44	\$54
c. Central AL Elec. Coop.	\$17	\$19	\$24	\$31	\$37	\$45	\$55
COOKING							
a. Natural Gas	\$10	\$11	\$13	\$14	\$15	\$15	\$16
b. Electric - AL Power	\$14	\$14	\$17	\$19	\$20	\$21	\$22
c. Electric - Dixie	\$11	\$11	\$13	\$14	\$15	\$16	\$17
d. Electric - Central AL	\$11	\$11	\$14	\$15	\$16	\$16	\$17
e. Propane	\$23	\$24	\$29	\$31	\$34	\$35	\$37
OTHER ELECTRIC (lighting, refrigerator, etc.)							
a. Alabama Power	\$55	\$60	\$66	\$75	\$85	\$94	\$103
b. Dixie Elec. Coop.	\$66	\$70	\$74	\$82	\$89	\$96	\$102
c. Central AL Elec. Coop.	\$98	\$101	\$106	\$113	\$121	\$128	\$135
WATER HEATING							
a. Natural Gas	\$13	\$17	\$21	\$29	\$37	\$44	\$53
b. Electric - AL Power	\$13	\$22	\$30	\$46	\$64	\$80	\$99
c. Electric - Dixie	\$10	\$16	\$23	\$35	\$48	\$61	\$75
d. Electric - Central AL	\$10	\$17	\$23	\$36	\$50	\$63	\$78
e. Propane	\$30	\$39	\$48	\$66	\$84	\$102	\$122
WATER							
a. Montgomery	\$51	\$51	\$51	\$74	\$101	\$128	\$155
b. Prattville	\$26	\$33	\$41	\$55	\$70	\$85	\$100
c. Millbrook	\$18	\$20	\$26	\$38	\$51	\$63	\$75
d. Wetumpka	\$27	\$34	\$41	\$55	\$69	\$82	\$96
e. Central Elmore	\$24	\$31	\$38	\$52	\$66	\$80	\$94
SEWER							
a. Montgomery	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water
b. Prattville	\$20	\$24	\$28	\$36	\$44	\$52	\$60
c. Millbrook	\$32	\$32	\$32	\$32	\$32	\$32	\$32
d. Wetumpka	\$28	\$36	\$43	\$58	\$73	\$88	\$103
TRASH COLLECTION							
a. Montgomery	\$32	\$32	\$32	\$32	\$32	\$32	\$32
b. Prattville	\$21	\$21	\$21	\$21	\$21	\$21	\$21
c. Millbrook	\$29	\$29	\$29	\$29	\$29	\$29	\$29
d. Wetumpka	\$28	\$28	\$28	\$28	\$28	\$28	\$28
e. Other	\$28	\$28	\$28	\$28	\$28	\$28	\$28
RANGE							
	\$5	\$5	\$5	\$5	\$5	\$5	\$5
REFRIGERATOR							
	\$6	\$6	\$6	\$6	\$6	\$6	\$6
BASE CHARGES *							
a. Spire	\$8	\$8	\$8	\$8	\$8	\$8	\$8
* Base Charges for electricity are included in the "OTHER ELECTRIC" category							
ACTUAL FAMILY ALLOWANCES: (To be used by family to complete allowance. Complete below for Actual Unit Rented)					UTILITY OR SERVICE	PER MONTH	
NAME OF FAMILY					HEATING	\$	
ADDRESS OF UNIT					AIR CONDITIONING	\$	
					COOKING	\$	
					OTHER ELECTRIC	\$	
					WATER HEATING	\$	
					WATER	\$	
					SEWER	\$	
					TRASH COLLECTION	\$	
					RANGE	\$	
					REFRIGERATOR	\$	
					GAS BASE	\$	
NUMBER OF BEDROOMS					OTHER	\$	
					TOTAL	\$	

**U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
SECTION 8, EXISTING HOUSING ALLOWANCES FOR
TENANT FURNISHED UTILITIES AND OTHER SERVICES**

DATE
7/1/2026

LOCALITY
Montgomery Housing Authority

UNIT TYPE
Mobile Home

UTILITY OR SERVICE	MONTHLY DOLLAR ALLOWANCE						
	0-BR	1-BR	2-BR	3-BR	4-BR	5-BR	6-BR
HEATING							
a. Natural Gas	\$23	\$28	\$33	\$39	\$45	\$55	\$61
b. Electric - AL Power	\$36	\$46	\$58	\$70	\$84	\$105	\$119
c. Electric - Dixie	\$27	\$35	\$44	\$53	\$63	\$80	\$90
d. Electric - Central AL	\$28	\$36	\$46	\$55	\$66	\$82	\$93
e. Heat Pump - AL Power	\$21	\$27	\$34	\$41	\$49	\$62	\$71
f. Heat Pump - Dixie	\$16	\$21	\$26	\$31	\$37	\$47	\$54
g. Heat Pump - Central AL	\$17	\$21	\$27	\$32	\$39	\$49	\$56
h. Propane	\$55	\$67	\$81	\$94	\$110	\$134	\$150
AIR CONDITIONING							
a. Alabama Power	\$21	\$24	\$30	\$39	\$47	\$58	\$71
b. Dixie Elec. Coop.	\$16	\$18	\$23	\$30	\$35	\$44	\$54
c. Central AL Elec. Coop.	\$17	\$19	\$24	\$31	\$37	\$45	\$55
COOKING							
a. Natural Gas	\$10	\$11	\$13	\$14	\$15	\$15	\$16
b. Electric - AL Power	\$14	\$14	\$17	\$19	\$20	\$21	\$22
c. Electric - Dixie	\$11	\$11	\$13	\$14	\$15	\$16	\$17
d. Electric - Central AL	\$11	\$11	\$14	\$15	\$16	\$16	\$17
e. Propane	\$23	\$24	\$29	\$31	\$34	\$35	\$37
OTHER ELECTRIC (lighting, refrigerator, etc.)							
a. Alabama Power	\$55	\$60	\$66	\$75	\$85	\$94	\$103
b. Dixie Elec. Coop.	\$66	\$70	\$74	\$82	\$89	\$96	\$102
c. Central AL Elec. Coop.	\$98	\$101	\$106	\$113	\$121	\$128	\$135
WATER HEATING							
a. Natural Gas	\$13	\$17	\$21	\$29	\$37	\$44	\$53
b. Electric - AL Power	\$13	\$22	\$30	\$46	\$64	\$80	\$99
c. Electric - Dixie	\$10	\$16	\$23	\$35	\$48	\$61	\$75
d. Electric - Central AL	\$10	\$17	\$23	\$36	\$50	\$63	\$78
e. Propane	\$30	\$39	\$48	\$66	\$84	\$102	\$122
WATER							
a. Montgomery	\$51	\$51	\$51	\$74	\$101	\$128	\$155
b. Prattville	\$26	\$33	\$41	\$55	\$70	\$85	\$100
c. Millbrook	\$18	\$20	\$26	\$38	\$51	\$63	\$75
d. Wetumpka	\$27	\$34	\$41	\$55	\$69	\$82	\$96
e. Central Elmore	\$24	\$31	\$38	\$52	\$66	\$80	\$94
SEWER							
a. Montgomery	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water
b. Prattville	\$20	\$24	\$28	\$36	\$44	\$52	\$60
c. Millbrook	\$32	\$32	\$32	\$32	\$32	\$32	\$32
d. Wetumpka	\$28	\$36	\$43	\$58	\$73	\$88	\$103
TRASH COLLECTION							
a. Montgomery	\$32	\$32	\$32	\$32	\$32	\$32	\$32
b. Prattville	\$21	\$21	\$21	\$21	\$21	\$21	\$21
c. Millbrook	\$29	\$29	\$29	\$29	\$29	\$29	\$29
d. Wetumpka	\$28	\$28	\$28	\$28	\$28	\$28	\$28
e. Other	\$28	\$28	\$28	\$28	\$28	\$28	\$28
RANGE	\$5	\$5	\$5	\$5	\$5	\$5	\$5
REFRIGERATOR	\$6	\$6	\$6	\$6	\$6	\$6	\$6
BASE CHARGES *							
a. Spire	\$8	\$8	\$8	\$8	\$8	\$8	\$8

* Base Charges for electricity are included in the "OTHER ELECTRIC" category

ACTUAL FAMILY ALLOWANCES: (To be used by family to complete allowance. Complete below for Actual Unit Rented)	UTILITY OR SERVICE	PER MONTH	
NAME OF FAMILY	HEATING	\$	
	AIR CONDITIONING	\$	
	COOKING	\$	
	OTHER ELECTRIC	\$	
	WATER HEATING	\$	
	WATER	\$	
	SEWER	\$	
	TRASH COLLECTION	\$	
	RANGE	\$	
	REFRIGERATOR	\$	
	GAS BASE	\$	
	OTHER	\$	
	NUMBER OF BEDROOMS	TOTAL	\$

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT SECTION 8, EXISTING HOUSING ALLOWANCES FOR TENANT FURNISHED UTILITIES AND OTHER SERVICES						DATE 7/1/2026	
LOCALITY Montgomery Housing Authority						UNIT TYPE High Rise	
UTILITY OR SERVICE	MONTHLY DOLLAR ALLOWANCE						
	0-BR	1-BR	2-BR	3-BR	4-BR	5-BR	6-BR
HEATING							
a. Natural Gas	\$14	\$16	\$20	\$23	\$27	\$32	\$36
b. Electric - AL Power	\$16	\$21	\$28	\$36	\$43	\$53	\$62
c. Electric - Dixie	\$27	\$35	\$44	\$53	\$63	\$80	\$90
d. Electric - Central AL	\$28	\$36	\$46	\$55	\$66	\$82	\$93
e. Heat Pump - AL Power	\$10	\$12	\$17	\$21	\$25	\$31	\$37
f. Heat Pump - Dixie	\$16	\$21	\$26	\$31	\$37	\$47	\$54
g. Heat Pump - Central AL	\$17	\$21	\$27	\$32	\$39	\$49	\$56
h. Propane	\$34	\$39	\$48	\$57	\$65	\$77	\$87
AIR CONDITIONING							
a. Alabama Power	\$18	\$20	\$26	\$33	\$40	\$49	\$60
b. Dixie Elec. Coop.	\$14	\$16	\$20	\$25	\$30	\$37	\$46
c. Central AL Elec. Coop.	\$14	\$16	\$20	\$26	\$31	\$39	\$47
COOKING							
a. Natural Gas	\$10	\$11	\$13	\$14	\$15	\$15	\$16
b. Electric - AL Power	\$14	\$14	\$17	\$19	\$20	\$21	\$22
c. Electric - Dixie	\$11	\$11	\$13	\$14	\$15	\$16	\$17
d. Electric - Central AL	\$11	\$11	\$14	\$15	\$16	\$16	\$17
e. Propane	\$23	\$24	\$29	\$31	\$34	\$35	\$37
OTHER ELECTRIC (lighting, refrigerator, etc.)							
a. Alabama Power	\$55	\$60	\$66	\$75	\$85	\$94	\$103
b. Dixie Elec. Coop.	\$66	\$70	\$74	\$82	\$89	\$96	\$102
c. Central AL Elec. Coop.	\$98	\$101	\$106	\$113	\$121	\$128	\$135
WATER HEATING							
a. Natural Gas	\$13	\$17	\$21	\$29	\$37	\$44	\$53
b. Electric - AL Power	\$13	\$22	\$30	\$46	\$64	\$80	\$99
c. Electric - Dixie	\$10	\$16	\$23	\$35	\$48	\$61	\$75
d. Electric - Central AL	\$10	\$17	\$23	\$36	\$50	\$63	\$78
e. Propane	\$30	\$39	\$48	\$66	\$84	\$102	\$122
WATER							
a. Montgomery	\$51	\$51	\$51	\$74	\$101	\$128	\$155
b. Prattville	\$26	\$33	\$41	\$55	\$70	\$85	\$100
c. Millbrook	\$18	\$20	\$26	\$38	\$51	\$63	\$75
d. Wetumpka	\$27	\$34	\$41	\$55	\$69	\$82	\$96
e. Central Elmore	\$24	\$31	\$38	\$52	\$66	\$80	\$94
SEWER							
a. Montgomery	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water	Inc. w/water
b. Prattville	\$20	\$24	\$28	\$36	\$44	\$52	\$60
c. Millbrook	\$32	\$32	\$32	\$32	\$32	\$32	\$32
d. Wetumpka	\$28	\$36	\$43	\$58	\$73	\$88	\$103
TRASH COLLECTION							
a. Montgomery	\$32	\$32	\$32	\$32	\$32	\$32	\$32
b. Prattville	\$21	\$21	\$21	\$21	\$21	\$21	\$21
c. Millbrook	\$29	\$29	\$29	\$29	\$29	\$29	\$29
d. Wetumpka	\$28	\$28	\$28	\$28	\$28	\$28	\$28
e. Other	\$28	\$28	\$28	\$28	\$28	\$28	\$28
RANGE							
	\$5	\$5	\$5	\$5	\$5	\$5	\$5
REFRIGERATOR							
	\$6	\$6	\$6	\$6	\$6	\$6	\$6
BASE CHARGES *							
a. Spire	\$8	\$8	\$8	\$8	\$8	\$8	\$8
* Base Charges for electricity are included in the "OTHER ELECTRIC" category							
ACTUAL FAMILY ALLOWANCES: (To be used by family to complete allowance. Complete below for Actual Unit Rented)					UTILITY OR SERVICE	PER MONTH	
NAME OF FAMILY					HEATING	\$	
ADDRESS OF UNIT					AIR CONDITIONING	\$	
					COOKING	\$	
					OTHER ELECTRIC	\$	
					WATER HEATING	\$	
					WATER	\$	
					SEWER	\$	
					TRASH COLLECTION	\$	
					RANGE	\$	
					REFRIGERATOR	\$	
					GAS BASE	\$	
NUMBER OF BEDROOMS					OTHER	\$	
					TOTAL	\$	

A COMPARISON OF THE PROPOSED ALLOWANCES AND THE PRESENT ALLOWANCES

LOCALITY	Single											
	MONTHLY DOLLAR ALLOWANCE											
	0-BR		1-BR		2-BR		3-BR		4-BR		5-BR	
UTILITY OR SERVICE	Current	Proposed	Current	Proposed	Current	Proposed	Current	Proposed	Current	Proposed	Current	Proposed
HEATING												
a. Natural Gas	\$22	\$22	\$26	\$27	\$31	\$32	\$36	\$37	\$42	\$43	\$52	\$54
b. Electric - AL Power	\$34	\$34	\$44	\$44	\$55	\$55	\$65	\$65	\$78	\$78	\$100	\$100
c. Electric - Dixie	\$26	\$26	\$33	\$33	\$42	\$42	\$49	\$49	\$59	\$59	\$76	\$76
d. Electric - Central AL	\$25	\$27	\$33	\$35	\$41	\$43	\$48	\$51	\$58	\$61	\$74	\$79
e. Heat Pump - AL Power	\$20	\$20	\$26	\$26	\$32	\$32	\$38	\$38	\$46	\$46	\$59	\$59
f. Heat Pump - Dixie	\$15	\$15	\$20	\$20	\$24	\$24	\$29	\$29	\$35	\$35	\$45	\$45
g. Heat Pump - Central AL	\$15	\$16	\$19	\$20	\$24	\$25	\$28	\$30	\$34	\$36	\$44	\$46
h. Propane	\$53	\$54	\$63	\$65	\$76	\$78	\$87	\$90	\$102	\$105	\$127	\$131
AIR CONDITIONING												
a. Alabama Power	\$21	\$21	\$24	\$24	\$30	\$30	\$39	\$39	\$47	\$47	\$58	\$58
b. Dixie Elec. Coop.	\$16	\$16	\$18	\$18	\$23	\$23	\$30	\$30	\$35	\$35	\$44	\$44
c. Central AL Elec. Coop.	\$16	\$17	\$18	\$19	\$22	\$24	\$29	\$31	\$35	\$37	\$43	\$45
COOKING												
a. Natural Gas	\$10	\$10	\$10	\$11	\$12	\$13	\$13	\$14	\$14	\$15	\$15	\$15
b. Electric - AL Power	\$14	\$14	\$14	\$14	\$17	\$17	\$19	\$19	\$20	\$20	\$21	\$21
c. Electric - Dixie	\$11	\$11	\$11	\$11	\$13	\$13	\$14	\$14	\$15	\$15	\$16	\$16
d. Electric - Central AL	\$10	\$11	\$11	\$11	\$13	\$14	\$14	\$15	\$15	\$16	\$15	\$16
e. Propane	\$23	\$23	\$24	\$24	\$28	\$29	\$30	\$31	\$33	\$34	\$34	\$35
OTHER ELECTRIC												
a. Alabama Power	\$55	\$55	\$59	\$60	\$65	\$66	\$75	\$75	\$84	\$85	\$93	\$94
b. Dixie Elec. Coop.	\$66	\$66	\$70	\$70	\$74	\$74	\$82	\$82	\$89	\$89	\$96	\$96
c. Central AL Elec. Coop.	\$92	\$98	\$95	\$101	\$100	\$106	\$107	\$113	\$114	\$121	\$120	\$128
WATER HEATING												
a. Natural Gas	\$13	\$13	\$17	\$17	\$20	\$21	\$28	\$29	\$35	\$37	\$43	\$44
b. Electric - AL Power	\$13	\$13	\$22	\$22	\$30	\$30	\$46	\$46	\$64	\$64	\$80	\$80
c. Electric - Dixie	\$10	\$10	\$16	\$16	\$23	\$23	\$35	\$35	\$48	\$48	\$61	\$61
d. Electric - Central AL	\$10	\$10	\$16	\$17	\$22	\$23	\$34	\$36	\$47	\$50	\$60	\$63
e. Propane	\$30	\$30	\$38	\$39	\$47	\$48	\$64	\$66	\$81	\$84	\$98	\$102
WATER												
a. Montgomery	\$50	\$51	\$50	\$51	\$50	\$51	\$73	\$74	\$101	\$101	\$128	\$128
b. Prattville	\$19	\$26	\$26	\$33	\$33	\$41	\$47	\$55	\$61	\$70	\$75	\$85
c. Millbrook	\$17	\$18	\$19	\$20	\$25	\$26	\$37	\$38	\$48	\$51	\$60	\$63
d. Wetumpka	\$23	\$27	\$29	\$34	\$36	\$41	\$49	\$55	\$63	\$69	\$76	\$82
e. Central Elmore	\$24	\$24	\$31	\$31	\$38	\$38	\$52	\$52	\$66	\$66	\$80	\$80
SEWER												
a. Montgomery	\$20	\$20	\$24	\$24	\$28	\$28	\$36	\$36	\$44	\$44	\$52	\$52
b. Prattville	\$31	\$32	\$31	\$32	\$31	\$32	\$31	\$32	\$31	\$32	\$31	\$32
c. Millbrook	\$23	\$28	\$30	\$36	\$38	\$43	\$52	\$58	\$67	\$73	\$81	\$88
d. Wetumpka												
TRASH COLLECTION												
a. Montgomery	\$27	\$32	\$27	\$32	\$27	\$32	\$27	\$32	\$27	\$32	\$27	\$32
b. Prattville	\$21	\$21	\$21	\$21	\$21	\$21	\$21	\$21	\$21	\$21	\$21	\$21
c. Millbrook	\$27	\$29	\$27	\$29	\$27	\$29	\$27	\$29	\$27	\$29	\$27	\$29
d. Wetumpka	\$24	\$28	\$24	\$28	\$24	\$28	\$24	\$28	\$24	\$28	\$24	\$28
e. Other	\$26	\$28	\$26	\$28	\$26	\$28	\$26	\$28	\$26	\$28	\$26	\$28
RANGE												
	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5
REFRIGERATOR												
	\$6	\$6	\$6	\$6	\$6	\$6	\$6	\$6	\$6	\$6	\$6	\$6
BASE CHARGES												
a. Spire	\$8	\$8	\$8	\$8	\$8	\$8	\$8	\$8	\$8	\$8	\$8	\$8

COMPARISON OF 3 BR UNIT

All Electric with Alabama Power in Montgomery
 Natural gas heat, cooking, and water heater with Alabama Power in Montgomery
 Propane heat, cooking, and water heater with Alabama Power in Montgomery

Current	Proposed	\$ Difference	% Difference
\$355	\$361	\$6	2%
\$310	\$319	\$9	3%
\$406	\$418	\$12	3%