

Utility Allowance Schedule January 1, 2027

Check Metered Electric

Residents of **Parkside Homes, Frederick Manor, and Douglas Court** pay basic electric. The city reads individual meters and bills the resident, and the resident pays the utility bill directly to the City. Rent = 30% of monthly adjusted income, minus the utility allowance.

HA Reads Meters

Residents of **Noland Village** pay excess electric to the Housing Authority. The HA receives an electric bill from the city for the entire community. The HA reads the meters monthly and bills resident for the overage.

Monthly Electrical Allowances in KWH

Average consumption based on Noland Village

Location	1 BR Average Consumption	\$	2 BR Average Consumption	\$	3 BR Average Consumption	\$	4 BR Average Consumption	\$	5 BR Average Consumption	\$
Parkside Homes	237	26.00	338	37.00	464	50.00	657	71.00	---	---
Frederick Manor	237	26.00	338	37.00	464	50.00	657	71.00	657	71.00
Douglass Court	237	26.00	338	37.00	464	50.00	657	71.00	657	71.00
Noland Village	---	---	338	37.00	464	50.00	657	71.00	657	71.00

- Parkside, Frederick Manor, Douglas Court & Noland Village= City Light residential rate: **0.10847**
- Noland Village utility allowances are adjusted to equal other similar communities.

MD 6-9 Scattered Sites (North Jonathan, East Avenue, East Franklin, Wakefield, Freemont, and Mitchell –451, 453, 455, 457)

Electric

2 BR

3BR

Period 1 – Nov/Dec/Jan/ Feb	1899 KWH/Mo.	2123
Period 2 – May/ June/ July/ Aug	763	957
Period 3 – Mar/Apr/Sept/ Oct	967	1129

- Rate \$ **0.10847** per KWH

Water/ Sewer

2 BR

3 BR

- Water **\$2.43** per 1000/gal plus **\$3.50** 13, 554 gal/qtr. 16,613 gal/qtr.
Sewer **\$7.83** per 1000/gal plus **\$10.73**

MD 6-10 Scattered Sites (Clarendon, Mitchell – 452, 454, 456, 458, 462, 464)

Columbia Gas reads meter and bills HA. HA charges resident for overage
City bills HA for electric and HA bills resident for overage.

Utility

2 BR

3 BR

Gas	37.76 CCF	43.17 CCF
Electric	443 KWH	450 KWH
Water/ Sewer	11,114 gal/ qtr	13,894 gal/ qtr

- Rates: Gas **\$1.7649** per CCF plus **\$16.50**; Electric **\$ 0.10847** per KWH; Water/ Sewer **\$10.26** per thousand gallons plus **\$42.69**/qtr.
(see breakdown below)

Water: **\$2.43** per 1000/gal plus **\$3.50**
Sewer: **\$7.83** per 1000/gal plus **\$10.73**

Excess Electric for Major Appliances in Potomac & Walnut Towers

Air Conditioner	\$9.00/per month in June, July, Aug. and Sept
Television	\$0.00 each TV (No longer charging residents as of 2/01/2024)
Freezer	\$7.00

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U.S Department of Housing and

Urban Development

Office of Public and Indian Housing

OMB Approval No. 2577-0169

exp. 04/30/2026

The following allowances are used to determine the total cost of tenant-furnished utilities and appliances.

Locality/PHA Hagerstown Housing Authority			Unit Type A Townhouse, Row, Garden				Date (mm/dd/yyyy) 01/01/27	
Utility or Service	Fuel Type	0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	
Heating	Natural Gas	32	42	59	72	85	107	
	Bottled Gas	116	152	216	265	311	393	
	Electric	49	62	87	106	127	157	
	Electric – Heat Pump	N/A	N/A	N/A	N/A	N/A	N/A	
	Fuel Oil	116	135	144	170	282	377	
	Other							
Cooking	Natural Gas	5	6	7	8	9	9	
	Bottled Gas	18	21	24	27	30	33	
	Electric	4	5	7	9	11	14	
	Other							
Other Electric		16	22	27	33	35	40	
Air Conditioning		8	11	13	17	21	24	
Water Heating	Natural Gas	10	14	16	19	22	24	
	Bottled Gas	37	49	58	70	79	88	
	Electric	18	24	31	35	36	43	
	Electric – Heat Pump	N/A	N/A	N/A	N/A	N/A	N/A	
	Fuel Oil	30	38	47	60	96	103	
Water		6	9	15	21	27	33	
Sewer		20	30	48	67	86	105	
Trash Collection		24	24	24	24	24	24	
Other – specify								
Range/Microwave		11	11	11	11	11	11	
Refrigerator		12	12	12	12	12	12	
Actual Family Allowances – May be used by the family to compute allowance while searching for a unit.					Utility/Service/Appliance		Allowance	
					Heating			
Head of Household Name					Cooking			
					Other Electric			
					Air Conditioning			
					Water Heating			
Unit Address					Water			
					Sewer			
					Trash Collection			
					Other			
Number of Bedrooms					Range/Microwave			
					Refrigerator			
					Total			

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Locality/PHA Hagerstown Housing Authority			Unit Type B End of Row, Semi-Detached				Date (mm/dd/yyyy) 01/01/27	
Utility or Service	Fuel Type	0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	
Heating	Natural Gas	37	48	68	83	98	123	
	Bottled Gas	134	177	247	305	356	451	
	Electric	58	74	105	126	151	183	
	Electric – Heat Pump	N/A	N/A	N/A	N/A	N/A	N/A	
	Fuel Oil	134	157	177	210	329	435	
	Other							
Cooking	Natural Gas	5	6	7	8	9	9	
	Bottled Gas	18	21	24	27	30	33	
	Electric	4	5	7	9	11	14	
	Other							
Other Electric		16	22	27	33	35	40	
Air Conditioning		10	12	15	20	24	29	
Water Heating	Natural Gas	10	14	16	19	22	24	
	Bottled Gas	37	49	58	70	79	88	
	Electric	18	24	31	35	36	43	
	Electric – Heat Pump	N/A	N/A	N/A	N/A	N/A	N/A	
	Fuel Oil	30	38	47	60	96	103	
Water		6	9	15	21	27	33	
Sewer		20	30	48	67	86	105	
Trash Collection		24	24	24	24	24	24	
Other – specify								
Range/Microwave		11	11	11	11	11	11	
Refrigerator		12	12	12	12	12	12	
Actual Family Allowances – May be used by the family to compute allowance while searching for a unit.					Utility/Service/Appliance		Allowance	
					Heating			
Head of Household Name					Cooking			
					Other Electric			
					Air Conditioning			
					Water Heating			
Unit Address					Water			
					Sewer			
					Trash Collection			
					Other			
					Range/Microwave			
Number of Bedrooms					Refrigerator			
					Total			

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Locality/PHA Hagerstown Housing Authority			Unit Type C Detached, Mobile Home				Date (mm/dd/yyyy) 01/01/27	
Utility or Service	Fuel Type	0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	
Heating	Natural Gas	42	55	77	94	111	139	
	Bottled Gas	152	201	280	344	405	509	
	Electric	67	86	120	144	164	207	
	Electric – Heat Pump	N/A	N/A	N/A	N/A	N/A	N/A	
	Fuel Oil	151	180	209	249	375	468	
	Other							
Cooking	Natural Gas	5	6	7	8	9	9	
	Bottled Gas	18	21	24	27	30	33	
	Electric	4	5	7	9	11	14	
	Other							
Other Electric		16	22	27	33	35	40	
Air Conditioning		11	14	18	21	27	33	
Water Heating	Natural Gas	10	14	16	19	22	24	
	Bottled Gas	37	49	58	70	79	88	
	Electric	18	24	31	35	36	43	
	Electric – Heat Pump	N/A	N/A	N/A	N/A	N/A	N/A	
	Fuel Oil	30	31	47	60	96	103	
Water		6	9	15	21	27	33	
Sewer		20	30	48	67	86	105	
Trash Collection		24	24	24	24	24	24	
Other – specify								
Range/Microwave		11	11	11	11	11	11	
Refrigerator		12	12	12	12	12	12	
Actual Family Allowances – May be used by the family to compute allowance while searching for a unit.					Utility/Service/Appliance		Allowance	
					Heating			
Head of Household Name					Cooking			
					Other Electric			
					Air Conditioning			
					Water Heating			
Unit Address					Water			
					Sewer			
					Trash Collection			
					Other			
					Range/Microwave			
Number of Bedrooms					Refrigerator			
					Total			

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Locality/PHA Hagerstown MD			Unit Type Detached, Mobile Home 6BR				Date (mm/dd/yyyy) 01/01/27	
Utility or Service	Fuel Type	0 BR	1 BR	2 BR	3 BR	4 BR	5 BR	
Heating	Natural Gas	168						
	Bottled Gas	613						
	Electric	255						
	Electric – Heat Pump	N/A						
	Fuel Oil	470						
	Other							
Cooking	Natural Gas	11						
	Bottled Gas	36						
	Electric	19						
	Other							
Other Electric		44						
Air Conditioning		43						
Water Heating	Natural Gas	27						
	Bottled Gas	97						
	Electric	55						
	Electric – Heat Pump	N/A						
	Fuel Oil	105						
Water		38						
Sewer		123						
Trash Collection		24						
Other – specify								
Range/Microwave		11						
Refrigerator		12						
Actual Family Allowances – May be used by the family to compute allowance while searching for a unit.					Utility/Service/Appliance		Allowance	
					Heating			
Head of Household Name					Cooking			
					Other Electric			
					Air Conditioning			
					Water Heating			
Unit Address					Water			
					Sewer			
					Trash Collection			
					Other			
Number of Bedrooms					Range/Microwave			
					Refrigerator			
					Total			