

# Payment Standards for Rental Assistance

Effective 1/1/2025

**FRESNO** VIBRANT  
QUALITY HOUSING COMMUNITIES  
ENGAGED RESIDENTS

## Payment Standards for 2025 have been updated!

### What are Payment Standards?

The Payment Standard is the maximum amount of rental assistance a family can receive and is based on the area's fair market rents (FMRs) and funding from the U.S. Department of Housing and Urban Development (HUD).



- This is *not* the maximum rent that landlords can charge.
- This is the maximum amount of rental assistance a family can receive, but the actual amount a family receives will vary based on the family's income and the specific unit they choose.

Please note: The amount of rent a landlord charges must be “reasonable” compared to similar unassisted rental units in the neighborhood with similar amenities.

### What are Small Area Fair Market Rents (SAFMRs)?

SAFMRs are average rent amounts based on the size of the rental unit (e.g., one-bedroom, two-bedroom) in specific zip codes. They help determine the amount of rental assistance families can receive, ensuring that the assistance better matches the actual rent costs in different neighborhoods. Fresno Housing uses SAFMRs to set Payment Standards for 15 zip codes within Fresno County (see chart below). For all other zip codes, the Agency uses traditional FMRs.

### Payment Standards by Zip Code (SAFMRs)

These charts show the Payment Standards for zip codes in Fresno County.

- The top chart lists the 15 zip codes using SAFMRs
- The smaller chart applies to all other zip codes in Fresno County.

These Payment Standards are designed to allow families access to modest, decent, safe and sanitary housing options across various neighborhoods within the City & County of Fresno.

PAYMENT STANDARDS EFFECTIVE 1/1/2025						
ZIP CODE	CITY	VOUCHER SIZE				
		0	1	2	3	4
93210	Coalinga	\$ 1,899	\$ 1,926	\$ 2,340	\$ 3,240	\$ 3,564
93611	Clovis	\$ 1,668	\$ 1,668	\$ 2,112	\$ 2,976	\$ 3,408
93612	Clovis	\$ 1,284	\$ 1,296	\$ 1,632	\$ 2,304	\$ 2,628
93619	Clovis	\$ 1,788	\$ 1,800	\$ 2,268	\$ 3,192	\$ 3,660
93625	Fowler	\$ 1,272	\$ 1,272	\$ 1,608	\$ 2,268	\$ 2,592
93626	Friant	\$ 1,776	\$ 1,788	\$ 2,268	\$ 3,204	\$ 3,636
93651	Prather	\$ 1,584	\$ 1,584	\$ 2,004	\$ 2,820	\$ 3,228
93667	Tollhouse	\$ 1,308	\$ 1,320	\$ 1,668	\$ 2,352	\$ 2,688
93704	Fresno	\$ 1,308	\$ 1,308	\$ 1,656	\$ 2,328	\$ 2,676
93711	Fresno	\$ 1,476	\$ 1,488	\$ 1,872	\$ 2,640	\$ 3,024
93720	Fresno	\$ 1,776	\$ 1,788	\$ 2,256	\$ 3,180	\$ 3,636
93722	Fresno	\$ 1,272	\$ 1,284	\$ 1,620	\$ 2,280	\$ 2,616
93723	Fresno	\$ 1,788	\$ 1,800	\$ 2,268	\$ 3,192	\$ 3,660
93730	Fresno	\$ 1,788	\$ 1,800	\$ 2,268	\$ 3,192	\$ 3,660
93737	Fresno	\$ 1,449	\$ 1,458	\$ 1,800	\$ 2,520	\$ 2,889

ALL OTHER ZIP CODES NOT LISTED ABOVE					
	0	1	2	3	4
\$	1,264	\$ 1,272	\$ 1,604	\$ 2,260	\$ 2,587

For more information, please visit our website and review the payment standards at [www.fresnohousing.org](http://www.fresnohousing.org)

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RESIDENTS

## PAYMENT STANDARDS EFFECTIVE 1/1/2025

ZIP CODE	CITY	VOUCHER SIZE										
		0	1	2	3	4	5	6	7	8	9	10
93210	Coalinga	\$ 1,899	\$ 1,926	\$ 2,340	\$ 3,240	\$ 3,564	\$ 4,099	\$ 4,633	\$ 5,168	\$ 5,702	\$ 6,237	\$ 6,772
93611	Clovis	\$ 1,668	\$ 1,668	\$ 2,112	\$ 2,976	\$ 3,408	\$ 3,919	\$ 4,430	\$ 4,942	\$ 5,453	\$ 5,964	\$ 6,475
93612	Clovis	\$ 1,284	\$ 1,296	\$ 1,632	\$ 2,304	\$ 2,628	\$ 3,023	\$ 3,416	\$ 3,811	\$ 4,205	\$ 4,600	\$ 4,993
93619	Clovis	\$ 1,788	\$ 1,800	\$ 2,268	\$ 3,192	\$ 3,660	\$ 4,210	\$ 4,758	\$ 5,308	\$ 5,856	\$ 6,406	\$ 6,954
93625	Fowler	\$ 1,272	\$ 1,272	\$ 1,608	\$ 2,268	\$ 2,592	\$ 2,981	\$ 3,370	\$ 3,758	\$ 4,147	\$ 4,536	\$ 4,925
93626	Friant	\$ 1,776	\$ 1,788	\$ 2,268	\$ 3,204	\$ 3,636	\$ 4,182	\$ 4,727	\$ 5,273	\$ 5,818	\$ 6,364	\$ 6,908
93651	Prather	\$ 1,584	\$ 1,584	\$ 2,004	\$ 2,820	\$ 3,228	\$ 3,712	\$ 4,196	\$ 4,681	\$ 5,165	\$ 5,649	\$ 6,133
93667	Tollhouse	\$ 1,308	\$ 1,320	\$ 1,668	\$ 2,352	\$ 2,688	\$ 3,091	\$ 3,494	\$ 3,898	\$ 4,301	\$ 4,704	\$ 5,107
93704	Fresno	\$ 1,308	\$ 1,308	\$ 1,656	\$ 2,328	\$ 2,676	\$ 3,078	\$ 3,479	\$ 3,881	\$ 4,282	\$ 4,684	\$ 5,084
93711	Fresno	\$ 1,476	\$ 1,488	\$ 1,872	\$ 2,640	\$ 3,024	\$ 3,478	\$ 3,931	\$ 4,385	\$ 4,838	\$ 5,292	\$ 5,746
93720	Fresno	\$ 1,776	\$ 1,788	\$ 2,256	\$ 3,180	\$ 3,636	\$ 4,182	\$ 4,727	\$ 5,273	\$ 5,818	\$ 6,364	\$ 6,908
93722	Fresno	\$ 1,272	\$ 1,284	\$ 1,620	\$ 2,280	\$ 2,616	\$ 3,008	\$ 3,401	\$ 3,793	\$ 4,186	\$ 4,578	\$ 4,970
93723	Fresno	\$ 1,788	\$ 1,800	\$ 2,268	\$ 3,192	\$ 3,660	\$ 4,210	\$ 4,758	\$ 5,308	\$ 5,856	\$ 6,406	\$ 6,954
93730	Fresno	\$ 1,788	\$ 1,800	\$ 2,268	\$ 3,192	\$ 3,660	\$ 4,209	\$ 4,758	\$ 5,307	\$ 5,856	\$ 6,405	\$ 6,954
93737	Fresno	\$ 1,449	\$ 1,458	\$ 1,800	\$ 2,520	\$ 2,889	\$ 3,323	\$ 3,756	\$ 4,190	\$ 4,622	\$ 5,056	\$ 5,489

ALL OTHER ZIP CODES NOT LISTED ABOVE											
0	1	2	3	4	5	6	7	8	9	10	
\$ 1,264	\$ 1,272	\$ 1,604	\$ 2,260	\$ 2,587	\$ 2,975	\$ 3,364	\$ 3,751	\$ 4,140	\$ 4,528	\$ 4,915	

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