



Improving the Quality of Life of Families and Strengthen Communities

2025 Payment Standard Schedule Effective January 1, 2025

The payment standard generally sets the maximum subsidy payment a household can receive from PHA each month and is based on Small Area Fair Market Rents (SAFMRs) published annually by HUD. Under SAFMRs, PHAs use ZIP code-based fair market rents (FMR) to set payment standards, rather than relying on a single FMR for the entire metropolitan area. Payment Standards below are 105% of the 2025 HUD published Small Area Fair Markets Rent.

Group	Efficiency	One-Bedroom	Two-Bedroom	Three-Bedroom	Four-Bedroom	Five-Bedroom	Six-Bedroom	Zip Codes
1	\$1,460	\$1,596	\$1,859	\$2,499	\$2,793	\$3,212	\$3,631	85119, 85120, 85329, 85337, 85342, 85361, 85363, 85301, 85302, 85390, 85322, 85378, 85201, 85203, 85205
2	\$1,554	\$1,701	\$1,974	\$2,657	\$2,972	\$3,417	\$3,863	85351, 85354, 85204, 85210, 85345, 85375, 85335
3	\$1,596	\$1,754	\$2,037	\$2,741	\$3,066	\$3,526	\$3,986	85208, 85202, 85207
4	\$1,617	\$1,775	\$2,058	\$2,772	\$3,098	\$3,562	\$4,027	85127, 85213, 85323, 85373, 85236, 85385, 85380, 85269, 85299, 85320, 85327, 85372, 85376
5	\$1,754	\$1,922	\$2,237	\$3,014	\$3,360	\$3,864	\$4,368	85326, 85343, 85381, 85206, 85307
6	\$1,859	\$2,048	\$2,373	\$3,192	\$3,570	\$4,106	\$4,641	85353, 85283, 85392, 85264, 85374
7	\$1,901	\$2,090	\$2,426	\$3,266	\$3,654	\$4,202	\$4,750	85268, 85387, 85338, 85377, 85382
8	\$2,048	\$2,247	\$2,615	\$3,518	\$3,938	\$4,528	\$5,119	85234, 85233, 85295, 85340, 85395
9	\$2,163	\$2,373	\$2,793	\$3,759	\$4,179	\$4,806	\$5,433	85142, 85087, 85212, 85379, 85339, 85263
10	\$2,205	\$2,426	\$2,814	\$3,791	\$4,232	\$4,866	\$5,501	85388, 85297, 85396, 85296
11	\$2,363	\$2,594	\$3,014	\$4,053	\$4,536	\$5,216	\$5,897	85086, 85253, 85355, 85383
12	\$2,415	\$2,646	\$3,077	\$4,137	\$4,631	\$5,325	\$6,020	85298, 85331

The following page lists the cities included in each of the above Groups.



Group 1		Group 2		Group 3	
85119	Apache Junction	85351	Sun City, El Mirage	85208	Mesa
85120	Apache Junction	85354	Tonopah, Wintersburg	85202	Mesa
85329	Cashion	85204	Mesa	85207	Mesa
85337	Gila Bend	85210	Mesa		
85342	Morristown	85345	Peoria, Glendale, Sun City		
85361	Wittmann, Surprise, Buckeye	85375	Sun City West		
85363	Youngtown	85335	El Mirage, Surprise		
85301	Glendale, Peoria				
85302	Glendale				
85390	Wickenburg				
85322	Arlington				
85378	Surprise, Sun City, Sun City West				
85201	Mesa				
85203	Mesa				
85205	Mesa				

Group 4		Group 5		Group 6	
85127	Chandler Heights	85326	Buckeye, Goodyear	85353	Tolleson, Avondale
85213	Mesa	85343	Palo Verde	85283	Guadalupe
85323	Avondale	85381	Peoria, Glendale	85392	Avondale
85373	Sun City, Peoria	85206	Mesa, Gilbert	85264	Fort McDowell
85236	Gilbert	85307	El Mirage, Glendale	85374	Surprise
85385	Peoria				
85380	Peoria				
85269	Fountain Hills				
85299	Gilbert				
85320	Aguila, Gladden				
85327	Cave Creed				
85372	Sun City				
85376	Sun City West				

Group 7		Group 8		Group 9	
85268	Fountain Hills	85234	Gilbert	85142	Queen Creek, San Tan
85387	Surprise, Peoria	85233	Gilbert	85087	New River
85338	Goodyear, Avondale	85295	Gilbert	85212	Mesa
85377	Carefree	85340	Litchfield Park, Goodyear,	85379	Surprise, Glendale
85382	Peoria		Buckeye, Avondale	85339	Laveen
		85395	Goodyear	85263	Rio Verde

Group 10		Group 11		Group 12	
85388	Surprise	85086	New River	85298	Gilbert, Queen Creek
85297	Gilbert	85253	Paradise Valley	85331	Cave Cree, Carefree
85396	Buckeye, Surprise	85355	Waddell, Surprise		
85296	Gilbert	85383	Peoria		

Program Notes

All Tenant Based Voucher programs will adhere to this new payment standard schedule on the effective date above.

Reexamination Note:

For reexaminations with an effective date prior to the effective date of the new payment standard schedule, the old payment standard schedule will be used. For reexaminations that are effective on or after the effective date of the new payment standard schedule, the new payment standard schedule will be used.

New Admissions Note:

HAP contract effective dates on or after January 1, 2025, will adhere to this new payment standard schedule.

